

**CITY OF RIVIERA BEACH  
REGULAR CITY COUNCIL MEETING  
Wednesday, January 20, 2021  
6:00 p.m.**

PRESENT AT MEETING<sup>1</sup>:

MAYOR RONNIE FELDER

MAYOR FELDER

CHAIRPERSON JULIA A. BOTEL, DISTRICT 4

CHAIRPERSON BOTEL

CHAIR PRO TEM DOUGLAS A. LAWSON, DISTRICT 5

CHAIR PRO TEM LAWSON

COUNCILPERSON TRADRICK MCCOY, DISTRICT 1    COUNCILPERSON MCCOY

COUNCILPERSON SHIRLY D. LANIER, DISTRICT 3    COUNCILPERSON LANIER

COUNCILPERSON KASHAMBA MILLER- ANDERSON, DISTRICT 2  
COUNCILPERSON MILLER-ANDERSON

CITY MANAGER JONATHAN EVANS

CITY MANAGER EVANS

CITY CLERK CLAUDENE L. ANTHON

CITY CLERK ANTHONY

CITY ATTORNEY DAWN S. WYNN

CITY ATTORNEY WYNN

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<sup>1</sup> List of City Employees, Public Speakers and Others on Page 208

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**CITY OF RIVIERA BEACH  
PALM BEACH COUNTY, FLORIDA  
MINUTES OF THE CITY COUNCIL MEETING  
HELD JANUARY 20, 2021, 6:00 p.m.**

(The following may contain unintelligible or misunderstood words due to the recording quality.)

[Starts in nine minutes]

**CALL TO ORDER**

**Chairperson Botel:** I call to order the Regular City Council meeting for January 20<sup>th</sup>. The time is 7:00 p.m.

**ROLL CALL**

**Chairperson Botel:** Madam Clerk, please call the roll.

**City Clerk Anthony:** Mayor Ronnie Felder?

**Mayor Felder:** Here.

**City Clerk Anthony:** Chairperson Julia Botel?

**Chairperson Botel:** Here.

**City Clerk Anthony:** Chair Pro Tem Douglas Lawson?

**Chair Pro Tem Lawson:** Here.

**City Clerk Anthony:** Councilperson Tradrick McCoy?

**Councilperson McCoy:** Here.

**City Clerk Anthony:** Councilperson KaShamba Miller-Anderson?

**Councilperson Miller-Anderson:** Present.

**City Clerk Anthony:** Councilperson Shirley Lanier?

**Councilperson Lanier:** Here.

**City Clerk Anthony:** City Manager Jonathan Evans?

**City Manager Evans:** Present.

**City Clerk Anthony:** City Clerk Claudene Anthony is present. City Attorney Dawn Wynn?

30 **City Attorney Wynn:** Here.

31 **City Clerk Anthony:** Thank you, Madam Chair.

32 **Chairperson Botel:** Thank you.

33 **INVOCATION**

34 **PLEDGE OF ALLEGIANCE**

35 **Chairperson Botel:** We've already had the moment of silence and the Pledge of  
36 Allegiance at our previous meeting.

37 **Chairperson Botel:** ANY PERSON WHO WOULD LIKE TO SPEAK ON AN  
38 AGENDA ITEM, PLEASE COMPLETE A PINK PUBLIC COMMENT CARD LOCATED  
39 AT THE FRONT DESK PRIOR TO THE ITEM BEING TAKEN UP BY CITY COUNCIL  
40 FOR DISCUSSION. MEMBERS OF THE PUBLIC WILL BE GIVEN A TOTAL OF  
41 THREE MINUTES TO SPEAK ON ALL ITEMS LISTED ON THE CONSENT AGENDA,  
42 AND THREE MINUTES TO SPEAK ON EACH REGULAR ITEM. THE TIME LIMIT FOR  
43 PUBLIC COMMENT MAY BE REDUCED BY A VOTE OF THE CITY COUNCIL BASED  
44 ON THE VOLUMINOUS NATURE OF PUBLIC COMMENT CARDS. IN NO EVENT  
45 WILL ANYONE BE ALLOWED TO SUBMIT A COMMENT CARD TO SPEAK ON AN  
46 AGENDA ITEM AFTER THE RESOLUTION IS READ OR THE ITEM IS CONSIDERED.

47 **AGENDA APPROVAL**

48 **ADDITIONS, DELETIONS, SUBSTITUTIONS**

49 **Chairperson Botel:** Do we have any additions, deletions, or substitutions?

50 **City Manager Evans:** Yes, Madam Chair. We have one addition. If the Clerk can  
51 read that into the record, and then I would like to pull Item 14, and schedule that for a  
52 subsequent discussion for the Board.

53 **City Clerk Anthony:** Madam Chair, Members of the Board, printed on the addition,  
54 deletion, substitution, and revision sheet is Item No. 19. A discussion by City Manager  
55 regarding COVID-19 vaccine funding request.

56 In addition, Madam Chair, Members of the Board...

57 **Councilperson McCoy:** We can't hear you.

58 **Chairperson Botel:** Could you take off your mask just to sp'.., if you don't mind. I,  
59 I... Thank you.

60 **City Clerk Anthony:** On the addition, deletion, substitution, and revision sheet, we  
61 have one Item listed. Item No. 19 regarding a COVID-19 vaccine funding request.

62 In addition, Madam Chair and Members of the Board, you all were provided with a  
63 community benefits request from the Office of Councilperson Botel, that is suited..., slated  
64 to be added to the Consent Agenda.

65 **Chairperson Botel:** Thank you. Any other additions, deletions, or substitutions?

66 **Councilperson Miller-Anderson:** Madam Chair?

67 **Chairperson Botel:** Yes. You're recognized, Commissioner Miller-Anderson.

68 **Councilperson Miller-Anderson:** Is someone going to read into the record what  
69 that community benefits? I don't have it.

70 **Chairperson Botel:** Madam Clerk.

71 **City Clerk Anthony:** Madam Chair, Members of the Board, the community benefits  
72 request is coming from the Office of Councilperson Botel for Lisa's Little Wonders Youth  
73 Enrichment Program. The legal name for the organization is Lisa's Little Wonders Youth  
74 Enrichment Program, Inc., in the amount of \$2,000.

75 **Chairperson Botel:** Thank you. Any other additions...

76 **Councilperson Miller-Anderson:** Madam Chair?

77 **Chairperson Botel:** Yes. Go ahead.

78 **Councilperson Miller-Anderson:** So, that number will be what, 8B? 8..., I'm sorry,  
79 8A?

80 **Chairperson Botel:** Madam Clerk.

81 **City Clerk Anthony:** Madam Chair and Members of the Board, that number will be  
82 8A.

83 **Councilperson Miller-Anderson:** And has this gone before the..., this is a new  
84 business that has never come..., new organization that has never come before the Board.  
85 Has it been verified already through Finance and Legal?

86 **Chairperson Botel:** Yes. Mr. Sherman, has it gone through your office?

87 **Councilperson Miller-Anderson:** Because I know we add them, but typically we  
88 add..., if we add, it's easier for those organizations that have received funds from us  
89 before, but I just..., I don't recall this one. It seems brand new to me.

90 **City Clerk Anthony:** Madam Chair, Members of the Board, in the backup  
91 information, I see that a Certificate of Exemption has been provided, the W-9 has been  
92 provided, and a business plan has been provided. And...

93 **Councilperson Miller-Anderson:** Are they based in Riviera Beach?

94 **Chairperson Botel:** Yes.

95 **City Clerk Anthony:** The address listed on the Certificate of Exemption, as well as  
96 the application, is 1551 West 13<sup>th</sup> Street, Riviera Beach, Florida 33404.

97 **Councilperson Miller-Anderson:** Okay. Thank you. And it's Lisa Little Wonders  
98 Youth? I'm sorry. I don't have a copy of it, so if somebody...

99 **Chairperson Botel:** Sure.

100 **Councilperson Miller-Anderson:** ...could email that to me, that would be great.

101 **Chairperson Botel:** Lisa's Little Wonders Youth Enrichment Program.

102 **Councilperson Miller-Anderson:** Okay. Thank you.

103 **Chairperson Botel:** Thank you. Any other additions, deletions or substitutions?  
104 Why is... Sorry.

105 **DISCLOSURES**

106 **Chairperson Botel:** Do we have any, any disclosures by Council? [Pause]. I have  
107 a disclosure. I unintentionally responded all to an email that included Members of the  
108 City Council. I did not realize the email included Members of the City Council, no on  
109 responded to the email. To my knowledge, I don't even know if anyone saw the email,  
110 and I referred this error on my part to the Ethics Commission, who referred me to the  
111 State Attorney. I did that in, in the abundance of caution.

112 Any other disclosures? [Pause]. Okay.

113 **ADOPTION OF AGENDA**

114 **Chairperson Botel:** Would someone care to make a motion to adopt the Agenda?

115 **Councilperson Lanier:** So moved.

116 **Chair Pro Tem Lawson:** Second.

117 **Chairperson Botel:** The Agenda has been moved and seconded. Madam Clerk.

118 **City Clerk Anthony:** Councilperson McCoy?

119 **Councilperson McCoy:** Yes.

120 **City Clerk Anthony:** Councilperson Miller-Anderson?

121 **Chair Pro Tem Lawson:** Yes.

122 **City Clerk Anthony:** Council'...

123 **Councilperson Miller-Anderson:** Yes.

124 **City Clerk Anthony:** ...person Lanier?

125 **Councilperson Miller-Anderson:** Didn't you say Miller-Anderson? Is she there?

126 **City Clerk Anthony:** I said Miller-Anderson, Councilperson Miller-Anderson.

127 **Councilperson Miller-Anderson:** Oh, I thought I heard Mr. Lawson...

128 **City Clerk Anthony:** You did.

129 **Councilperson Miller-Anderson:** Yes. Okay.

130 **Chair Pro Tem Lawson:** [Inaudible].

131 **Councilperson Miller-Anderson:** Thank you, Mr. Lawson.

132 **Chair Pro Tem Lawson:** You're welcome.

133 [Chuckles]

134 **City Clerk Anthony:** Pro Tem Lawson?

135 **Chair Pro Tem Lawson:** Here.

136 **City Clerk Anthony:** Chair Botel?

137 **Chairperson Botel:** Yes.

138 **Chairperson Botel:** **ALL MATTERS LISTED UNDER ITEM ARE CONSIDERED**  
139 **TO BE ROUTINE AND ACTION WILL BE TAKEN BY ONE MOTION. THERE WILL BE**  
140 **NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A COUNCILPERSON SO**  
141 **REQUESTS, IN WHICH EVENT, THE ITEM WILL BE REMOVED FROM THE**  
142 **GENERAL ORDER OF BUSINESS AND CONSIDERED IN ITS NORMAL SEQUENCE**  
143 **ON THE AGENDA.**

144 **MINUTES**

- 145 **1. JULY 18, 2020 REIMAGINE RIVIERA BEACH WORKSHOP MINUTES**
- 146 **CLAUDENE L. ANTHONY, CITY CLERK, 561-845-4090**
- 147 **2. NOVEMBER 18, 2020 CITY COUNCIL PARLIAMENTARIAN PROCEDURES**  
148 **TRAINING MINUTES**
- 149 **CLAUDENE L. ANTHONY, CITY CLERK, 561-845-4090**
- 150 **3. DECEMBER 2, 2020 CITY COUNCIL MEETING MINUTES**

151 CLAUDENE L. ANTHONY, CITY CLERK, 561-845-4090

152 4. DECEMBER 16, 2020 CITY COUNCIL MEETING MINUTES

153 CLAUDENE L. ANTHONY, CITY CLERK, 561-845-4090

154 **BOARD APPOINTMENTS**

155 **RESOLUTIONS**

156 7. RESOLUTION NUMBER 03-21 A RESOLUTION OF THE CITY COUNCIL OF  
157 THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AUTHORIZING  
158 SETTLEMENT OF THE WORKERS' COMPENSATION CLAIMS OF KENNETH C.  
159 THOMAS V. CITY OR RIVIERA BEACH POLICE DEPARTMENT, OJCC CLAIM NOS.:  
160 14-023877CJS AND 15-006810CJS; AUTHORIZING GALLAGHER BASSETT  
161 SERVICES, INC. TO MAKE PAYMENT IN THE AMOUNT OF THREE HUNDRED  
162 THIRTY-TWO THOUSAND DOLLARS (\$332,000) AS FULL AND COMPLETE  
163 SETTLEMENT OF BOTH CLAIMS; AND PROVIDING AN EFFECTIVE DATE.

164 DAWN S. WYNN, CITY ATTORNEY, 561-845-4068

165 8. RESOLUTION NUMBER 07-21 A RESOLUTION OF THE CITY COUNCIL OF  
166 THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, APPROVING  
167 AGREEMENTS WITH FLORIDA POWER AND LIGHT FOR INSTALLATION AND  
168 PUBLIC ACCESS TO ELECTRIC VEHICLE CHARGING STATIONS AND  
169 AUTHORIZING THE CITY MANAGER TO EXECUTE SAME; AND PROVIDING AN  
170 EFFECTIVE DATE.

171 RICHARD BLANKENSHIP, PARKS & RECREATION DIRECTOR, 561-845-4070

172 **COMMUNITY BENEFITS**

173 **Chairperson Botel:** Does anyone care to pull an Item from the Consent Agenda?

174 **Chair Pro Tem Lawson:** Madam Chair?

175 **Chairperson Botel:** You're recognized, Mr. Lawson.

176 **Chair Pro Tem Lawson:** Thank you, Madam Chair. I wanna pull Items 5 and 6 from  
177 the Agenda.

178 **Councilperson McCoy:** Can you call those Items out? I'm having difficulty navigating.

179 **Chair Pro Tem Lawson:** Sorry. Item 5 is Resolution No. 01-21. This is the Resolution  
180 for the Advisory Board.

181 **Chairperson Botel:** [Inaudible].

182 **Chair Pro Tem Lawson:** And, No. 6 is Resolution No. 02-21, is the City Manager's  
183 rehab with Allstate., All-Site Construction.

184 **Chairperson Botel:** Okay. Thank you.

185 **Councilperson Lanier:** What is the issue with the Item?

186 **Chairperson Botel:** Items 5 and 6. Item 5 is the Resolution regarding the  
187 reappointment of members to the Recreation Board. And, Item 6 is the Resolution to  
188 allow All-Site Construction to renovate the second floor of City Hall.

189 **Councilperson Lanier:** So they're being pulled?

190 **Chairperson Botel:** Yes.

191 **Councilperson Lanier:** Okay.

192 **Chairperson Botel:** Anything else?

193 **Councilperson McCoy:** Madam Chair?

194 **Chairperson Botel:** You're recognized.

195 **Councilperson McCoy:** Can you clarify they're being pulled off of Consent?

196 **Chairperson Botel:** Yes. Pulled off Consent, put on the regular Agenda.

197 **Councilperson McCoy:** Madam Chair, I move to pass Consent, if there's no other  
198 Members requesting anything off of it.

199 **Chairperson Botel:** Thank you. Do we have a second?

200 **Chair Pro Tem Lawson:** Second.

201 **Councilperson Miller-Anderson:** Second.

202 **Chairperson Botel:** Thank you. The Consent Agenda has been moved and  
203 seconded. If you approve, vote yes. If not,, not, vote no. Madam Clerk.

204 **City Clerk Anthony:** Madam Chair, Members of the Board, we do not have any  
205 public comment cards on the Consent Agenda. The acceptance of public comment cards  
206 on the Consent Agenda is now closed.

207 Councilperson Miller-Anderson?

208 **Councilperson Miller-Anderson:** Yes, ma'am.

209 **City Clerk Anthony:** Councilperson Lanier?



210 **Councilperson Lanier:** Yes.

211 **City Clerk Anthony:** Councilperson McCoy?

212 **Councilperson McCoy:** Yes.

213 **City Clerk Anthony:** Pro Tem Lawson?

214 **Chair Pro Tem Lawson:** Yes.

215 **City Clerk Anthony:** Chair Botel?

216 **Chairperson Botel:** Yes.

217 **City Clerk Anthony:** Unanimous vote.

218 **END OF CONSENT AGENDA**

219 **5. Chairperson Botel:** Item No. 5.

220 **City Clerk Anthony:** **RESOLUTION NUMBER 01-21 A RESOLUTION OF THE**  
 221 **CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY,**  
 222 **FLORIDA, AUTHORIZING THE REAPPOINTMENT OF MEMBERS TO THE**  
 223 **RECREATION ADVISORY BOARD.**

224 **RICHARD BLANKENSHIP, PARKS & RECREATION DIRECTOR, 561-845-4070**

225 **Chairperson Botel:** Mr. City Manager, do we have a presentation?

226 **City Manager Evans:** Yes, Ma'...

227 **City Clerk Anthony:** Ma'... Madam Chair, we need a motion put on place on the  
 228 [inaudible].

229 **Chairperson Botel:** I'm sorry. Could someone..., would someone care to make a  
 230 motion that we approve the reappointment of members to the Recreation Advisory Board?

231 **Councilperson McCoy:** So moved.

232 **Chairperson Botel:** Do we have a second?

233 [Pause]

234 **Chair Pro Tem Lawson:** Second.

235 **Councilperson Miller-Anderson:** Second.

236 **Chairperson Botel:** Thank you. The motion has been approved and seconded.  
 237 Mr. Evans, do we have a presentation?

238 **City Manager Evans:** Yes, Madam Chair. If I can have Director of Parks &  
239 Recreation, Richard Blankenship, make this presentation.

240 **Parks & Recreation Director Blankenship:** Good evening, Council. Richard  
241 Blankenship, Parks & Recreation Director, here to answer any questions you may have  
242 about the reappointment of our Recreation Advisory Board.

243 **Chair Pro Tem Lawson:** Thank you. Madam Chair?

244 **Chairperson Botel:** You're recognized.

245 **Chair Pro Tem Lawson:** Mr. Blankenship, when was the Recreation Advisory Board  
246 created?

247 **Parks & Recreation Director Blankenship:** 2017. Well, I take that back. It was  
248 created way before that.

249 **Chair Pro Tem Lawson:** Mhmm.

250 **Parks & Recreation Director Blankenship:** We resat the Board in 2017...,  
251 reappointed'... Or, appointed a new Board, in 2017.

252 **Chair Pro Tem Lawson:** 2017. And, colleagues, just to the point, I was looking and  
253 had conversations with Staff in reference to the Advisory Board. And, and not disbanding  
254 or allowing for the current members to be.., allowing for the current members to be  
255 reappointed, but also looking to possibly increase the Board. [Inaudible] no fresh eyes.  
256 There's some new Council here from 2017, I think everyone except for Ms. Miller-  
257 Anderson, so I was asking my colleagues if they would have an interest to entertain  
258 increasing the Board by four members, to account for the four new Board'.., the four new  
259 Council Members and our Mayor?

260 **Councilperson Lanier:** Madam Chair?

261 **Chairperson Botel:** You're recognized, Councilwoman Lanier.

262 **Councilperson Lanier:** What is the current number you have?

263 **Parks & Recreation Director Blankenship:** Seven.

264 **Councilperson Lanier:** Seven? I have no opposition to increasing the members.

265 **Chairperson Botel:** Mr. McCoy, you're recognized.

266 **Councilperson McCoy:** I'm not sure I heard Councilman Lawson, what he suggested.

267 **Chair Pro Tem Lawson:** Increasing the Advisory Board so that we could add additional  
268 members to the Board, to assist with the Parks & Rec Advisory Board.

269 **Councilperson McCoy:** Follow up.

270 **Chairperson Botel:** You're recognized.

271 **Councilperson McCoy:** So, Mr. Blankenship. Thank you. I guess, what I'm not clear  
272 on, all seen members' terms expire at the same point? There's no staggered terms?

273 **Parks & Recreation Director Blankenship:** No. Not in the present bylaws. And that  
274 was one thing that the Advisory Board was working on is reworking and updating the  
275 bylaws. So they.., they're not necessarily staggered.

276 **Councilperson McCoy:** [Stammer].., Madam Attorney, so, the bylaws, if I'm not  
277 mistaken, would dictate the function and operation of the actual Board meetings, but the  
278 appointments is a function that's done by, I think a Ordinance or a Resolution. The...

279 **Parks & Recreation Director Blankenship:** They are mentioned in the Ordinance,  
280 and they're also mentioned in the bylaws.

281 **Councilperson McCoy:** The.., that...

282 **Parks & Recreation Director Blankenship:** The...

283 **Councilperson McCoy:** That all members' terms expire?

284 **Parks & Recreation Director Blankenship:** One-year terms. Right.

285 **Councilperson McCoy:** Right. But...

286 **Parks & Recreation Director Blankenship:** You, you'd have to go back to 2016 and  
287 '17, when it took us a little while to get seven people seated. So, it, it was not as clean  
288 as.., we had a, a certain amount come on in one date, and then another equal amount  
289 come on at another date so that they would naturally, as I think the bylaws intended, have  
290 some staggered reappointment. It just.., it, you know, the way the timing worked out,  
291 it's.., they're not staggered, they're pretty much all at the same time.

292 So, what we're asking, you know, adding four members is, is one thing, the, the  
293 asking of the reappointment was so that we can get through.., we're in the midst of the  
294 Master Plan review, and the Master Plan discussion, and the bylaws. And, keeping this  
295 group together has been very important to get Parks & Recreation back into the  
296 community. Some excitement about it. So, I, I wanted to have some continuity through  
297 the, through the master planning process.

298 **Councilperson McCoy:** Follow up.

299 **Chairperson Botel:** Go ahead.

300 **Councilperson McCoy:** How often do you meet, Mr. Blankenship?

301 **Parks & Recreation Director Blankenship:** Well, we.., before the pandemic, we were  
302 meeting every other month.

303 **Councilperson McCoy:** Okay. I'm okay with that. Actually, I'm a little hesitant with  
304 that because, you know, it's good to add more members to the Board, but if you really  
305 wanna participate, these meetings are always open to the public. But, it has to be, you  
306 know, you got seven members. I don't any advisory board members that..., any advisory  
307 board that had more than seven. You know, P&Z, even the Charter Review had seven,  
308 and then two alternates. I'm okay if we're gonna open it up to alternate members, but to  
309 have seven, or any more than seven regular voting members, creates..., seems like, to  
310 me, a lot.

311 And, if that is the pleasure of the Board, I would ask that you reconsider  
312 reconstitution that they are staggered terms because I've seen it before where, in the  
313 event that some members resign and, God forbid, and I certainly am not suggesting that  
314 this is gonna happen but, I've served on the P&Z maybe seven years and I had to get off  
315 because we had a lot of members that had passed away and I thought my turn was  
316 coming up next.

317 [Chuckle]

318 **Councilperson McCoy:** ..so [chuckle]... But, you know, you don't wanna get in a  
319 situation where you don't have enough members to constitute a quorum and everyone's  
320 term is ending at the same one.

321 So, I'd be open to supporting that. I just would like that we constitu'..., constitute  
322 the Board to have staggered terms, Councilman Lawson.

323 I yield.

324 **Chair Pro Tem Lawson:** Madam Chair?

325 **Chairperson Botel:** Go ahead.

326 **Chair Pro Tem Lawson:** Yeah. I would be in support of the staggered terms,  
327 increasing the Board members is something that I would like us to see happen with this  
328 current Board.

329 **Parks & Recreation Director Blankenship:** If I could suggest, if we do the increase,  
330 then the first order of business is for us to come back as an Advisory Board to you with  
331 the suggested staggered terms. And, and upgrades to the, to the bylaws, to include that.

332 **Chair Pro Tem Lawson:** So, Madam Chair, I move to inc'...

333 **Chairperson Botel:** [Stammer] I have...

334 **Chair Pro Tem Lawson:** Oh, I'm sorry.

335 **Chairperson Botel:** Just... Okay.

336 **Chair Pro Tem Lawson:** ...Go ahead, Madam Chair.

337 **Chairperson Botel:** Are the members of the Board appointed by District?

338 **Parks & Recreation Director Blankenship:** No. They're overall appointed.

339 **Chairperson Botel:** Okay. So, each District doesn't have an allocation for...

340 **Parks & Recreation Director Blankenship:** No.

341 **Chairperson Botel:** ...Board... Okay. Okay. How do you feel, just from the point  
342 of view of operation'.., operational... I mean, do you feel the.., an eleven-member  
343 Board... Is that what you're looking for, Mr...

344 **Chair Pro Tem Lawson:** Yes, Madam...

345 **Chairperson Botel:** ...that an eleven-member Board is unwieldy or something...

346 **Parks & Recreation Director Blankenship:** No. Not at all. I think that's fine.

347 **Chairperson Botel:** You think it's fine? Okay. Then, go ahead and make... Mr...

348 **Councilperson McCoy:** So...

349 **Chairperson Botel:** ...McCoy.

350 **Councilperson McCoy:** So, Mr.., Councilman Lawson, will they all be regular  
351 members, or would you have an alternate.., would you have alternates? I mean, I guess,  
352 a part of the di'... Do we set the direction, Ms. Wynn? Or, do we allow them to bring  
353 back a proposed... I think that we should let them bring back a proposal how they think  
354 it works best for them, 'cause I don't want to be too presumptuous. So, if they bring  
355 back... I just was thinking that maybe there perhaps should be maybe two alternates?

356 **Chair Pro Tem Lawson:** Hmm.

357 **Councilperson McCoy:** You know, or something like that. So, but...

358 **Chair Pro Tem Lawson:** So...

359 **Councilperson McCoy:** ...but I think if they go back and do then, you know, we can...

360 **Chairperson Botel:** Yeah.

361 **Chair Pro Tem Lawson:** So, it's...

362 **Councilperson McCoy:** ...they know what's best for them.

363 **Chair Pro Tem Lawson:** Madam Chair?

364 **Chairperson Botel:** Go ahead.

365 **Chair Pro Tem Lawson:** So, Mr. Blankenship, if you could just bring a proposal back  
366 with an eleven-member Board, with staggered terms, and just bringing that information  
367 for us for the next meeting, to allow for us to vote and get it.., get the applications going  
368 out.

369 **Parks & Recreation Director Blankenship:** Do we have direction to go and advertise  
370 for four new members or you would rather wait 'til...

371 **Councilperson McCoy:** Well, I think you can amend to...

372 **Chairperson Botel:** Why don't you...

373 **Councilperson McCoy:** ...include that.

374 **Chairperson Botel:** Why don't you base that.., when you bring the proposal back,  
375 then we'll go ahead with advertising.

376 **Parks & Recreation Director Blankenship:** Okay.

377 **Chair Pro Tem Lawson:** Yeah. Thank you.

378 **Chairperson Botel:** Anything else? [Pause]. Okay. So, we don't... Are we voting  
379 on this Resolution as is? Yes. Okay. Madam Clerk.

380 **City Clerk Anthony:** Council'...

381 [Inaudible background]

382 **City Clerk Anthony:** Councilperson Lanier?

383 **Councilperson Lanier:** Yes.

384 **City Clerk Anthony:** Councilperson McCoy?

385 **Councilperson McCoy:** Yes.

386 **City Clerk Anthony:** Councilperson Miller-Anderson?

387 **Councilperson Miller-Anderson:** Yes.

388 **City Clerk Anthony:** Pro Tem Lawson?

389 **Chair Pro Tem Lawson:** Yes.

390 **City Clerk Anthony:** Chair Botel?

391 **Chairperson Botel:** Yes.

392 **City Clerk Anthony:** Unanimous vote.

393 **Chairperson Botel:** That's a unanimous vote.

394 **Parks & Recreation Director Blankenship:** Thank you.

395 **6. Chairperson Botel:** Item No...

396 **Chair Pro Tem Lawson:** Thank you.

397 **Chairperson Botel:** 6.

398 **City Clerk Anthony:** **RESOLUTION NUMBER...**

399 **Chairperson Botel:** Thank you, Mr. Blankenship.

400 **City Clerk Anthony:** ...02-21 A RESOLUTION OF THE CITY COUNCIL OF THE  
401 CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AUTHORIZING A  
402 CHANGE ORDER TO RESOLUTION 109-20 TO ALLOW ALL-SITE CONSTRUCTION,  
403 INC., OF WEST PALM BEACH, FLORIDA TO RENOVATE THE SECOND FLOOR OF  
404 CITY HALL IN THE AMOUNT OF \$48,676; BRINGING THE TOTAL SCOPE OF WORK  
405 TO \$98,452; AUTHORIZING THE CITY MANAGER TO APPROVE CHANGE ORDERS  
406 UP TO TEN PERCENT (10%); AUTHORIZING THE DIRECTOR OF FINANCE AND  
407 ADMINISTRATIVE SERVICES TO MAKE PAYMENT FOR SAME FROM PROJECT  
408 NUMBER 18010 AND PROVIDING AN EFFECTIVE DATE.

409 **TERRENCE BAILEY, PUBLIC WORKS DIRECTOR, 561-845-4080**

410 **Chairperson Botel:** Would someone care to make a motion...

411 **Councilperson Miller-Anderson:** So moved.

412 **Chairperson Botel:** ...to... Thank you. Anyone second? [Pause]. Do we have a  
413 second?

414 **Chair Pro Tem Lawson:** Second.

415 **Chairperson Botel:** Thank you. Mr. Evans, do you have a presentation?

416 **City Manager Evans:** Madam Chair, if I can have Mr. Bailey, Director of Public  
417 Works, present this Item.

418 **Acting Director of Public Works Bailey:** Terrence Bailey, Director of Public  
419 Works, here to answer any questions you may have.

420 **Chair Pro Tem Lawson:** Thank you. Madam Chair?

421 **Chairperson Botel:** You're recognized.

422 **Chair Pro Tem Lawson:** Mr. Bailey, in the Resolution, there's the amount of \$48,676,  
423 and there's a discrepancy 'cause the amount that we approved on 11-18 was \$49,776.

424 **Acting Director of Public Works Bailey:** I apologize. Then, that would be my  
425 error.

426 **Chair Pro Tem Lawson:** Okay. [Pause]. The change order that's before us tonight,  
427 was the design changed after the solicitation went out?

428 **Acting Director of Public Works Bailey:** Yes.

429 **Chair Pro Tem Lawson:** Okay. And, this scope is over a hundred percent change.  
430 Does that require the solicitation, or the bid, to go back out or is that something normal  
431 that we see, with a hundred percent change order?

432 **Acting Director of Public Works Bailey:** I believe that would be more of a  
433 Procurement question, if there's a specific statute or rule that requires a rebid, based on  
434 the percentage of deviation from the original solicitation.

435 **Chair Pro Tem Lawson:** Okay. Madam Chair?

436 **Chairperson Botel:** You're recognized.

437 **Chair Pro Tem Lawson:** If I can ask a question for Mr. Evans?

438 **Chairperson Botel:** Go ahead. Mr. Evans.

439 **Chair Pro Tem Lawson:** Mr. Evans, the Procurement Director, I didn't see Ms. Pemsel.  
440 Is she here tonight or?

441 **City Manager Evans:** She's attending remote. Ms. Pemsel, are you there?

442 **Procurement Director Pemsel:** Yes. I'm here. Good evening everyone.

443 **Chair Pro Tem Lawson:** Good evening. Ms. Pemsel, did you hear the question in  
444 reference to the change? This hundred percent change in the Item?

445 **Procurement Director Pemsel:** We.., this is a part of the pool of contractors that we  
446 have available, that we've already solicited for. And, so the normal, like, solicitation rules  
447 wouldn't apply in that regard. I think at the last meeting, it was approved, the \$49,000,  
448 with the understanding that there was a change order that would be coming because  
449 there was a change in design.

450 **Chair Pro Tem Lawson:** Thank you, Ms. Pemsel. So, to that point, and I had  
451 opposition, colleagues, to this Item because we knew there was a change order coming.  
452 My recommendation was to have all of the contractors, in this pool, have the opportunity  
453 to bid on this project. Now this project is completely out of whack because the design  
454 changed, and we're literally doing a hundred percent increase. This pool that we created  
455 was to give a fair approach to local minority, women businesses, and [inaudible], and the  
456 top two bids, I believe, were minority and local businesses. But, the concern that I have



457 is that the other businesses didn't have an opportunity to bid on this Item, as I requested  
458 previously in the meeting.

459 Now, for us to go forward with this change order, Mr. Bailey, has the work already  
460 been..., are we already complete with this work? Where..., where do we stand with the  
461 office?

462 **Acting Public Works Director Bailey:** We're about forty, forty-five percent complete  
463 with the construction activities, for the project.

464 **Chair Pro Tem Lawson:** So, colleagues, what I'm saying is that we knew prior to one  
465 wall being knocked down, that this change order was coming, yet we allowed for this to  
466 go forward with a hundred percent change order. And this pool that we have available  
467 did not have an opportunity to bid on this. This is not what we created the pool for. This  
468 is not the reason that we put this together, because now, this is unfair to the other  
469 businesses that didn't have an opportunity to bid on this, even though the standard  
470 procurement process was not in place, we still wanna do the right steps necessary, if  
471 we're gonna tell businesses that we're gonna give them an opportunity to bid on work  
472 here in the City.

473 Mr. Evans, in regards to this change order, the authority, whether this goes back  
474 out or not, we, we'd be able to actually put this back out for bid, to complete the rest of  
475 the work before approving this?

476 **City Manager Evans:** We can put it back out, but it would delay the completion of  
477 the project, obviously.

478 **Chair Pro Tem Lawson:** Okay. And, Mr. Evans, I'm not worried about the delay of the  
479 project, 'cause my concern is that we do it the right way. And the issue is, we didn't do it  
480 the right way the first time, and now, even though it's gonna delay the project, that falls  
481 on the onus of us not doing it the proper process the first time.

482 Madam Chair, I, I can't support this Item, because if we're going to put out a  
483 proposal to these contractors and tell them that they have a fair opportunity to bid on  
484 work, we can't just willy nilly do what we wanna do behind closed doors and say, hey,  
485 we're just gonna give this increase to All-Site, or any company, without giving every  
486 contractor the opportunity to bid on it. Especially if we knew that the process was going  
487 to have a change order coming anyway.

488 **Chairperson Botel:** Thank you. Any other comments? Mr. McCoy, you're  
489 recognized.

490 **Councilperson McCoy:** Thank you, Madam Chair. Councilman Lawson, I'm sorry.  
491 Can you explain, or expound on, we already knew? Because, we take a lotta Items.  
492 Remind me or...

493 **Chair Pro Tem Lawson:** Yes.

494 **Councilperson McCoy:** ...give some recollection.

495 **Chair Pro Tem Lawson:** Oh, the Item came, I believe this was November 18<sup>th</sup>, it came  
496 before us that this Item, we asked to have it approved...

497 **Councilperson McCoy:** November 18, 2020?

498 **Chair Pro Tem Lawson:** 2020.

499 **Councilperson McCoy:** Okay.

500 **Chair Pro Tem Lawson:** So that we could move forward with this Item, because they  
501 wanted to approve it and get to work on the City Manager's office. At that meeting, Mr.  
502 Evans stated that we would have anywhere between thirty and \$40,000 in an increase  
503 because of a change to the design. I didn't think that we would need to approve that Item,  
504 because that change or that increase was substantial enough to allow for it to go back  
505 out to bid, since we knew there was gonna be a change.

506 Now, we're looking at not twenty or \$30,000, we're looking at almost a \$50,000  
507 increase, and that is a major issue when we knew prior to a wall being broken that here  
508 was gonna be a change order, and an increase of more than the ten percent City  
509 Manager's limit.

510 **Councilperson McCoy:** Thank you. Follow up.

511 **Chairperson Botel:** Go ahead.

512 **Councilperson McCoy:** Director Bailey, the forty percent that you're referring to, is it  
513 for the work that has already been authorized by this Board, or is it forty percent in total  
514 with the new change order?

515 **Acting Public Works Director Bailey:** Forty percent of the total project. The total  
516 \$98,000.

517 **Councilperson McCoy:** Okay. I guess I'm not exactly sure, or clear, on what..., I mean,  
518 the construction aspect of doing the renovations but from your experience, what does that  
519 look like? Can you, like, go midways between a, I guess, a project and then switch off  
520 and have another contractor go back and finish up the remaining? I mean...

521 **Acting Public Works Director Bailey:** The...

522 **Councilperson McCoy:** ...of course you can, but, like, how does that work? It just  
523 seems like we're gonna at least give half to the first person, if we're taking Councilman  
524 Lawson's suggestion, and then try another G.C. if that's possible? Because, wouldn't  
525 that prompt another change order for them to get up to date on, on the latest?

526 **Acting Public Works Director Bailey:** So, the first step would be to halt construction  
527 that's currently ongoing, then come to a full reckoning of Staff and the contractor's

528 agreement on the value of the work that is done, because we..., there is, there is work that  
529 has been completed. From that point, we would have to walk all of the contractors through  
530 the project again, for them to pick u exactly where it left off. It does create an issue of  
531 responsibility and liability in that potential transfer at the end of the day. If something  
532 happens, they're both going to point at each other, as to who's responsible for fixing it.

533 The only time that you would see a scenario, or a outcome of this nature, is if the...,  
534 is when a general contractor defaults on a project and the bond company has to step in,  
535 bring somebody else in to finish because of the default. To intentionally and purposely  
536 halt a project in the middle to hand it to someone else would be abnormal.

537 **Councilperson McCoy:** Okay. Follow up?

538 **Chairperson Botel:** Go ahead. [Inaudible].

539 **Councilperson McCoy:** I agree, but I guess I'm looking at the memo and it doesn't...  
540 I guess the change order and design was done by Staff?

541 **Acting Public Works Director Bailey:** There was a, a meeting held with the  
542 Development Services Staff, the CRA Staff, and the executive team, and the configuration  
543 and layout did not satisfy the needs of those two departments that'll occupy the space,  
544 so a redesign was sort of done at the table in the meeting, and then coordinated with the  
545 contractor for cost.

546 **Councilperson McCoy:** Okay. And, I guess if the Procurement, or maybe you can  
547 answer this, but I totally agree with Councilman Lawson but how..., like, do you go..., do  
548 you have to reissue another RFP for the remaining work? Or, is this something that you  
549 can take them through since they've already submitted, and then have them to su'...,  
550 submit a proposal just on what is, I guess, remaining? Or, do you have to reissue a whole  
551 RFP?

552 **Acting Public Works Director Bailey:** So, you'll recall that we brought before you  
553 contracts for the, I believe it's thirteen general contractors, so that we could respond  
554 quickly and nimbly for these smaller type projects. It would not be a full blown, publicly  
555 advertised solicitation. We have that pool of contractors. We would provide them the  
556 plans and opportunity to inspect the space, and they would have to provide cost to take  
557 it from its end point, to the finish line in accordance with the drawings.

558 And then, obviously, we'd have to come back before you, to issue a work order to  
559 the lowest responsive bidder.

560 **Councilperson McCoy:** Follow up.

561 **Chairperson Botel:** Go ahead.

562 **Councilperson McCoy:** And of those thirteen, are the two of the remaining submitters  
563 for the initial competitive solicitation included in those thirteen?

564 **Acting Public Works Director Bailey:** Yes.

565 **Councilperson McCoy:** Okay. Well, I would like to see just that, so that we're fair and  
566 uniform across the board. That would be my suggestion.

567 Thank you, Ms., Madam Chair.

568 **Chairperson Botel:** Thank you. Anyone else?

569 **City Manager Evans:** Madam...

570 **Councilperson Miller-Anderson:** Madam...

571 **Councilperson Lanier:** Madam....

572 **Councilperson Miller-Anderson:** ...Chair?

573 **Councilperson Lanier:** Madam Chair?

574 **Chairperson Botel:** Commissioner Lanier.

575 **Councilperson Lanier:** I do understand where Councilman Lawson is coming from  
576 with this, but to have a contract that we've already entered with this contractor, and then  
577 they have a change order which we knew that may happen, that was a part of the contract,  
578 I don't.., I can't, I can't, in good conscious, just cut this contract off and then go to another  
579 contractor, when they were.., were the original contractor. They're the ones who are  
580 doing the work, and to cut them off in the middle, to get somebody else to bring it in, I just  
581 don't see the fairness in that. I, I don't see the fact that, if you have someone who's doing  
582 the work, the change order is a lot, but that is what we agreed to. We agreed to ten  
583 percent change orders, we agreed to whatever's in their contract.

584 So, to, to change up midstride... I understand where you're coming from, but to  
585 change up midstride, I can't, I can't.., I just can't agree with that one.

586 **Chairperson Botel:** Councilwoman Miller-Anderson, did you have a comment,  
587 before I move on?

588 **Councilperson Miller-Anderson:** Yes. I was just trying to better understand, what  
589 was.., what, what was that Mr. McCoy just said? I, I didn't quite.., were you suggesting  
590 something or what, what did you.., I didn't understand what you were.., where you were  
591 going with what you just said.

592 **Chairperson Botel:** Mr. McCoy.

593 **Councilperson McCoy:** Thank you, Madam Chair. I was basically suggesting that if it  
594 is a significance.., and, Councilwoman Lanier, it's not ten percent, this is doubling from  
595 forty-eight to another addition forty-nine, I believe it is, thousand dollars. So, that's  
596 certainly significant, and I wanna make sure that, if there were two submitters, were they

597 also on that list of thirteen, I guess, continuing contractors that we have on the prequalified  
598 list, if you will, if they're gonna be included in doing this, I guess this assessment, of  
599 whether or not, you know, we should move forward with the remaining...

600 And, and, you know, I guess, what's not clear is, this was not a part of the original  
601 proposal. Correct?

602 **Chairperson Botel:** Mr. Evans.

603 **City Manager Evans:** The, the original solicitation for the space, there was a  
604 deviation. But, when Staff did present the Item, we communicated to the Board that here  
605 was going to be a deviation, and that we..., I believe the Board took official action to award  
606 the subsequent change order to the existing contractor, because we were talking about  
607 the same items that were contained. So, I think there was actual legislative action. And,  
608 Director Bailey, correct me if I'm wrong, whereby the Board decided to..., we knew that it  
609 was gonna be around thirty-five to \$40,000 and the Board agreed to award that, that  
610 modification after the conversation that we did have with CRA Staff about the specific  
611 space that will be needed for them to provide services.

612 Do you wanna speak to that, Mr. Bailey?

613 **Acting Public Works Director Bailey:** Yes, sir. We..., you'll recall, we had a lengthy  
614 discussion in reference to the deviation and the change. Most of that discussion was very  
615 similar to the one we're having right now, and we notified the Board that we anticipate a  
616 forty plus thousand dollar change order coming, and we would come back as soon as  
617 possible because, at that time, we didn't have the number in hand, we didn't have the  
618 proposal. The turnaround time was too short to bring it to you with the number. We would  
619 come back just to provide what the exact number was. And that's why we're here before  
620 you today with all of the information and the exact number for the change order increase  
621 to this contract.

622 **Chair Pro Tem Lawson:** Madam Chair?

623 **Chairperson Botel:** You're recognized.

624 **Councilperson Miller-Anderson:** Madam Chair?

625 **Chair Pro Tem Lawson:** I apologize. Mr. Bailey, I believe you stated that we discussed  
626 a \$40,000 plus at the meeting. There's was actually a discussion of a \$30,000 plus. Right  
627 now, we're close to fifty of a change order. And, my direct statement to what we're having  
628 the same discussion that night, was that it's unfair to the contractors, send an email back  
629 out to everyone else so that they can rebid this proposal before we move forward. Yet,  
630 we voted and took action to move forward with the process, which, I believe, was still the  
631 wrong decision, just to expedite getting this building..., or, getting the City Manager's office  
632 up and running.

633 Now, we're in a position where we have a hundred percent change order, we did  
634 not give this sheltered market, of sorts, the opportunity to bid on this project. All-Site may

635 have still won the bid, but we should've take'..., taken the right steps, and now it's costing  
636 us a hundred percent increase. And that is not having a fiduciary responsibility to our  
637 taxpayers. We need to make sure that we give every business the opportunity that's in  
638 the sheltered market, the ability to make a bid on this project.

639 And now, I think to correct those actions, we need to send this back out. Take the  
640 steps necessary, and they have to not submit a full RFP, but they do need to send an  
641 email to these contractors, and ask them to come price the bid from where the actions  
642 are now. If we're going to continue to do things the right way, we need to start  
643 immediately.

644 **Councilperson Miller-Anderson:** Madam Chari?

645 **Chairperson Botel:** You're recognized, Commissioner Miller-Anderson.

646 **Councilperson Miller-Anderson:** So, they're..., being that they're in a pool, we  
647 have additional projects that will be coming along that they would have an opportunity to  
648 participate in, correct?

649 **City Manager Evans:** Madam Chair?

650 **Chairperson Botel:** [Inaudible].

651 **City Manager Evans:** If I may? Yes.

652 **Councilperson Miller-Anderson:** How many, I mean, jus toff the top of your head,  
653 if you don't [inaudible] someone has the exact projects, do you..., could you anticipate  
654 what, what they are and, you know, are we able to make up on some other iss'..., some  
655 other projects as we go along, possibly?

656 **City Manager Evans:** Madam Chair, Mr. Bailey can answer that question.

657 **Chairperson Botel:** Mr. Bailey.

658 **Acting Public Works Director Bailey:** Yes. Council, you will see on tonight's Agenda,  
659 Item 13, the renovations for 2129 North Congress for our beautiful Library and YEP. This  
660 was done in the sheltered market. It is an \$827,000 contract. It was the next in line. All-  
661 Safe actually came in second to Randolph Construction. So, to the question, and to the  
662 point, we've already issued the next very sizable opportunity. And, out of the thirteen,  
663 and I don't wanna jump too far ahead in Item 13, out of the thirteen vendors, only three  
664 showed up. And three provided prices, and their prices are in your backup. So, in that,  
665 we've provided a great opportunity here, soon after the City Manager's suite, and there  
666 were only three takers for a project almost in order of magnitude large..., actually, two  
667 orders of magnitude larger than the Manager' suite renovation.

668 **Councilperson Miller-Anderson:** Right. Thank you. And, yes, I'm very well aware  
669 of that Item being one of those things that we discussed.

670 So, my... I, I agree with Mr. Lawson in terms of, you know, if we're going to put it  
671 out, and we say we're gonna do it for this amount and, you know, being fair and being...,  
672 giving everyone an opportunity to be in on it as well, but I do have an issue with stopping  
673 midstream and, you know, allowing others to come in and work behi'..., do work behind  
674 someone else's work. And so, with the expectation that we don't have this issue, and it  
675 needs to be made abundantly clear, that it could very well be a hundred percent increase  
676 so that we don't have this discussion at another time, I think that would be helpful. But, I  
677 could certainly support this knowing that there are other projects where the other  
678 contractors will have an opportunity to, to be able to make money off of lit as well.

679 So, that's my position on that. Thank you.

680 **Chairperson Botel:** Thank you. I have a ques'... Go ahead, Mr. McCoy.

681 **Councilperson McCoy:** Thank you, Madam Chair. Mr. Manager, what's the  
682 arrangement for the CRA occupying that position?

683 **Chairperson Botel:** That's gonna be my question. Go ahead.

684 **City Manager Evans:** The arrangement that there would be shared space with the  
685 CRA, as well as Code Compliance. So, the professional offices that are currently located  
686 at the BB&T building, would move over to the office suite that is being renovated.

687 **Councilperson McCoy:** Okay. More specifically, what's the cost that the CRA is  
688 gonna be paying the City?

689 **City Manager Evans:** We will not bill the CRA for any cost associated with a lease  
690 payment for the utilization of the space.

691 **Councilperson McCoy:** Why not? Is that because we accelerated and called the debt  
692 that they owed the City?

693 **City Manager Evans:** No, Councilman, that wasn't contemplated. But, since it's  
694 space that the taxpayers of the community have already paid for, we thought it was only  
695 fair that any physical improvements or information technology additions that would have  
696 to be, those would be borne by that particular operation, but we wouldn't charge a lease  
697 payment for the utilization of the space.

698 **Councilperson McCoy:** Thank you. But we're speaking of indefinitely. So, I know you  
699 hold both hats, but you're giving the CRA free rent over at the City, when we already are  
700 strapped for having workable space with our employees, and we're having to go through  
701 these Reimagine sessions. Not that I really care to see them pay, but I just wanna make  
702 sure that I'm understanding that we're moving them from somewhere that they're paying  
703 rent to put them in a place where we didn't think it was important, for our own employees  
704 to be in because of the numerous problems, and we're spending a hundred grand on  
705 renovations, and we're not asking them to foot the bill, because this seems exactly in  
706 reverse of what we discussed when it came to the CRA's computer equipment.

707 **City Manager Evans:** Madam Chair, if I may?

708 **Chairperson Botel:** Yes.

709 **City Manager Evans:** The intent behind moving into that space would be a  
710 temporary space. Currently, the CRA pays \$10,000 a month for the space that it's  
711 currently occupying. As we've had discussions with regards to Reimagine Riviera Beach,  
712 we are going to look for more permanent spaces for all our employees at City Hall. But,  
713 there is as space that will be provided for the City Manager to be back at City Hall as part  
714 of the renovations that are contemplated, that's before you this evening.

715 **Councilperson McCoy:** Thank you, Madam Chair.

716 **Chairperson Botel:** Mr. Evans, I notice in the preliminary.., oh, maybe this is for  
717 Mr. Bailey, in the preliminary baseline schedule, it appears that the only items left are  
718 installing ACT panels, color and polish floors, install India face boards. There's very, very  
719 little left in here. [Stammer] unless I'm reading this wrong, it looks, if I go down the column  
720 marked January 17<sup>th</sup> to January 24<sup>th</sup>, it appears that there's not a whole lot left. So, my  
721 objection to this is not so much that we would be changing... I, I mean, I think it makes  
722 sense to stay with the contractor that we've got doing this work.

723 My objection is moving the CRA in here. Over the past several months, I have  
724 come across more and more people who have issues with that building and the mold that  
725 continues to be plaguing us in that building. And to move the CRA in there, when it's out  
726 of the CRA area.., I mean, the CRA, although it's in rental space, is at least in the CRA  
727 boundary right now. To move them across town into the 600 West Blue Heron Building,  
728 moves them out of the CRA.

729 Voting.., if I voted for this, this evening, is there an opportunity to say, in the future,  
730 that we did not want the CRA to go in there, or is that a foregone conclusion if we vote  
731 yes? Mr. Evans.

732 **City Manager Evans:** If the.., if it is the Board's pleasure not to relocate the, the  
733 CRA, then the capital expenditure associated with this particular Item will decrease  
734 probably significantly, as there would not need to be certainly some of the build out, so  
735 the proposal would, would definitely be modified. But then again, we would have to  
736 extend the existing lease agreement that we have at our existing spot for the CRA, which,  
737 I believe, currently is on a month to month, with notice that can be provided to the  
738 particular landlord.

739 **Councilperson Miller-Anderson:** Madam Chair?

740 **Chairperson Botel:** You're recognized, Miller-Anderson.

741 **Councilperson Miller-Anderson:** I thought we had this conversation already in the  
742 CRA meeting, in terms of them moving over. And then, if.., and that's temporary. The  
743 expectation is for us to be able to get something more permanent, as weas just stated.  
744 But, you know, I thought we were trying to save a little bit of money. In doing so, this is



745 what we came up with. I mean, are we now trying to go back, or maybe you just didn't  
746 agree with it at that time? I don't really.., I don't remember what you said at that time.

747 **Councilperson Lanier:** Madam Chair?

748 **Chairperson Botel:** You're recognized, Commissioner.

749 **Councilperson Lanier:** Yeah. We, we have had this conversation in regards to the  
750 CRA. We, we made a decision that the move to City Hall would be temporary, that it  
751 would not be forever, that they would be there because we were paying ten grand a month  
752 in rent for the CRA, and that they would.., because, the same building that they're moving  
753 into, I'm in that building. So, it's not as if they're gonna be in there by themselves or  
754 there's something wrong with the building. We know that the building has had mold, the  
755 building has had issues, but that is the purpose for the build out and for them being able  
756 to.., be able.., relocated in that building.

757 I don't have any objection to them moving in that building temporarily. Because,  
758 the plan was to move them there, and then we would come up with a site. It was either  
759 modular or we were talking about this whole build out for the CRA and for the City. So,  
760 we already had this conversation months ago in regards to moving the CRA in that  
761 building, and it only being temporary. That was, that was the.., I think we came to a  
762 conclusion that we would vote yes if it was temporary. That it was not a permanent location  
763 for them, and that's the reason why we went and said yes for it. So, I, I agree with moving  
764 forward with re'.., relocating them there.

765 And I also agree with keeping the same contractor. I, I don't think that that, you  
766 know, if we made a mistake initially with this contract and should've done it a different  
767 way, then that's our fault. And we should do that, moving forward, we should correct that  
768 mistake moving forward. But to have a contractor on the job and then replace them on  
769 the same job... You replace them, and then something happens, and the person.., the  
770 first contractor says, 'It wasn't me,' the other contractor says, 'It was me.' So, you have  
771 to have some continuity in terms of having the same person on the job, because they're  
772 the persons, or the businesses, ultimately responsible for the build out.

773 So, I do support this, and I do support the CRA moving, temporary, to that site so  
774 that we can save \$10,000 a month.

775 **Mayor Felder:** Madam Chair?

776 **Chairperson Botel:** You're recognized. Go ahead.

777 **Mayor Felder:** I have a question, piggybacking on Councilman McCoy. So, is the  
778 CRA gonna pay the City any money?

779 **Councilperson McCoy:** Well, Madam Chair? Hold on.

780 **Chair Pro Tem Lawson:** His microphone.

781 **Councilperson McCoy:** Your mic is not on...

782 **Chairperson Botel:** Your mic is,...

783 **Councilperson McCoy:** ...Mayor.

784 **Chairperson Botel:** ...not on.

785 [Testing mic]

786 **Councilperson McCoy:** Can you...

787 **Councilperson Miller-Anderson:** It's on. I can hear him. Maybe ju'..., it's not...

788 **Councilperson McCoy:** There was some...

789 **Councilperson Miller-Anderson:** ...working in there.

790 **Mayor Felder:** Mic check.

791 **Chair Pro Tem Lawson:** Good.

792 **Mayor Felder:** Mr. Evans, is the CRA gonna pay the City any monies to be in that  
793 building?

794 **City Manager Evans:** Mr. Mayor, it wasn't contemplated that the CRA would pay the  
795 City a lease payment for utilization of the space.

796 **Mayor Felder:** Council, is there any way we can have that discussion, about this?  
797 Because, we can, we can save them \$10,000, but I think they should pay the City  
798 something.

799 **Chairperson Botel:** It's a little hard to hear you, Mayor. Did you say you think they  
800 should pay the City something?

801 **Mayor Felder:** Yeah.

802 **Chairperson Botel:** Okay.

803 **Mayor Felder:** I mean, we can cut the \$10,000 that they're paying now, but to move  
804 into the City building, I think they should incur some kind of cost.

805 **Chairperson Botel:** You done, Mayor?

806 **Mayor Felder:** Yes. For now.

807 **Chairperson Botel:** You're recognized, Mr. McCoy.

808 **Councilperson McCoy:** I'm not suggesting that they pay, I'm suggesting that I don't  
809 wanna move them out of a very nice facility, that they have ample space, to a space that's  
810 probably way less, or at least half the size of their current space. And, we're gonna do it  
811 in the name of saying \$10,000 when, if we move employees, CRA or otherwise, and I'm  
812 speaking to the Mayor at this point, 'cause I wanna address Commissioner Lanier, but  
813 the issue is, I don't wanna spend money on the backend if we have some other problems.

814 And, the mere fact is, you start comingling the CRA with the City, which we know  
815 is two separate legal entities, and it's..., even if they would allow us to go there for free, I  
816 don't think that that's a good idea. Because, for the same reason they're not in the CRA,  
817 and the same reason why the City Attorney's office and the City Manager's office is not  
818 there because we had problems with mold and water intrusion in that same building. So,  
819 to suggest that I'm gonna let one of the departments or agencies that fall up under us  
820 move into that same place that we didn't think it was adequate enough for the City  
821 Manager or the City Attorney, is my reason not to wanna do it.

822 [Inaudible comment]

823 **Councilperson McCoy:** And if can move back to Commissioner Lanier, I gotta clear  
824 the record because, here's what I don't like and appreciate. You guys use these things  
825 say, 'We made the decision,' 'we came to the conclusion,' 'we made a mistake.' We didn't  
826 do not one of them. There was never an action by the CRA authorizing us to move over.  
827 There was a discussion, but there was never an Item voted on by this body to say that  
828 they move over. Because, the first thing is, if that was the case, we would've talked about  
829 a fair compensation for the fair market rent.

830 **Unk.:** Mhmm.

831 **Councilperson McCoy:** And quite honestly, it just seems too problematic to move  
832 people within City Hall. We already know that the useful life has been, you know, we've  
833 met the useful life of that facility. And to sit there and suggest, and I hope that we're not  
834 saying that because we save \$10,000... Listen, I just value the people and the human  
835 capital of employees that serve both on the City and the CRA, much better than I do the  
836 fact of saying we saved \$10,000. That, to me, doesn't make any sense whatsoever.

837 And, we didn't make the decision, nor did we come to the conclusion despite what  
838 I've heard from Commissioner Lanier. And then, to suggest that we made the mistake...  
839 When this Item was presented to us, it was presented to us at the very \$48,000. And I  
840 gotta agree, if we're gonna be fair and uniform, irrespective, that contract says it allowed  
841 for change orders up to ten percent. The very notion that this goes from my thought..., if  
842 my calculations was correct, and it may be off by maybe one or two percent, maybe like  
843 a hundred and four percent increase. So, there's no way that we can legally sit here and  
844 justify that we're gonna add this on to the existing general contractor. That's not fair. And  
845 that's the very clarity that I was hoping Commissioner Lawson was trying to bring when  
846 he brings up the fact that we have to be fair in our disparity studies and how we do  
847 business, and making sure that everybody has a fair opportunity.

848 This Item wouldn't be any different than the Item we just took up, when we had the  
849 Item relative to the electrical services and an electrical continuing contract. If we're gonna  
850 fair, let's be fair across the board, and not when it's convenient. And the fact is, nobody  
851 should be moving into a space that we didn't think that our very Administrator, and our  
852 very Attorney, couldn't be in.

853 I yield back.

854 **Chairperson Botel:** Thank you.

855 **Councilperson Miller-Anderson:** Madam Chair?

856 **Chairperson Botel:** You're recognized, Miller-Anderson.

857 **Councilperson Miller-Anderson:** I, I, I hear.., I keep hearing about the mold  
858 situation. So, I know we're not doing construction in an area that has not already been  
859 treated. Is there a current issue with mold up in that area, Mr. Evans?

860 **City Manager Evans:** Mr. Bailey, if you can address that question.

861 **Acting Public Works Director Bailey:** No. There is not currently a mold issue in that  
862 area. You will recall, we looked at a number of different iterations to, to attempt to move  
863 the City Manager and the City Attorney's office back to that space, and the footprint would  
864 not work in any alignment. There was some previous construction that had taken all the  
865 drywall off of the exterior walls, addressed the windows, and some interior walls had been  
866 demolished when we came upon this determination to move these other departments in  
867 there. So, no, there is not currently any mold situation in.., on the second floor in that  
868 space we're discussing.

869 **Councilperson Lanier:** Madam Chair?

870 [Inaudible dais comment]

871 **Chairperson Botel:** You're recognized.

872 **Councilperson Miller-Anderson:** I'm sorry. I'm not done.

873 **Chairperson Botel:** Oh sorry. Go ahead, Ms. Miller-Anderson.

874 **Councilperson Miller-Anderson:** [Stammer] yeah. I just wanted to make sure we  
875 were on record that we are not doing construction in an area that currently has mold.

876 And then, also, I, I think the conversation that we're having about the CRA moving  
877 in and whether they're going to pay, that's something we probably need to discuss in a  
878 CRA meeting. But, for the sake of this contract, there are.., aren't there other departments  
879 that, if, for whatever reason now the CRA is not wanting to move over into that area,  
880 obviously that would need to come back for discussion, but aren't there other departments

881 that could possibly move into that area, so that would not hold us up from moving forward  
882 with this particular Item?

883 **City Manager Evans:** Madam Chair, if I may? In the event that there was not a  
884 desire to relocate the CRA, there would be discussions at the Administration level about  
885 relocating certain operations that current lease payments are being administered by the  
886 City to a, a private provider. So, there would be another operation that would most likely  
887 look to occupy that space in the event that the CRA is not relocated into that space.

888 **Councilperson Miller-Anderson:** Okay. And, and so, we would have an  
889 opportunity to discuss that at another time. But, for the sake of this Item here, unless  
890 we're saying we want the contractor to just stop midstream, I, I think we should go ahead  
891 and just vote on this Item, whether you are for it or not.

892 And then, in the..., regarding the CRA move over thee, that conversation can be  
893 had in the CRA meeting.

894 **Chairperson Botel:** Thank you. I'm ready to vote on..., vote yes to support this, if  
895 we can con'..., if we can reconsider the issue of moving the CRA.

896 **City Manager Evans:** We can certainly look to, to bring that back for...

897 **Unk.:** [Inaudible].

898 **City Manager Evans:** ...a more substantive robust discussion with the Board, if  
899 that's...

900 **Chairperson Botel:** Thank you.

901 **City Manager Evans:** ...the pleasure.

902 **Chairperson Botel:** Any other questions or comments?

903 **Councilperson McCoy:** Yes, Madam...

904 **Councilperson Miller-Anderson:** Madam Chair?

905 **Councilperson McCoy:** ...Chair.

906 **Councilperson Miller-Anderson:** Yeah. I...

907 **Chairperson Botel:** Go ahead.

908 **Councilperson Miller-Anderson:** ...I don't support that, 'cause I had the..., I know  
909 I had a lengthy discussion about it and that was the reason why decided to the month  
910 to...

911 **Chairperson Botel:** [Inaudible]...

912 **Councilperson Miller-Anderson:** ...month contract. And, so, we'll..., I, I can finish  
913 that conversation during the CRA meeting.

914 [Inaudible com

915 **Chairperson Botel:** Thank you. Mr. McCoy.

916 **Councilperson McCoy:** Alright. I was trying to get some clarification for legal  
917 sufficiency, whether or not change orders can be authorized, of this amount, which is a  
918 hundred percent, without having to go back. Mr. Evans, absent of Ms. Pemsel, do you  
919 have that?

920 **City Manager Evans:** I believe that you have the authority to, as a Board, to exceed  
921 the.., that particular threshold. And I believe the Code, and Ms. Pemsel can speak to  
922 that, I think the Code does allow for a provision for you to, to bypass a, a certain specific  
923 threshold.

924 **Chairperson Botel:** Any other comments?

925 **Councilperson McCoy:** Well...

926 **Chairperson Botel:** Mr. McCoy.

927 **Councilperson McCoy:** I'm waiting to get the answer. He said he believes...

928 **Chairperson Botel:** He thinks...

929 **Councilperson McCoy:** And then he said Ms. Pemsel. Is she on the line?

930 **City Manager Evans:** She is on...

931 **Procurement Director Pemsel:** Yes, I'm here.

932 **Chairperson Botel:** Ms. Pemsel, could you comment on that, please?

933 **Procurement Director Pemsel:** Yeah. Because the, the authority to go beyond a  
934 contract is ten percent for Administration, but the Board is not limited, Council is not  
935 limited, to that amount. So, they can go over the change order amount, and can approve  
936 any amount that they feel is sufficient for the City.

937 **Chairperson Botel:** Thank you.

938 **Councilperson McCoy:** Okay. Thank you.

939 **Procurement Director Pemsel:** You're welcome.

940 **Councilperson Lanier:** Madam Chair, I just wanna say one thing...

941 **Chairperson Botel:** Yes. Go ahead.

942 **Councilperson Lanier:** ...before we call the vote.

943 I just wanted to say that, you know, we can have this discussion at the CRA in  
944 regards to the CRA Staff moving into City Hall, but you cannot sit here and talk about  
945 City Hall, because the Finance Department is there. They may be on the first floor, but  
946 the Finance Department is there. There are other departments that are in City Hall as we  
947 speak. We, the legis'..., the legislation is in that building. So, to say that it's a problem  
948 with that building, that is the reason why they're building it out, that is the reason why they  
949 demolded, that they've done a lot of extensive work to City Hall, since the move out. So,  
950 I just want it to be clear that they're not moving into City Hall by themselves. We are in  
951 that building, the Finance Department is in that building, the Water Utilities, where you  
952 pay your bill is in that building. So, there are people there and if we're going to move  
953 forward, then let us just do that.

954 Thank you.

955 **Chairperson Botel:** Thank you. Anything else? Madam Clerk. It has been moved  
956 and seconded that we authorize the change order to Resolution 109-20, to all All-Site  
957 Construction to com'..., to renovate the second floor. If you are in agreement, say yes. If  
958 opposed, say no. Madam Clerk.

959 **City Clerk Anthony:** Councilperson Lanier?

960 **Councilperson Lanier:** Yes.

961 **City Clerk Anthony:** Councilperson McCoy?

962 **Councilperson McCoy:** No.

963 **City Clerk Anthony:** Councilperson Miller-Anderson?

964 **Councilperson Miller-Anderson:** Yes.

965 **City Clerk Anthony:** Pro Tem Lawson?

966 **Chair Pro Tem Lawson:** No.

967 **City Clerk Anthony:** Chair Botel?

968 **Chairperson Botel:** Yes.

969 **City Clerk Anthony:** That motion...

970 **Chairperson Botel:** That is approved by a vote of 3-2. Item No...

971 **City Clerk Anthony:** Madam Chair, Members of the Board, the time is now 7:54.  
972 Public comment is scheduled to begin at 7:30, or soon thereafter. What is the pleasure  
973 of the Board?

974 **Chairperson Botel:** We can do public comments now.

975 **City Clerk Anthony:** Madam Chair, would you read the statement into the record,  
976 please?

977 [Pause]

978 **COMMENTS FROM THE PUBLIC – 7:30 P.M. – NON-AGENDA ITEM SPEAKERS**  
979 **(Three Minute Limitation)**

980 **Chairperson Botel:** ANY PERSON WHO WOULD LIKE TO SPEAK ON AN  
981 **AGENDA ITEM, PLEASE COMPLETE A PINK PUBLIC COMMENT CARD LOCATED**  
982 **AT THE FRONT DESK PRIOR TO THE ITEM BEING TAKEN UP BY CITY COUNCIL**  
983 **FOR DISCUSSION. MEMBERS OF THE PUBLIC WILL BE GIVEN A TOTAL OF**  
984 **THREE MINUTES TO SPEAK ON ALL ITEMS LISTED ON THE CONSENT AGENDA,**  
985 **AND THREE MINUTES TO SPEAK ON EACH REGULAR ITEM. THE TIME LIMIT FOR**  
986 **PUBLIC COMMENT MAY BE REDUCED BY A VOTE OF THE CITY COUNCIL BASED**  
987 **ON THE VOLUMINOUS NATURE OF PUBLIC COMMENT CARDS. IN NO EVENT**  
988 **WILL ANYONE BE ALLOWED TO SUBMIT A COMMENT CARD TO SPEAK ON AN**  
989 **AGENDA ITEM AFTER THE RESOLUTION IS READ OR ITEM IS CONSIDERED.**

990 **City Clerk Anthony:** The acceptance of public comment cards, for non-Agenda  
991 Items, is now closed. Fane Lozman, Dr. Lydia Smith, Bishop Thomas Masters.

992 **Mr. F. Lozman:** Fane Lozman.

993 Mr. McCoy is probably the resident expert on election law. Florida statute 106.135  
994 said you cannot put campaign signs on state roads. Botel has littered Blue Heron  
995 Boulevard, which is State Road 708, and A1A on North Ocean Drive, putting probably  
996 fifty signs. That's illegal. Your signs are gonna be removed on North Ocean Drive, they're  
997 in front of all my properties. And, the City Manager responsibility to see the state law is  
998 upheld here in the, in the City, and get all her signs removed off those two state roads.  
999 Again, that's 106.1435.

1000 The Army Corp of Engineers sent me a letter that Botel got before I even got it.  
1001 Botel has been intimidating the DEP District Director for public records without going  
1002 through the proper public records system. She and Interlandi from the Everglades Law  
1003 Center. Anyway, the Army Corp felt that I was building a dock without a permit. I had  
1004 temporarily put a floating structure in with some six by six's but I've since rectified that  
1005 and that floating structure was going to my floating container home. So sorry, Botel, your  
1006 little effort has failed.

1007 Section 5 of the Charter, which you should all be familiar with, is interference with  
1008 the Administration. Botel has a consistent history of interfering, and giving orders, to City  
1009 Staff that she's not authorized to give. That's malfeasance, according to the City Charter.  
1010 Somebody needs to hold her accountable. [Stammer].., this is not her City. We run by a  
1011 City Manager form of government, we run by a City Council form of government. All this  
1012 woman does, is act as a little dictator. Okay? She brought dishonor to the City. Governor



1013 DeSantis is in the process of entering ex'..., a..., issuing an executive order, finding that  
1014 she engaged in misconduct. I mean, why is she still running these meetings? The three  
1015 of you..., well, I see Lanier is gone, but the other elected officials, she has brought dishonor  
1016 to the City. Why is she continuing to be the Chair? She needs to be replaced. It's pure  
1017 and simple. You know?

1018 Let's see what else we got. Oh yeah. Let's look at the floating structure Ordinance.  
1019 I don't know if I have the..., how much time I'm gonna have to talk about it, but the floating  
1020 structure Ordinance, in the very back of it, talks about Botel giving directions to Staff.  
1021 That, right there, is malfeasance again. Botel gave direction to a police officer to arrest  
1022 my fence contractor, Martin Fence. She's giving direction to Staff, she's engaging  
1023 malfeasance, why are you continuing to allow her to Chair these meetings? Why isn't the  
1024 City Manager speaking up and say, hey? You now, she's going behind my back. We  
1025 need to reign this woman in. What we really need to do, is we need to vote her out of  
1026 office. The people on the westside that supported my efforts to get rid of the eminent  
1027 domain effort, to take their homes, we need to get rid of this racist woman who  
1028 coordinated the firing of the City Chief black Building Official because she gave me a  
1029 fence permit, and my neighbor a dock permit. She needs to go. She's an evil, nasty  
1030 person who needs to be kicked out of this City.

1031 **Chairperson Botel:** Thank you, Mr. Lozman.

1032 [Timer]

1033 **Mr. F. Lozman:** You're welcome.

1034 [Chuckle]

1035 **City Clerk Anthony:** Madam Chair, Members of the Board, before we continue  
1036 forward, Ms. Bessie Brown submitted her card after the close of the co'..., acceptance of  
1037 public comment cards. She stated that she had stepped out. What's the pleasure of the  
1038 Board?

1039 **Chairperson Botel:** Pleasure of the Board? Mr. Lawson.

1040 **Chair Pro Tem Lawson:** We can hear her comments.

1041 **Chairperson Botel:** Ms. Lanier?

1042 **Councilperson Miller-Anderson:** Madam Chair?

1043 **Chairperson Botel:** Yes. Go ahead.

1044 **Councilperson Miller-Anderson:** If we had already closed, that's the whole point  
1045 of announcing that. If we had already decided to close it, then we have to honor what we  
1046 do. I mean, that's the whole point in making an announcement.

1047 **Unk.:** Very well.

1048 **Chairperson Botel:** Okay. Thank you. We're not gonna hear it. Thank you.

1049 **City Clerk Anthony:** Dr. Lydia...

1050 **Chair Pro Tem Lawson:** So...

1051 **City Clerk Anthony:** ...Smith, Bishop...

1052 **Chair Pro Tem Lawson:** Ma', Madam Chair?

1053 **City Clerk Anthony:** ...Thomas...

1054 **Chair Pro Tem Lawson:** I apologize. Did we have a consensus on that? Did we...

1055 **Chairperson Botel:** We do. There were three of us who want...

1056 **Chair Pro Tem Lawson:** I'm sorry?

1057 **Chairperson Botel:** Yes, we do. There are three of us who don't wanna hear it.

1058 **City Clerk Anthony:** Dr. Lydia Smith, Bishop Thomas Masters, Mary Brabham.

1059 **Dr. L. Smith:** Hello, Council, Mayor, City Manager. Good afternoon. My name is Dr.  
1060 Lydia Smith. Of course, I'm a resident here.

1061 I am here regarding the Civil Service Board that I serve on. The last time.., we're  
1062 still having problems in being able to meet. Our meetings are the second Tuesday of  
1063 every month. However, when it's time for us to meet, the City.., we.., the.., our last  
1064 meeting, when we showed up, we had a quorum, there was no City personnel there to  
1065 let, let us in at the Lindsey Davis Center. The HR Department tried to cancel the meeting  
1066 because the Attorney was not able to be there. Instead of replacing the Attorney or  
1067 sending an, an attorney to sit in as a normal procedure or adding a provision for a Board  
1068 to conduct a meeting, every time the Civil Service Board is to meet either we get directed  
1069 from the HR Department hindering the Board from meeting. And, it's, it's that I need to  
1070 meet with the City Manager in order for us to continue to meet.

1071 The Civil Service Board, it is there to protect the employees, as per the Ordinance  
1072 and the City Charter. I swore an oath, and I am happy to serve and I'm glad that the  
1073 previous Council selected me to serve as a Chairperson. I am.., my only hope... Well,  
1074 my only request is that we're able to meeting without continual interference, and for the  
1075 City to be able to have a place that we can meet. Because, the last time, I posted pictures  
1076 and I did post a, an open letter to the City Manager because I sent him several emails of  
1077 which he didn't respond, until I placed an open letter and then I got a response. He did  
1078 explain about the, the Attorney incident. And, like I said in my response to him, an  
1079 alternate solution would be to send someone to sit in, opposed to trying to cancel the  
1080 meeting. The only time the Board is allowed to communicate to avoid Sunshine law, is  
1081 through regular meetings. So, if we are not able to meet, then that's a problem.

1082 Another final thought before I go, the..., the HR Department, Eureka, asked me the  
1083 last time, if me and her can make a unilateral decision to cancel meetings, and I told her,  
1084 as I am going to tell the City Manager now, and you, is that the Board is not me, alone. I  
1085 may be the Chair, but I'm only one member. So, if there is an issue, you guys need to  
1086 please bring it to the Board and not put me in a situation where I need to make a decision  
1087 unilateral for the Board because I cannot.

1088 Thank you.

1089 **City Clerk Anthony:** Bishop Thomas Masters, Mary Brabham, Cindy March.

1090 **Bishop T. Masters:** Thank you. Honorable Mayor, Council.

1091 I just wanna briefly talk a little bit about the...

1092 **Chairperson Botel:** Just, just for the record, we all know you, Bishop...

1093 **Chairperson Botel:** I'm sorry...

1094 **Chairperson Botel:** ...Masters, but say...

1095 **Bishop T. Masters:** ...if you don't.

1096 **Chairperson Botel:** ...your name and address. Thank you.

1097 **Bishop T. Masters:** Thomas Masters.

1098 **Chairperson Botel:** Thank you.

1099 **Bishop T. Masters:** Riviera Beach.

1100 I wanna briefly talk in detail about the job fair tomorrow, Thursday, January the  
1101 21<sup>st</sup>. As we continue to celebrate the life and legacy of Dr. King, let us remember that Dr.  
1102 King died for the right to work, for jobs, in Memphis, Tennessee. Remember, the March  
1103 on Washington, 1963, was also about jobs. So, tomorrow we come here with these  
1104 employers. Badcock Furniture Store is hiring from the front door to the back door. They  
1105 need drivers. You do not need a CDL license. They need warehouse, they need people...,  
1106 they need movers, they need salespeople, they need some of everybody. Singer Island,  
1107 Riviera Beach Hilton is hiring tomorrow as well. And you know Hilton is a international  
1108 chain of Hotels. And once you get into the Hilton, you're in an international environment.  
1109 They are also looking for people in various capacities at the Hilton. The City of Riviera  
1110 Beach will be here as well; Dunkin Donuts; Manpower, the Rapids Water Park;  
1111 Exceptional Home Care, they need, what is it, NA in health; HHA as well; AA Associates  
1112 Security Staffing. These are the major job employers that will be there to brothers and  
1113 sisters that may be ex-felons that we now call returning citizens. Some of these  
1114 employers will also be able to hire returning citizens. I

1115 I am thankful to partner with, what is it, the.., Ty Hannon [sp] with Councilman  
1116 Douglas Lawson, the City, and others, to have our first job fair of the year. We are  
1117 planning a series as an international ambassador for the World Conference, and Mayors,  
1118 not just in Riviera'.., Riviera Beach, but in the county and other cities in America.

1119 This is a good day in America.

1120 Thank you.

1121 **Chairperson Botel:** Thank you, Mayor.

1122 **City Clerk Anthony:** Mary Brabham, Cindy March, J.B. Dixon.

1123 **Ms. M. Brabham:** Good evening. Mary Brabham. Happy New Year to everyone.  
1124 Okay? And hope that this will be a good one.

1125 In Biden's acceptance speech today, he made reference, politics does not have to  
1126 be a raging fire. We can tone it down here. We can do the business at hand. I love this  
1127 shirt here, because what a potent moment that we are in now. This is.., this is who we  
1128 are. From four hundred years back to where we are now. We are still on that platform.  
1129 Each one of us have to reexamine ourselves and say where can we go and what we can  
1130 do better than what we are doing now.

1131 Thank you to Senator Bobby Powell, Mack Bernard, City Manager Jonathan  
1132 Evans, Ms. Shirley Lanier, and Ms. Deirdre Jacobs. You all worked Ms. Brabham last  
1133 Friday. I was on my phone 'til 12:00 o'clock at night trying to get the residents out on last  
1134 Sunday so that they can take the vaccine. I know everybody was looking to see where  
1135 Ms. Brabham' name was. See, I had mines way before you all had you all's. So, I wanted  
1136 to make sure that our City, in Riviera Beach, offered that same opportunity.

1137 Thank you, Mr. Evans for the robocalls and everybody that came out on today.  
1138 Get that vaccine. Lay aside all of this myth. Your children cannot attend school unless'n  
1139 they're vaccinated. If we, as a society, was not vaccinated, where would we be? We  
1140 would be wiped out, the measles, the mumps. Warp Speed was just a name that they  
1141 gave that. Trump gave that name, Warp Speed. And that's just what some of our minds  
1142 are, warped. Scientists are put there to do just what they are doing. They have been  
1143 working on SARS, Ebola, all of these vaccines here. This wasn't nothing that just came  
1144 out of the blue sky. So, it just so happened we, we were attacked with COVID. So, I'm  
1145 encouraging the residents to take advantage of the vaccine that's gonna be available in  
1146 your City. And let us keep continuing to get COVID testing. And we must continue to do  
1147 that in this City here, in Riviera Beach. We have to form a new mindset of our thinking  
1148 patterns.

1149 We are not where we were then, we are in a whole different realm here now. And  
1150 we must address the things and where we are. Forget about yesterday, because that's  
1151 past and gone. It's not where you've been at, but it's where you're going at now, in this  
1152 century of time.

1153 **Chairperson Botel:** Thank you, Ms. Brabham.

1154 [Timer]

1155 **City Clerk Anthony:** Cindy March, J.B. Dixon, Doretta Paulk.

1156 **Ms. C. March:** Good evening, Council. I'm Cindy March from Riviera Beach.

1157 You can get the vaccine but if you don't follow the CDC guidelines, you're still in  
1158 trouble like you all had that... Not, I'm not saying you all but somebody had the issue that  
1159 permit for all of them people to be over there by the Marina on a Sunday night. And then,  
1160 when somebody give awareness on Facebook, you got to be called everything but your  
1161 name.

1162 Number one, we need to distinguish what the job is for the [stammer] City Manager  
1163 versus the City Mayor. And I was happy to see your letter out there on Facebook,  
1164 because they need to know that you got more power. And it's not the idea of who got  
1165 what power, it's about unity and being able to agree and disagree. And the reason why  
1166 I'm so concerned about the awareness with COVID, I spent a month and two days,  
1167 couldn't even walk. I didn't have to go to the hospital, but I had the COVID. And I work  
1168 two jobs. I work in a nursing home. So, when you see it firsthand, you don't holler about  
1169 this is a hoax or we're gonna give them this permit 'cause we're gonna make money.  
1170 'Cause you can't keep puttin' money and power over the people who elect you all into  
1171 office.

1172 You all should see, like this special day today, this oughta make you all wake up  
1173 and realizes, it's not about whether you're black, or whether you're white, it's about doing  
1174 the right things for the people who put you all in office. And for you all too be sittin' up  
1175 here, some of you all, around here.., and, and, Mr. Evans, understand, don't know you,  
1176 don't care to know you, we'll respect you, not gonna shame you. But, the.., ya'll talking  
1177 about this contract that this man had. I can remember sittin' in this same meeting and  
1178 McCoy, kept asking KaShamba, look, Chairperson, I, I thought if, if it was.., [stammer]..,  
1179 it was gonna be nonrenewal if we didn't get the five to zero vote. And ya'll scratch all over  
1180 that second agreement. And ya'll weren't listening to what he said. I pulled out that  
1181 meeting contract and that contract had been changed three times, and he promised after  
1182 the second one, if he didn't get a five to zero vote, he would not return back to the City.  
1183 Not only he returned back here to the City, he is the CRA Director. No bashing him? Ask  
1184 him. To put that credit card out there, and we're, as taxpayers, paying for somebody to  
1185 write a letter for him? But then ya'll wanna me mess with this man, Fane Lozman. Just  
1186 like KaShamba just got through saying, the woman couldn't put her thing up there, when  
1187 you set a rule, set it for everybody. I don't care what color you is, whether you stay on  
1188 the mountaintop or this building, or whether you stay in Belle Glade. Treat everybody the  
1189 same.

1190 And you got.., and, Botel, you got your hands in everything. That's the reason why  
1191 my niece is not here as the Building Official right now, because of you and your aide was  
1192 out there politicking and he messed around and put that flyer in Ladi hand, about get rid

1193 of Ladi March, the Building Inspector because he's not an inspector, and bring back  
1194 Jonathan Evans. Oh, you did it. So, all the smirking, I don't know how you get away with  
1195 so much through ethic board, but it's time for you to be voted out. If you can't be removed,  
1196 it's time for you to be voted out.

1197 **Chairperson Botel:** Thank you so much.

1198 **Ms. C. March:** [Inaudible].

1199 **City Clerk Anthony:** J.B. Dixon, Doretta Paulk.

1200 **Ms. J.B. Dixon:** My goodness. I am so confused by Mr. Lozman's change of plans.  
1201 Before, I heard that we.., he was going to build multi-million dollar homes that were going  
1202 to bring in multi millions of dollars of tax revenue to the City. Now, he is going to put  
1203 storage containers with a little hole in them for a door, sh'.., floating shacks. So, which  
1204 one is it? He says, also, that the floating shacks are needed as workforce housing. I  
1205 don't know anyone working.., I know a great many people who would like better workforce  
1206 housing, but I don't know anyone who wants to live in a storage container, floating where  
1207 there they need a boat to get to their house. So, I would really just like to know whether  
1208 we're gonna have multimillion.., which, neither one of these are permitted. You cannot  
1209 build the multi-million dollar homes because it's on wetlands, and it's forbidden. And four  
1210 different agencies have found that. And, you also cannot have floating shacks. [Chuckle].  
1211 Because, that also is forbidden on the water.

1212 Again, I know that you heard this at the CRA meeting, but you're now sitting as  
1213 Council, Mr. Lozman has lost four times. He keeps saying how he's such a big Supreme  
1214 Court winner. He is, in fact, a loser. He lost the special preservation descript Resolution;  
1215 he lost the magistrate hearing that told him he had to remove all the fill that he had put on  
1216 the property, and return the property to its original condition; he lost the State of Florida,  
1217 Department of Environmental Protection Department, who cited him and fined him, for  
1218 what he was doing out on the water; he now has been cited, and fined, by the U.S. Army  
1219 Corp of Engineers. So, local, state and federal agencies have all told him, you can't do  
1220 what he thinks he's going to do. And, if Julia Botel [chuckle], stands for that, I say not  
1221 only should we vote her back in again, we should give her a medal.

1222 So, I would like to know, also, I think I have forty-four minutes left...

1223 **Unk.:** Seconds.

1224 **Ms. J.B. Dixon:** Forty-four seconds left, that...

1225 [Chuckle]

1226 **Ms. J.B. Dixon:** ...Governor DeSantis, in the middle of a pandemic, is not about to  
1227 write a letter to Julia Botel because she raised money for a charity. Let me assure you of  
1228 that.

1229 Thank you.

1230 **Chairperson Botel:** Thank you.

1231 **City Clerk Anthony:** Doretta Paulk.

1232 **Ms. D. Paulk:** Good evening.

1233 **Chairperson Botel:** Good evening.

1234 **Ms. D. Paulk:** My name is Doretta Paulk. I'm a resident of City of riviera Beach.

1235 Now, as far as we're gonna have to remove Dr. Botel, no, we are backers for Dr.  
1236 Botel. Dr. Botel has done extremely marvelous things for the City of Riviera Beach, our  
1237 children. So, let's not even go there with that theory. Another thing, concerning her signs,  
1238 there's signs every time there's an election. The senators, congressmen, everybody puts  
1239 their signs on Blue Heron. So, I don't know what Mr. Lozman is talking about, that that's  
1240 illegal. If it's illegal, it should've been illegal for everybody else who puts their signs out  
1241 there on Blue Heron.

1242 As far as Mr. Jonathan Evans, he's doing a marvelous job. With him correlating  
1243 with Senator Bobby Powell, and other senators bring the vaccine to all of us who couldn't  
1244 be able to get it. And I was a recipient, and I'm glad I was. You know? 'Cause I needed  
1245 this vaccine. We still have to continue to wash our hands, stay distancing and wear our  
1246 masks. And the thing about this mask and a shirt, beautiful.

1247 Mr. Blankenship did a marvelous job with the Martin Luther King celebration. He  
1248 brought in, not just for the seniors, 'cause I'm a senior. I go to Lindsey Davis, not just for  
1249 us, he brought it for the entire City. It was excellent with lovely food that was given out,  
1250 luncheon. And, the mugs. It was different little things in the little packages. It was  
1251 wonderful.

1252 And, Mrs. Gwen Oaks and Ms. Alice Williams, doing a marvelous job.

1253 So, if any senior who would like to.., if you're kinda bored at home, we have Zoom,  
1254 under the direction of Mr. Blankenship. We asked for it, and he granted it. Because we  
1255 needed to get socialized and be together. We have Zoom. We just had a Zoom product,  
1256 the sugar cane division, out in Belle Glade. We did that over Zoom. We have Zoom line  
1257 dancing, under the direction of Mr. Dennis Mosley. And, we have Zoom bingo. It's  
1258 absolutely marvelous.

1259 So, if any one of you all are interested in this, please, just see Mrs. Gwen Oaks,  
1260 and I'm sure she'll be able to sign you up. We have to work together in this City. We  
1261 have to work with Mr. Evans. He does have all of our interests and, and what we need  
1262 at heart. I don't think he has a...

1263 [Timer]

1264 **Chairperson Botel:** Thank you, Ms. Paulk.

1265 **Ms. D. Paulk:** Thank you very much.

1266 **Chairperson Botel:** Thank you.

1267 **Ms. D. Paulk:** I'll continue this another time.

1268 **Chairperson Botel:** Thank you.

1269 **Ms. D. Paulk:** Thank you.

1270 **City Clerk Anthony:** Madam Chair, Members of the Board, that completes our  
1271 public comments for non-Agenda Items.

1272 **Chairperson Botel:** Thank you. Item No. 7, I think.

1273 **UNFINISHED BUSINESS**

1274 **PETITIONS AND COMMUNICATIONS FOR FILING**

1275 **AWARDS AND PRESENTATIONS**

1276 **PUBLIC HEARINGS**

1277 **9. City Clerk Anthony:** Madam Chair, Members of the Board, we're at Item No.  
1278 9.

1279 **Chairperson Botel:** Oh. Oh yes, I'm sorry. Yeah. 9. Thank you.

1280 **City Clerk Anthony:** **RESOLUTION NUMBER 04-21 A RESOLUTION OF THE**  
1281 **CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY,**  
1282 **FLORIDA, APPROVING SITE PLAN APPLICATION (SP-20-06) FROM UNITED**  
1283 **PARCEL SERVICES, INC. TO ADD APPROXIMATELY 51,883 SQUARE FEET IN**  
1284 **BUILDING AREA TO AN EXISTING WAREHOUSE DISTRIBUTION BUILDING,**  
1285 **CURRENTLY 188,857 SQUARE FEET IN BUILDING AREA, FOR A TOTAL OF**  
1286 **240,740 SQUARE FEET IN BUILDING AREA, ON APPROXIMATELY 29.12-ACRE**  
1287 **PARCEL OF LAND, LOCATED AT 2001 AVENUE P, IMMEDIATELY SOUTH OF W.**  
1288 **BLUE HERON BOULEVARD, WEST OF AVENUE P, EAST OF AVENUE R AND**  
1289 **NORTH OF W. 15TH STREET, IDENTIFIED BY PARCEL CONTROL NUMBER 56-43-**  
1290 **42-29-55-001-0030, HAVING A COMMERCIAL / INDUSTRIAL FUTURE LAND USE**  
1291 **DESIGNATION AND A GENERAL COMMERCIAL (CG) / GENERAL INDUSTRIAL (IG)**  
1292 **ZONING DESIGNATION; PROVIDING FOR CONDITIONS OF APPROVAL; AND**  
1293 **PROVIDING FOR AN EFFECTIVE DATE.**

1294 **CLARENCE SIRMONS, DIRECTOR OF DEVELOPMENT SERVICES, 561-845-4060**

1295 **City Clerk Anthony:** Madam Chair, Members of the Board, we do have public  
1296 comment on this Item. The acceptance of public comments cards on this Item is now  
1297 closed.



1298 **Chairperson Botel:** Anyone care to make a motion to approve?

1299 **Chair Pro Tem Lawson:** I move to approve Resolution 04-21.

1300 **Councilperson McCoy:** Second.

1301 **Chairperson Botel:** Thank you. Mr. Evans.

1302 **City Manager Evans:** Madam Chair, Members of the Board, if I can have the  
 1303 Director of Development Services, Mr. Clarence Sirmons, make the presentation.

1304 **Councilperson Lanier:** Madam Chair, I just wanted to disclose that I had a  
 1305 conversation with one of the developers, site planners, for this project.

1306 **Chairperson Botel:** Thank you.

1307 **Development Services Director Sirmons:** Good evening, Madam Chair,  
 1308 Members of the Board. I am here before you to present the Site Plan Application for  
 1309 United Parcel Services, or UPS, for their property at Blue Heron Boulevard.

1310 On the screen before you, you can see an outline of the property in question for  
 1311 this Resolution. [Pause]. This visual gives you a zoomed in version of it showing the  
 1312 zoning districts that are divided amongst this parcel. The portion along Blue Heron, is  
 1313 zoned as general commercial, the rear portion is zoned as general industrial. It is 29.12  
 1314 acres. Here is the Site Plan that has been submitted to Development Services for review.  
 1315 The blue box represents the existing footprint of the warehouse building. It totals 188,857  
 1316 square feet. There is also a existing truck canopy, which is 4,383 square feet. The red  
 1317 box identifies the proposed area for expansion of the building footprint. It is proposed to  
 1318 be 51,883 square feet. Access to the property. The slide before you now shows the  
 1319 elevations of the building, as well as a hashed depiction of the extension of the building  
 1320 for this modification.

1321 This Site Plan was recommended for approval by the Planning & Zoning Board on  
 1322 November 17<sup>th</sup>. They're only condition was that the landscaping package be enhanced  
 1323 by the applicant. This shows the original landscape package. After the P&Z meeting,  
 1324 they worked with Staff to enhance it to this depiction shown.

1325 Staff recommends approval with the following conditions, a two year landscaping  
 1326 performance bond be provided to the City for a hundred and ten percent of the value of  
 1327 the landscaping; construction and landscaping improvements must be initiated within  
 1328 eighteen months of the effective date of this Resolution or it would expire; three, City  
 1329 Council authorizes City Staff to approve future amendments to the Site Plan  
 1330 administratively, so long as that Site Plan amendment does not deviate greater than five  
 1331 percent from what's before you today; four, this development must receive final Certificate  
 1332 of Occupancy from the City for all portions of it within five years of the approval of this  
 1333 Resolution, or it expires; five, all future advertising must state that the development is  
 1334 located within the City of Riviera Beach; six, once approved, this resolution shall  
 1335 supersede any previous site plan approvals for the property; seven, prior to City's



1371 there, do we know what kinda cars will be parked there? Is that gonna be for staff or is  
1372 that gonna be UPS trucks? What kinda cars will go in there?

1373 **Development Services Director Sirmons:** To my knowledge, that is employee  
1374 parking, but I will let the applicant respond to that. They are present, and they are  
1375 available to answer any questions that the Board may have.

1376 **Chair Pro Tem Lawson:** Okay. Yes. I'm, I'm in support of it. That was just my only  
1377 concern. I just wanna see Blue Heron as, as a pass through when you come through our  
1378 City, as beautified, upgraded, renovated. I wanna see our homes, our houses that are  
1379 on Blue Heron, I wanna see us invest into them and supporting our residents. I wanna  
1380 see the businesses investing into it. With them building a new building there, that's gonna  
1381 be attractive, but the parking in front of it is gonna kinda block that new building. That's  
1382 my concern.

1383 Thank you, Madam Chair.

1384 **Chairperson Botel:** Thank you. You have a question?

1385 **Councilperson Lanier:** [Inaudible].

1386 **Councilperson McCoy:** Madam Chair?

1387 **Chairperson Botel:** I'm sorry. Ms. Lanier is recognized first, please.

1388 **Councilperson Lanier:** I wanted to have some questions for the developers here. I  
1389 wanna preface this with the fact that 13<sup>th</sup> Street is where I was born, and I've lived on that  
1390 street since 1960 something. I'm not gonna say, but...

1391 [Chuckles]

1392 **Councilperson Lanier:** [Chuckle]. But, I am..., when I ran for office in 2017, one of the  
1393 reasons why, and one of the problems that I had was, the UPS trucks coming down my  
1394 street, fourteen, fifteen at a time at 9:08 every morning. And, I remember because, at the  
1395 time Mr. Evans was the City Manager, and I came to his office and I said this is just out  
1396 of control.

1397 Now, what happened was that, when UPS was coming down the streets, the other  
1398 trucks felt that they could do it too. So now, not only do we have UPS trucks, we have  
1399 twenty, thirty ton trucks coming down, with Tropical Shipping containers. I don't know  
1400 what's in them. We have all of these huge, you know, two and three feet [stammer] of  
1401 cargo on the back of these tractor trailers. And, when I spoke with Mr. Evans, he went...,  
1402 this was in 2017, he went to UPS, met with them, and they stopped. They did. Low and  
1403 behold, Mr. Evans left, they came back.

1404 So, I've been fighting this kinda back and forth. That was one of the reasons why  
1405 I, I very, very rarely have conversations with anybody who's doing a presentation here in  
1406 regards to what is before the Board. But, I wanted to have this conversation with the

1407 developers because I wanted to make sure that the concerns that I had about, you know,  
1408 these..., because it wasn't, it wasn't just the UPS trucks, it was the UPS tractor trailers as  
1409 well, that were coming down there. But, it wasn't just UPS. So, I ha'..., I got..., my serious  
1410 concern is to make sure that this issue is being addressed. Imagine sitting in your house  
1411 and your house kinda does a little rattle because it's a twenty, thirty ton truck coming  
1412 down your street. And that..., and it happens all day, every day. It has kinda slacked up  
1413 because UPS has ensured that most of these trucks are not gonna come down our street,  
1414 and it has significantly decreased since its inception back in 2017.

1415 The other issue that I wanted to address, was the fact that when UPS first came  
1416 to the City, there was this pie in the sky promises about jobs for the residents who live in  
1417 the City of Riviera Beach, not Palm Beach County, the City of Riviera Beach. This 56,000  
1418 feet expansion is going to bring jobs to the City, and I want to ensure that the people with  
1419 an address, that has a 33404 [stammer] area code, are the ones who are given priority if  
1420 they can do the job. This is not something that we want, you know, UPS to give anybody  
1421 anything. If a person is qualified for the job, people who live in the City, with a 33404  
1422 address, should be..., should have a preference to these positions. We had a conversation  
1423 about that.

1424 I also wanted to make sure that because the City of Riviera Beach and the Public  
1425 Works Department has been working on a traffic calming study for that street, because  
1426 of the enormous amount of traffic, and not just residential cars but these tractor trailers  
1427 that are coming down this street. You know, all..., you know, they start at 4:51 in the  
1428 morning, 'cause they wake me up. Every single morning these tractor trailers... I mean,  
1429 they are huge. And, we have a daycare on that street. Most of the residents are owners  
1430 and are, and are elderly. My father has to wait, you know, five, ten minutes to get out, to  
1431 back out of the driveway because they..., it's a steady flow. 13<sup>th</sup> Street is just a steady...,  
1432 a straight shot to Congress, which'll take you to 95. If you come down 13<sup>th</sup> Street, you  
1433 avoid four school zones, and that is probably one of the main reasons why they come  
1434 down that street. It's residential, they go over a couple of speed bumps, they get out to  
1435 Congress, get to Blue Heron, they can hit 95.

1436 But what I wanted to be assured of, was that these trucks would not continue to...,  
1437 and I know UPS can't do anything about these other trucks, but them stemming the tide  
1438 of their trucks would probably get the message to the other residential..., I mean, the other  
1439 commercial properties in the area. Our area, Federal Gardens and Harmony Height, is  
1440 surrounded by industrial, commercial properties. We are closed and ensconced in this  
1441 small little area and all four corners is, basically, commercial and industrial. So, we're  
1442 gonna have people who are going to come down our neighborhood street, because it is  
1443 a shortcut getting to I-95.

1444 So, those were the issues that I wanted to ensure..., I wanted to ensure that the  
1445 trucks... I spoke with the gentleman and he said that there were twenty-eight trucks that  
1446 were currently going out through that area, but they, they narrowed it down to one. I can  
1447 live with that. But, what I want to be assured of is that when this expansion happens and  
1448 it's completed, that they can..., I know you can't guarantee anything, but UPS is a seventy-  
1449 one billion dollar company. So, I think that they can work with us in terms of ensuring that

1450 people with a 33404 area code is given priority for hiring for those new jobs. And I want  
1451 to make sure that they were a part of the traffic calming for that neighborhood so that it  
1452 would make it even difficult for other trucks to come down that st'..., come down that street  
1453 and to be able to use it as a thoroughfare. Most of the traffic calming patterns we have,  
1454 we have about four or five of them, we've had..., we're gonna have community charettes  
1455 to be able to introduce this to Federal Gardens so that they can understand what they  
1456 want for their neighborhood. But, those three issues are the issues that I had a  
1457 conversation with them about. I feel..., I'm a little skeptical still...

1458 [Chuckle]

1459 **Councilperson Lanier:** ...because, you know, this happened years ago and they  
1460 promised, you know, all this stuff and it didn't happen. But the gentleman who I spoke  
1461 with were very convincing, but I want to be able, and I..., the conversation I had with him  
1462 and he in turn had with Mr. Sirmons, I feel comfortable enough to move forward, to be  
1463 able to agree to this. But I definitely want these things to be able to transpire, because if  
1464 not, you will hear from me. [Chuckle].

1465 Thank you.

1466 **Chairperson Botel:** Thank you. Thank..., thank you. I wanna piggyback on  
1467 something Councilwoman Lanier just said. I don't know if you're aware that the Palm  
1468 Beach North Chamber of Commerce has chosen logistics as a primary economic driver  
1469 for our community. Most especially for Riviera Beach. And so, in light of that, the Palm  
1470 Beach State College courses that we have offered, right here in Riviera Beach, we've  
1471 expanded from just giving business specialist, which is a twelve credit CCC, or College  
1472 Credit Certificate, we now offer an eighteen credit CCC in logistics and transportation.  
1473 What I would like to see, is that you offer every graduate of the program, at least an  
1474 interview. Not a promise of a job, but at least a promise of an interview when they  
1475 graduate with that degree. And so, after this meeting is over, if you will take my business  
1476 card from my associate in the back...

1477 **Councilperson McCoy:** Or should we just call you in the meeting?

1478 **Chairperson Botel:** What?

1479 **Councilperson McCoy:** Or should we just call you during the meeting like...

1480 [Chuckle]

1481 **Chairperson Botel:** That was Steve West with the IN-CROWD [inaudible].  
1482 Because, I think it's really..., I, I'm excited by the fact that you're gonna expand, I'm excited  
1483 by the prospect of new jobs, but along with Commissioner La'..., Councilwoman Lanier,  
1484 I'm very concerned that we give those jobs to qualified people. And they will be qualified  
1485 by virtue of this eighteen credit CCC that we're offering. So, please let's get together and  
1486 make that happen.

1487 Are we finished with... Mr. McCoy, you're recognized.

1488 **Councilperson McCoy:** Thank you...

1489 **Councilperson Miller-Anderson:** Madam Chair...

1490 **Councilperson McCoy:** ...Madam Chair.

1491 **Councilperson Miller-Anderson:** ...after McCoy.

1492 **Councilperson McCoy:** Mr. Sirmons, there's the number eight condition and I stepped  
1493 out to speak to the Fire Chief, what mechanisms do we have to have that enforced? And  
1494 I don't know if that was stated.

1495 **Development Services Director Sirmons:** For which number?

1496 **Unk.:** Eight.

1497 **Councilperson McCoy:** The no trip trucks may utilize 13<sup>th</sup> Street.

1498 **Development Services Director Sirmons:** For number eight?

1499 **Councilperson McCoy:** I'm sorry. Yeah. Did I say..., number eight.

1500 **Chair Pro Tem Lawson:** No trip trucks.

1501 **Development Services Director Sirmons:** Yes. Number eight is an agreement  
1502 between the City and the applicant that, that we would enforce based on the, the nature  
1503 of this Resolution.

1504 **Councilperson McCoy:** And what is our enforcement mechanism?

1505 **Development Services Director Sirmons:** Going to the operation and stating what  
1506 they agreed to in this, this Resolution and this Site Plan document.

1507 **Councilperson McCoy:** Okay. So, but aside from that, is there any teeth that we can  
1508 put into it, that will hold them to it? Like, for instance, I know I floated this idea, if Mr.  
1509 Bailey's here, if we could put a overhead signage or something with flashing lights that,  
1510 you know, we're sharing the cost because I'm sure the gentlewoman from the 3<sup>rd</sup> District  
1511 wouldn't mind bearing that cost since it's gonna be a permanent capital structure in her  
1512 District, that almost flashes, you know, how when you go over to some of those bridges,  
1513 and it flashes and says your..., you got a vehicle that's too high or something like that?  
1514 But certainly, you know, we always have conditions, but it means..., it's not even worth the  
1515 paper it's written on if nobody's gonna hold these people to it, because we had no truck  
1516 signs there and they still was going there. So, what are we gonna do to, to, to be able to  
1517 stop them before it starts? And, to remediate it because I'm telling you, I literally have  
1518 videos from April of 2019 when they would just, you know, driving straight through.

1519 I yield back. Madam Chair, Mr. Evans is trying to get your attention.

1520 **Chairperson Botel:** Thank you.

1521 **City Manager Evans:** Madam Chair, the, the Councilperson is correct. There is no  
1522 quote unquote enforcement mechanism that we can put in place that would create for  
1523 fines. Because it is a public roadway, we cannot put for any situation that, unless there  
1524 is a concern with regards to the failing of infrastructure because of the weight of certain  
1525 vehicles. That would be the only mechanism that would give law enforcement, in fact,  
1526 the teeth to try to address this. In my conversations with Councilperson Lanier, and she  
1527 can opine on that, is through the community discussions, and as a result of the \$35,000  
1528 contribution, the physical improvements that will be made to that roadway, would make it  
1529 very problematic, or troublesome, for a truck that would be going down that particular  
1530 roadway. So, we've talked about multiple.., whether it's a traffic circle or certain types of  
1531 physical improvement that would create for some type of challenge for a truck of certain  
1532 size to be able to meander through the neighborhood. So, that would in'.., that would in  
1533 fact, be a mechanism that would be utilized as a.., an enforcement. But, there's nothing  
1534 that legally that we would be able to grab onto. If we did have issues, what we do is take  
1535 that particular Resolution, have conversations with the management staff, like we've done  
1536 in the past, and address the drivers. So, that, that would be some of the things..,  
1537 corrective actions that we would seek if there was an issue or complaint associated with  
1538 the additional truck traffic in the area.

1539 **Chairperson Botel:** Thank you. Anything else?

1540 **Councilperson Miller-Anderson:** Madam Chair?

1541 **Chairperson Botel:** Commissioner Miller-Anderson.

1542 **Councilperson Miller-Anderson:** I just wanted to provide context, well, just add a  
1543 comment to the point of hiring of the City residents. Believe it or not, I worked at UPS  
1544 and, as most may know, I live right across the street in the townhomes, it's where I grew  
1545 up. And so, I worked at UPS, across the street, from '93 to about '96, and as a young  
1546 person, a young mother at that time, working part-time, I made very good money there,  
1547 and then providing those benefits, was very beneficial for me as well. It, you know, back  
1548 then anyway, I don't know if it's still the same, everyone pretty much worked as a part-  
1549 timer, and moved their way up as a full-time person. But, it, it definitely helped me out.  
1550 And so, at that time, it meant a lot. And, in being that it was right across the street, it was  
1551 very convenient. So, to have more residents be able to vie for a position for that statue  
1552 would be a great leg up for our residents, because it, you know, I think back then I was  
1553 making twenty dollars an hour. And that was, you know, pretty good for 1993. And, you  
1554 know, I mean, it's pretty good now too, I think, probably. I might.., I, I believe me, I've  
1555 looked at going back over there sometimes. But, I.., you know, it, it, it would be, you  
1556 know, there were people who lived in the City at that time too that worked there. And so,  
1557 and it was a very good company to work for, and so I would hope that, with the expansion  
1558 of this location, we do take it serious and really try to provide our residents with  
1559 opportunities to, you know, at some point, develop a career with UPS over there.

1560 And, and to the point of the trucks on 13<sup>th</sup> Street, I, I haven't, unfortunately, haven't  
1561 been out over in that area in over a month or so, but on my way going to work, I would  
1562 see them not taking that street. So, it looked like they did try to honor, at some point it

1563 changed, because I, I run into a lot of them on Australian now. So, I'm, I'm glad to see  
1564 that they are following that. And I would think that, you know, just trying to have a better  
1565 relationship with the City, they would hold their drivers' feet to the fire, in terms of not  
1566 taking the shortcut and going through the neighborhoods and, you know, disturbing the  
1567 residents.

1568 So, I could certainly support it and, you know, thank you all so much.

1569 **Chairperson Botel:** Thank you. Anything else? It has been moved and seconded  
1570 that Council give UPS Site Plan approval. If you agree, vote yes. If no, vote no. Madam  
1571 Clerk.

1572 **City Clerk Anthony:** Madam Chair, Members of the Board, before taking the roll  
1573 call vote, there are public comments...

1574 **Chairperson Botel:** Oh, I'm sorry.

1575 **City Clerk Anthony:** ...on the Item.

1576 **Chairperson Botel:** Go right ahead.

1577 **City Clerk Anthony:** Fane Lozman, Mary Brabham.

1578 **Mr. F. Lozman:** Fane Lozman.

1579 When you come up here to make a comment, you have to be credible. For the  
1580 record, the Army Corp, nor the State of Florida ever fined me...

1581 **Chairperson Botel:** Mr. Lozman...

1582 **Mr. F. Lozman:** ...[inaudible]...

1583 **Chairperson Botel:** ...this is a topic that has to do with UPS...

1584 **Mr. F. Lozman:** Ms. Dixon...

1585 **Chairperson Botel:** ...and a Site Plan.

1586 **Mr. F. Lozman:** ...I will file a malpractice lawsuit...

1587 **Chairperson Botel:** So, I'll read the Resolution in case you didn't hear it.

1588 **Mr. F. Lozman:** [Inaudible].

1589 **Chairperson Botel:** It's Resolution No. 04-21.

1590 **Mr. F. Lozman:** Botel, do you like to hear yourself talk?

1591 **Chairperson Botel:** A Resolution of the City...



1592 **Mr. F. Lozman:** Okay.

1593 **Chairperson Botel:** ...Council, of the City of Riviera Beach, Palm Beach...

1594 **Mr. F. Lozman:** I think it's important...

1595 **Chairperson Botel:** ...County, Florida...

1596 **Mr. F. Lozman:** ...when somebody makes a defamatory statement...

1597 **Chairperson Botel:** ...approving Site Plan application...

1598 **Mr. F. Lozman:** ...that you can address it.

1599 **Chairperson Botel:** ...from Council Parcel Services, blah, blah, blah, to get...

1600 **Mr. F. Lozman:** Okay. Now contrary...

1601 **Chairperson Botel:** ...get approximately 1,883 square feet... This is the, this is  
1602 the Item...

1603 **Mr. F. Lozman:** Why don't you shut up when I'm talking?

1604 **Chairperson Botel:** This is the, this is the Item... You...

1605 **Mr. F. Lozman:** I am talking...

1606 **Chairperson Botel:** ...can only speak...

1607 **Mr. F. Lozman:** ...right now.

1608 **Chairperson Botel:** Mr. Lozman...

1609 **Mr. F. Lozman:** Okay. Why don't...

1610 **Chairperson Botel:** ...you're out of order.

1611 **Mr. F. Lozman:** ...you shut up...

1612 **Chairperson Botel:** You can...

1613 **Mr. F. Lozman:** ...Botel?

1614 **Chairperson Botel:** ...only speak on...

1615 **Mr. F. Lozman:** I'm gonna talk about the...

1616 **Chairperson Botel:** ...an Agenda Item.

1617 **Mr. F. Lozman:** ...UPS but I have to preface the remark...

1618 **Chairperson Botel:** Go ahead...

1619 **Mr. F. Lozman:** ...of your campaign manager. Okay?

1620 **Chairperson Botel:** You can talk all you like...

1621 **Mr. F. Lozman:** I don't really care what you have to say, and no one does either.

1622 **Chairperson Botel:** This is your time.

1623 **Mr. F. Lozman:** Now...

1624 **Chairperson Botel:** Go ahead. Talk about UPS.

1625 **Mr. F. Lozman:** No one cares...

1626 **Chairperson Botel:** [Inaudible].

1627 **Mr. F. Lozman:** ...what you have to say, Botel. Just you and Dixon.

1628 **Chairperson Botel:** Yeah.

1629 **Mr. F. Lozman:** Okay? You think these other...

1630 **Chairperson Botel:** UPS.

1631 **Mr. F. Lozman:** ...elected officials...

1632 **Chairperson Botel:** UPS...

1633 **Mr. F. Lozman:** ...care what you have to say?

1634 **Chairperson Botel:** United Parcel Services.

1635 **Mr. F. Lozman:** They do not.

1636 **Chairperson Botel:** Here it is.

1637 **Mr. F. Lozman:** Okay?

1638 **Chairperson Botel:** I'll read it again for ya, 'cause obviously you don't know what  
1639 the Resolution is you're discussing. Okay?

1640 **Mr. F. Lozman:** I know what the Resolution is. I'm...

1641 **Chairperson Botel:** Okay.

1642 **Mr. F. Lozman:** ...gonna talk about UPS...

1643 **Chairperson Botel:** Speak.

1644 **Mr. F. Lozman:** ...if you would shut up.

1645 **Chairperson Botel:** Oh. Go right ahead, go right ahead then.

1646 **Mr. F. Lozman:** Okay?

1647 **Chairperson Botel:** Yes. Go ahead.

1648 **Mr. F. Lozman:** The UPS...

1649 **Chairperson Botel:** Yes.

1650 **Mr. F. Lozman:** There is a ton of residential housing on the other side of that canal,  
1651 Avenue S. Does anybody care about those homes over there? I do. I know the west  
1652 side residents do. You don't., you do not have an entitlement when you have a major  
1653 facility there of 150,000 square feet already, to build more. That's a discretionary action  
1654 by this Board. Okay?

1655 Now, Mr. McCoy, why don't you demand that UPS build a noise wall, like on I-95,  
1656 to protect all those homes? They.., as a matter of right, they don't have the ability to build  
1657 another 50,000 square feet unless you say it's okay. \$35,000, that's some kinda joke for  
1658 a \$72BB company. Ms. Lanier, you said you grew up there. You oughta say, if you want  
1659 our vote to expand something that's discretionary, from this Board, we want.., A, we want  
1660 a traffic study to say, with everybody staying home from COVID, how many trips do you  
1661 have this year compared to how many trips last year? Who's gonna pay to repave this  
1662 road that's gonna wear out in half the time with all this extra traffic?

1663 Where is the impact fee? Do you guys know what impact fees are? Impact fees  
1664 is when you build something and add more density to a property, sewage, roads, all that  
1665 infrastructure. Where's Sirmons? Sirmons, do you have any clue? Did you present a  
1666 traffic study to this Board? Where, where's the traffic study? How much more of the  
1667 roads are gonna wear? Who's gonna pay for all that? You oughta demand an impact  
1668 fee from UPS, you oughta demand a noise wall for the people on Avenue S. You oughta  
1669 say, if you want this vote, we are gonna have to get paid for it and those enhancements  
1670 are gonna go to those people that are gonna be inconvenienced. You know?

1671 I mean, this doesn't happen in other cities. It happens in Riviera Beach when you  
1672 have corrupt people like Botel running the show. It doesn't happen in North Bay Village,  
1673 it doesn't happen in Miami Dade County. You need to demand, if you want a discretionary  
1674 increase to that warehouse, you need to put a level of demands. You need a workshop  
1675 and say what should some of these demands be? But to push this through... Ms. Lanier  
1676 is right. You should hold your ground. We wanna know who's paying for the road, the  
1677 sewage, the noise wall. We're just gonna hold this level.., we're gonna hold this Item for  
1678 another time and see what it.., how it's gonna impact the quality of life and the  
1679 infrastructure of the people in Riviera Beach.

1680 **Chairperson Botel:** Thank you, sir.

1681 [Timer]

1682 **Chairperson Botel:** Any other comments?

1683 **City Clerk Anthony:** Mary Brabham.

1684 **Ms. M. Brabham:** Mary Brabham.

1685 I too have some great reservations about this too. Too bad that I wasn't in there.  
1686 UPS has representatives here. Tropical Shipping came into our City. Right on 8<sup>th</sup> Street.  
1687 They built a beautiful building because why? Ms. Brabham and others was there to make  
1688 sure that those things that, as a community, that we asked for, that they did that. And  
1689 they kept their word. Ms. Brabham said no site [inaudible] freight train [inaudible],  
1690 because I had head start over there. The place is beautiful. Solar panels. They brought  
1691 into our community, and [inaudible] we're proud of them.

1692 You sit here as today. Up on that it said, upon approval. It says upon approval,  
1693 that you would do those things there. We welcome the business, but it's how you come  
1694 in and do your business and set up your business. You may be a billion dollars, but some  
1695 of those critiques that Mr. Lozman said, I totally agree with. Because, you can step up to  
1696 the plate and address the needs of 13<sup>th</sup> Street, and that community.

1697 I have Ms. Dunaway on that street, Paula, Ms. Hightower. You have a lotta elderly  
1698 peoples that lives there on 13<sup>th</sup> Street. Do you care about them? And, justice to me is  
1699 not a justice, it's a threat to we as homeowners. I don't live on that street but these names  
1700 and other names that I can call, because why? They call Ms. Brabham. Because why?  
1701 Ms. Brabham lives in this community, and you all do not live in this community. But we  
1702 expect to have your business, but we do expect for you to treat us like we are a million  
1703 dollars, a million., a billion dollar community. And this is what it's like in here. This is  
1704 what it's like in here. It needs some accountability in here to make sure that you will not  
1705 let your trucks come down 13<sup>th</sup> Street.

1706 Can any one of you all sit here and actually give, give this Board here and give,  
1707 we as residents, a guarantee that your trucks will not come down there and deteriorate  
1708 our road. And crack those people's homes and stuff. Can you do that? Because I would  
1709 not pass this here unless'n it's guaranteed. Put cameras up there. You all can get some  
1710 impact fees here. You all can get some impact fees here. See, see, I know about all this  
1711 stuff, just like Fane Lozman. I've been in this City a long time here, for the good. Because  
1712 we welcome business true [inaudible]...

1713 **Chairperson Botel:** Thank you, Ms. Brabham.

1714 [Timer]

1715 **Ms. M. Brabham:** But we want you held accountable.

1716 **Chairperson Botel:** Thank you. Thank you.

1717 **City Clerk Anthony:** Madam Chair and Members of the Board, I'll now call the vote.  
1718 Councilperson McCoy?

1719 **Councilperson McCoy:** Yes.

1720 **City Clerk Anthony:** Councilperson Miller-Anderson?

1721 **Councilperson Miller-Anderson:** Yes.

1722 **City Clerk Anthony:** Councilperson Lanier?

1723 **Councilperson Lanier:** Yes.

1724 **City Clerk Anthony:** Pro Tem Lawson?

1725 **Chair Pro Tem Lawson:** Yes.

1726 **City Clerk Anthony:** Chair Botel?

1727 **Chairperson Botel:** Yes. That passes by unanimous vote. Thank you. Item  
1728 number nine.., I mean...

1729 **Chair Pro Tem Lawson:** Madam...

1730 **Chairperson Botel:** Yes.

1731 **Chair Pro Tem Lawson:** Madam Chair, just some comments. One of our speakers,  
1732 our residents, did make some very accurate comments in regards to what we can request  
1733 moving forward. I wanted to support this project because I know the jobs that they provide  
1734 for the community, and what they will continue to do. I'm trusting of this employer to do  
1735 their job, but I think we need to put some precedence in place, possibly with a workshop  
1736 or with a discussion so that we can address what requests we will have when applicants  
1737 do come to the table, in regards to a noise Ordinance, in regards to traffic studies, in  
1738 regards to some of the things that was addressed by one of our residents.

1739 **Chairperson Botel:** Thank you.

1740 **Chair Pro Tem Lawson:** Thank you, Madam Chair.

1741 **ORDINANCES ON SECOND AND FINAL READING**

1742 **ORDINANCES ON FIRST READING**

1743 **10. Chairperson Botel:** Madam Clerk.

1744 **City Clerk Anthony:** **ORDINANCE NUMBER 4160 AN ORDINANCE OF THE**  
1745 **CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY,**  
1746 **FLORIDA, ENACTING A MORATORIUM FOR UP TO 180 DAYS AS TO THE FILING,**  
1747 **RECEIVING OR PROCESSING OF ANY APPLICATION OR PERMIT ASSOCIATED**

1748 WITH FLOATING STRUCTURES OR LIVE-ABOARD VESSELS WITHIN THE  
1749 CORPORATE LIMITS OF THE CITY OF RIVIERA BEACH; DIRECTING CITY STAFF  
1750 TO REVIEW, AMEND AND DEVELOP UPDATED LAND DEVELOPMENT  
1751 REGULATIONS AND OTHER RECOMMENDATIONS REGARDING REGULATION OF  
1752 FLOATING STRUCTURES; PROVIDING FOR INCORPORATION INTO THE CODE OF  
1753 ORDINANCES; PROVIDING FOR CONFLICTS AND SEVERABILITY; AND  
1754 PROVIDING FOR AN EFFECTIVE DATE.

1755 **CLARENCE SIRMONS, DEVELOPMENT SERVICES DIRECTOR, 561-845-4060**

1756 **City Clerk Anthony:** Madam Chair, Members of the Board, we do have public  
1757 comment on this Item. The acceptance of public comments on this Item is now closed.

1758 **Chairperson Botel:** Thank you. Would someone care to make a motion?

1759 **Councilperson McCoy:** So moved.

1760 **Chairperson Botel:** Thank you. Do we have a second?

1761 **Chair Pro Tem Lawson:** Second.

1762 **Chairperson Botel:** Mr. [Inaudible].

1763 **City Manager Evans:** Madam Chair, if I may? Prior to the presentation by the  
1764 Development Services Director Clarence Sirmons, if I'm not mistaken, is this the Item that  
1765 has a scrivener's error?

1766 **Development Services Director Sirmons:** That's correct.

1767 **City Manager Evans:** Okay. If that can be stated for the record, especially if it is  
1768 contained in the title of the Ordinance.

1769 **Assistant City Attorney Busby:** Good evening, Mayor and City Council.

1770 **Chairperson Botel:** Good evening.

1771 **Assistant City Attorney Busby:** Good evening. If I can point that out, is on the first page  
1772 of Ordinance No. 4160, the last whereas clause refers to the definition section of Florida  
1773 statute 127.02, that is a scrivener's error. That one should be a 3, 327.02.

1774 **Unk. Audience:** Could you take your mask off?

1775 **Assistant City Attorney Busby:** I'm, I'm sorry. I'm, I'm not gonna take my mask off.

1776 **Chairperson Botel:** You don't have to.

1777 **Assistant City Attorney Busby:** Thank you. If I could repeat it then. The scrivener's  
1778 error is found on Page 1 of Ordinance No. 4160. It is the seventh whereas clause, which  
1779 is the last whereas clause on that page, in which it refers to the Florida statute as number

1780 127.02. It should be 327.02. It is contained also in the Agenda Item, the memorandum  
1781 addressed to the City Council and the Mayor. However, I'm most concerned about it  
1782 being corrected here for Ordinance No. 4160 on first reading.

1783 **Chairperson Botel:** Thank you.

1784 **Assistant City Attorney Busby:** Thank you.

1785 **City Manager Evans:** Madam Chair, if I can have Director Sirmons make the  
1786 presentation on this Item.

1787 **Chairperson Botel:** Thank you.

1788 **Development Services Director Sirmons:** Yes. So, this Item is before you at the  
1789 request of this Board. Initially, over..., about a year ago, my predecessor began working  
1790 with Legal to construct a, a moratorium on floating structures and live-aboard vessels in  
1791 the waterways of the City. Because of turnover and the pandemic, that initiative never  
1792 manifested to coming before you, so it was reanimated last month when the Board, once  
1793 again, asked Staff, through the City Manager, to look into creating a moratorium for this.  
1794 So, I'm before you today with that Item. Development Services has worked very closely  
1795 with the Legal Department to construct this document for your consideration today.

1796 The purpose of this moratorium is to prevent the proliferation of unregulated  
1797 floating structures and live-aboard vessels in the waters of the City. This moratorium and  
1798 the time period during which these structures cannot be added, apply for permits or  
1799 constructed or, or moored in the City would give Staff time to consider what additional  
1800 regulations are required and necessary to ensure that our waterways are clear and  
1801 sanitary. There are some health, as well as physical concerns that are related to these  
1802 types of structures that the City does not have the depth of regulations to address, and it  
1803 would take place during this time. Additionally, the county is examining creating new  
1804 regulations for waters of the City, or related to this, so the City would also like to pause at  
1805 this time to consider all of those things to determine what additional language needs to  
1806 be in our Codes related to these types of structures and vessels.

1807 I have gone out on the waters of the City with our marine unit to take a look at such  
1808 instances that we have in the City waterways, and I have some photos from that. This is  
1809 an example of a floating structure in our waterway. Typically, these structures stay in the  
1810 same place, moored in the same place for years at a time, as those..., the, the persons  
1811 living on them, keep it in the same place and they usually use a smaller vessel to go back  
1812 and forth between land to get whatever supplies they need. Additional pictures of existing  
1813 live-aboard vessels in the City waters here. This picture begins some examples of floating  
1814 structures that exist currently in the City waters. Again, with the lack of regulations  
1815 currently, there is no..., even registration process for these types of structures, and so,  
1816 you have things like this in our waterways that are apparently not structurally sound. This  
1817 isn't something that our Building Official would inspect to make sure that there's..., are no  
1818 life safety issues on the structure or anyone who would be above it. So..., I'm sorry, on  
1819 board it.

1820 So, again, looking at these types of structures and determining if we want them,  
1821 and if we will allow them if they should exist, or what fashion they should exist and be  
1822 regulated and permitted in. This is another floating structure that exists in the City  
1823 waterways. And here is a third floating structure existing in City waterways, that's sitting  
1824 on a, a type of floating dock with a, a container on it. Another example of floating  
1825 structures in the City waterways.

1826 On the map here, shows the, the City limits of Riviera Beach, as well as our  
1827 neighbors and their boundaries along the waterway in Lake Worth Lagoon. The red  
1828 circumscribes our waterways, and this moratorium would apply to those.

1829 That concludes Staff presentation.

1830 **Chairperson Botel:** Thank you.

1831 **Councilperson McCoy:** Can you go back to the map?

1832 **Development Services Director Sirmons:** Yes.

1833 **Councilperson McCoy:** And, can you go in closer, please?

1834 **Development Services Director Sirmons:** I'm not able to zoom in.

1835 **Chairperson Botel:** Do you have a question? He can't zoom in, he says.

1836 **City Manager Evans:** Madam Chair? Director Sirmons, is there a way for you to exit  
1837 out of the presentation and go into Google Maps, to where you can effectively zoom in?

1838 **Development Services Director Sirmons:** The presentation is on the computer over  
1839 here, so I'm not sure if they are able to find this location on.., that was taken from the  
1840 county's GIS page, that particular image. Is there a certain area of the Lagoon that the  
1841 Council Member desires better visuals?

1842 **Councilperson McCoy:** Yes. I kinda wanna see where those boundary lines with a  
1843 little bit more specifics because...

1844 **Development Services Director Sirmons:** Well, you may be able to zoom into the  
1845 PowerPoint on slide nine. Is there a way to zoom in on that page to see it more closely.  
1846 The bottom right, there's a plus sign. The very bottom right of the screen.

1847 [Pause]

1848 **Chairperson Botel:** Is that better, Mr. McCoy?

1849 **Councilperson McCoy:** Yes. And, there's a portion.., I guess, where's the intracoastal  
1850 waterway relative to this map? Which would be, according to what we have, not  
1851 considered?

1852 **Chairperson Botel:** Hmm? [Stammer].., that's the, the Lake Worth Lagoon.



1853 **Councilperson McCoy:** Right. But, the language specifically excludes the  
1854 intracoastal, and Tri Coastal.

1855 Page 2, Section 13-54 does not apply to any vessel or floating structure owned or  
1856 operated by the state or the United State government , or any vessel or floating structure  
1857 operating within the Florida intracoastal waterway. And I'm trying to find out [pause], you  
1858 now, this is something I asked for yesterday and I didn't see it, so I guess I wanna see  
1859 where the delineation is, or where the waterways begins and ends, and... Because, I, I  
1860 think there's a narrow waterway channel. Is, is that the correct terminology? That would  
1861 encompass... Because, I mean, obviously this is the complete map, but... We're gonna  
1862 have to do better than this, Mr. Sirmons. So, perhaps if we can table it, I would love to  
1863 see where we're talking about, because I asked for this, and that was the concern  
1864 because I don't want to give some sort of blank unapproval when there's clearly  
1865 exclusionary language within this.

1866 And, for the enforcement mechanism piece of it, if we don't know, our marine unit  
1867 can't even begin to tell where a, a boat, or a vessel, or, or any kinda structure, where they  
1868 can and can't be because we don't the know the maps ourselves. So, can we, perhaps  
1869 table this and give Staff some time to give us something better than that because, clearly,  
1870 I can't determine where it starts and ends, and that's a very fundamental portion of this.

1871 **Chairperson Botel:** I think perhaps, from my point of view, during the moratorium,  
1872 those items can be resolved, those questions can be answered. This gives the Staff time  
1873 to do that.

1874 **Councilperson McCoy:** No, ma'am. That's not what is in the whereas clauses. And,  
1875 I think they're very aware of what I'm referring to, since we had this discussion yesterday.

1876 **Chairperson Botel:** Mr. Sirmons or Mr. Evans.

1877 **Councilperson Miller-Anderson:** Madam Chair, are we doing public comments  
1878 before we get into our comments, or we're, we're..

1879 **Chairperson Botel:** I., yeah. We, we should...

1880 **Councilperson Miller-Anderson:** ...not doing it that way anyway anymore.

1881 **Chairperson Botel:** ...do public comments before we get... Go ahead, Madam  
1882 Clerk. Let's get...

1883 **Councilperson McCoy:** Well, no. Madam Chair, I guess my question is, this  
1884 Ordinance, I'm just trynna get clarification on a presentation that he presented to us. So,  
1885 before public comments, for the purposes of, not just me, but for the public, we should be  
1886 able to determine where the waterway begins and where the actual Riviera Beach waters,  
1887 where the moratorium will exist. Because the moratorium say this excludes the  
1888 intracoastal waterways.

1889 **Development Services Director Sirmons:** And, so...

1890 **Chairperson Botel:** Would you please...

1891 **Development Services Director Sirmons:** ...the...

1892 **Chairperson Botel:** ...please reference where that is on your document again,  
1893 please?

1894 **Councilperson McCoy:** Page 2 of., I'm sorry. Let me go back. I'm sorry.

1895 **Chairperson Botel:** Yeah. Of the Ordinance itself.

1896 **Councilperson McCoy:** Yes. On Page 2, second whereas clause.

1897 **Chairperson Botel:** Okay.

1898 **Councilperson McCoy:** Well...

1899 **Chairperson Botel:** I think I have a map somewhere of the intracoastal...

1900 **Development Services Director Sirmons:** If, if...

1901 **Chairperson Botel:** ...waterway. Let me...

1902 **Development Services Director Sirmons:** If I may? The, the Ordinance would apply  
1903 to everything in red, the waters of the City. The intracoastal waterway refers to that entire  
1904 body, between the Island and that strip that runs along the mainland and the barrier  
1905 islands that stretches down the coast of the state.

1906 So, that whereas clause is saying that those government vessels, operating in any  
1907 part of the intracoastal waterway, are exempt from that portion of the Code.

1908 **Councilperson McCoy:** That's exactly my point. If it doesn't apply to those, and you're  
1909 saying the intracoastal waterway, is everything from the, I guess the easternmost  
1910 seaboard., the easternmost border of our, our coast, on the mainland, all the way up until  
1911 the barrier island, that's considered the waterways. That's exactly what you have, I guess  
1912 included in that section. And, you can't say we're gonna create a moratorium to say all  
1913 Riviera Beach waters, excluding the intracoastal waterways when clearly, I can see that,  
1914 that's the intracoastal waterway. Is that the best picture we have?

1915 [Pause]

1916 **City Attorney Wynn:** Madam Chair?

1917 **Chairperson Botel:** Yes. You're recognized.

1918 **City Attorney Wynn:** We have with us Bob Diffenderfer with the Law Firm of Lewis,  
1919 Longman & Walker, who's assisted my office and Mr. Sirmons with this draft. His office  
1920 ha'..., his firm has. And perhaps he can shed some light on Mr. McCoy's questions, and  
1921 maybe clear some things up for you.

1922 **Chairperson Botel:** Thank you. Go ahead. You're rec'...

1923 **Mr. R. Diffenderfer:** Madam Chair. Bob Diffenderfer, Lewis, Longman & Walker,  
1924 for the City.

1925 Clarification perhaps, is that the section you're referring to, refers to the existing  
1926 Ordinance of the City, which contains that prohibition. That existing Ordinance of the City  
1927 will continue to apply, but the reach of the moratorium is to all waters within the boundaries  
1928 of the City. So, the moratorium itself is a prohibition against any new consideration in the  
1929 City, period.

1930 The point you're trying to make, should it apply in the intracoastal, should it not  
1931 apply? That's part of the discussion that needs to be had over the course of development  
1932 of this Ordinance. What the whereas clause is referring to, are the contours of your  
1933 existing Ordinance. Not the breadth of the moratorium itself.

1934 **Councilperson McCoy:** And I'm just asking for that to be delineated, so that we'll know  
1935 what part is not excluded, not including inside of the moratorium.

1936 **Chairperson Botel:** Is that a question, Mr. McCoy? Go ahead.

1937 **Councilperson McCoy:** No. That's a statement. I'm...

1938 **Chairperson Botel:** Oh.

1939 **Councilperson McCoy:** You know, I heard what he said, but I'm telling you, looking at  
1940 this map, one..., because this obviously, at this point, is a part of the official record. One  
1941 cannot tell where the intracoastal begins or ends. Even if you tell me our, our current  
1942 Code encompasses Section 34 does not apply, well then, if that is true, then someone or  
1943 somewhere, there should be a map that delineates what is excluded by 13-54.

1944 **City Attorney Wynn:** So, what's excluded by 13-54 is any vessel operating in the  
1945 waterway.

1946 **Councilperson McCoy:** Okay.

1947 **City Attorney Wynn:** In the, in the intracoastal waterway.

1948 **Councilperson McCoy:** Right. But Ms. Wynn, just..., I don't know why it's so difficult.  
1949 I just wanna know where it starts and ends. That's it. And, you know, this is the same  
1950 question I asked before, because, you know if it's in the Florida intracoastal waterway,  
1951 then if it's my understanding, then that is..., falls within the authority of Fish & Wildlife. Am  
1952 I correct?

1953 [Inaudible dais comment]

1954 **Assistant City Attorney Busby:** Or...

1955 **Councilperson McCoy:** For the regulation of any kind of vessels or structures.

1956 **Assistant City Attorney Busby:** Chair Botel, if I...

1957 **Chairperson Botel:** Yes. Go ahead.

1958 **Assistant City Attorney Busby:** If I may address Councilperson McCoy. You bring up  
1959 a very valid issue, and it's an issue that Palm Beach County is wrestling with, and that's,  
1960 the arbitrary lines in the waterways. It's created many jurisdictional issues, even between  
1961 the county and the City. Sometimes PBSO and our City marine unit can't always  
1962 determine, 'Well, is this Palm Beach County waters, or City waters?' And, the county  
1963 thinks, and this is why they're actively involved in drafting this Ordinance, the county  
1964 believes that if they have an Ordinance encompassing all of the county, and allowing  
1965 municipalities to opt out, that they are going to be able address the jurisdictional issues  
1966 that you so raise. Because, it is difficult to draw a line in the water. They have recognized  
1967 that.

1968 The other issue that the county raised, in Staff meetings with the Ci'..., with City  
1969 offi'..., with City Staff, was that enforcement was lacking in their 2015 Ordinance. And that  
1970 is very similar to what the City has in, in, its Code. Okay? They don't have any language  
1971 that allows the county to remove the floating structure. And, as you can see, the City of  
1972 Riviera Beach is also lacking in that enforcement area of our Code. And, we have these  
1973 law..., state statutes and City policies, if a vessel der'..., a vessel is derelict or at risk. But,  
1974 with a floating structure, if a floating structure's at risk, we don't have anything, or any  
1975 mechanism to address it.

1976 And so, what happens if a storm comes, they sink. And when they sink, it's a  
1977 greater problem for the city, and the county if it's in county waters, because now it's our  
1978 responsibility to raise it and dispose of it. So it doesn't become any kind of navigational  
1979 or environmental hazard.

1980 **Councilperson McCoy:** Thank you.

1981 **Assistant City Attorney Busby:** You're welcome.

1982 **Chairperson Botel:** Go ahead. Oh. You're done. Any other questions or  
1983 comments? Councilwoman Miller-Anderson?

1984 **Councilperson McCoy:** Well, I thought we were going to public comment.

1985 **Chairperson Botel:** Are you...

1986 **Councilperson McCoy:** I just wanted to get some delineation on that, but we...

1987 **Chairperson Botel:** Okay.

1988 **Councilperson McCoy:** ...can go to public comment.

1989 **Chairperson Botel:** Let's go to public comment. Thank you.

1990 **City Clerk Anthony:** Fane Lozman, Bessie Brown, J.B. Dixon.

1991 **Mr. F. Lozman:** Fane Lozman.

1992 I'm not impressed with you, Mr. Sirmons, you don't seem to know the difference  
1993 between a vessel and [chuckle] floating structure. Vessels have hull ID numbers. Okay?  
1994 They're supposed to be registered ...

1995 [Inaudible dais comment]

1996 [Chuckles]

1997 **Mr. F. Lozman:** ...in... Is that him over there? They're supposed to be registered in  
1998 the State of Florida. Right now, the Riviera Beach Police Department can go tow any  
1999 floating structure, in City waters, that's not on private property and destroy it. That's  
2000 considered floating litter. The State of Florida says any floating structure that's in state  
2001 waters, can be removed without any notice. The county has a floating structure  
2002 Ordinance, any floating structure that doesn't., that's in county waters, can be removed  
2003 without no notice, without due process. The only thing that can be in state waters are  
2004 registered vessels.

2005 We went through this with the county five years ago. Okay? This is only because  
2006 Botel doesn't like my floating structure on my property, and the county specifically  
2007 excluded floating structures on private property. 'Cause floating structures on private  
2008 property are allowed to have a homestead exemption for state law. So, my floating  
2009 container home, has a homestead exemption. There's nothing you can do with it. I can  
2010 put twenty container homes out there, there's nothing you can do about it 'cause it's  
2011 homesteaded. You can fine me all you want, you can't foreclosure on my property. So  
2012 the county recognized that floating structures can only be allowed on private property, or  
2013 in private marinas. But if they're out there on the water, you can go destroy 'em tonight.  
2014 You can go any' one of.., any floating structure on City or state waters, you can grab it  
2015 and destroy it. 'Cause it doesn't exist. There's no vessel ID number for it. There's no  
2016 hull ID number for it, excuse me.

2017 So, this is just routine Botel, and her little obsessive hat lady over there, let's try to  
2018 get Fane Lozman. You're not going to. You're right. I wanna build fifteen million dollar  
2019 homes up and down that road, but they're precluding that. So let's see if you like to have  
2020 Hong Kong Harbor with a bunch of container homes, and there's nothing you can do  
2021 about it, Botel. Or the hat lady, for that matter. You know? Because it's private property.  
2022 Go talk to the county. I talked to the City Attorney, she didn't go talk to Denise Nieman.  
2023 Denise Nieman will tell you, the County Attorney, you can't regulate floating structures on  
2024 private property. And Mr. McCoy, you're a smart guy. This guy's clueless. The  
2025 intracoastal waterway, when did Riviera Beach take over the intracoastal waterway?  
2026 When did that happen? Okay? You're, you're damn right. Intracoastal waterway, when  
2027 did that happen? Why don't they know what a floating structure is? I learned about it  
2028 cause I had Stanford law school represent me in what redefined the definition of vessel

2029 at the U.S. Supreme Court. So, you got floating structures out there, you can go tell your  
2030 police captain to go get 'em out of there tonight. But on private property, there's nothing  
2031 you can do it about when they're homesteaded.

2032 And, finally, Lewis, Longman & Walker, who's paying your bill? The taxpayers are  
2033 paying. This is.., Botel is an evil woman, spending tens of thousands of dollars on...

2034 **Chairperson Botel:** Thank you so much, Mr...

2035 **Mr. F. Lozman:** ...attorneys...

2036 [Gavel]

2037 **Chairperson Botel:** You're, you're done.

2038 **Mr. F. Lozman:** ...to try to target me.

2039 [Gavel]

2040 **Mr. F. Lozman:** As a Board...

2041 **Chairperson Botel:** You're out of order.

2042 **Mr. F. Lozman:** ...as a Board...

2043 **Chairperson Botel:** Your time is up.

2044 **Mr. F. Lozman:** ...you need to say...

2045 **Chairperson Botel:** Thank you so much.

2046 **Mr. F. Lozman:** ...'Botel...

2047 **Chairperson Botel:** You're done.

2048 **Mr. F. Lozman:** ...you don't run this City.

2049 **Chairperson Botel:** Can I remind you...

2050 **Mr. F. Lozman:** You're not gonna...

2051 **Chairperson Botel:** ...you're done.

2052 **Mr. F. Lozman:** ...waste our...

2053 **Chairperson Botel:** Your time is up.

2054 **Mr. F. Lozman:** ...taxpayer's money on law firms.' That's what you have to say.  
2055 She's not...

2056 **Chairperson Botel:** Your, your...

2057 **Mr. F. Lozman:** ...gonna...

2058 **Chairperson Botel:** ...your...

2059 **Mr. F. Lozman:** ...run this...

2060 **Chairperson Botel:** Your time is up...

2061 **Mr. F. Lozman:** Okay.

2062 **Chairperson Botel:** ...Mr. Lozman. I, I, I...

2063 **Mr. F. Lozman:** Botel, shut up.

2064 **Chairperson Botel:** Yeah. Your time is up.

2065 **City Clerk Anthony:** Bessie Brown, J.B. Dixon.

2066 [Inaudible dais comments]

2067 **Ms. B. Brown:** Good evening. Bessie Brown.

2068 I'm here supporting the [pause] the floating vessels., floating homes. You know,  
2069 basically. I actually., we, we, we've been through this already. The City. We've had a  
2070 moratorium before, on all of this stuff. All of this stuff again, and now you want another  
2071 mor'., moratorium [stammer] moratorium when you won't., when you should've taken  
2072 care of all of that then. But now, we're back here with this and, and, and on and on and  
2073 on. And I know basically it's about Fane Lozman's property. But, but, but if he., but, but  
2074 if he puts this stuff on his property, I don't know what you wanna do with it, but you...  
2075 Then you change, you change the City's Ordinances, you know, and things, and  
2076 [stammer], policies and stuff. But basically, you all should just do what is right, and fair  
2077 about, about that man's property. And, and, and whatever else is involved in all this other  
2078 stuff, because he has a right to put, put, put something on his property. He has a right to  
2079 put what he wants on his property. And, and, and I just, you know... I, I wish you all.,  
2080 and I wish you all would really stop just, you know, annoying on him, annoying on him,  
2081 'cause I think., aren't, aren't there float'., floating homes over there anyway? Be so.,  
2082 why is it that just now we, we're actually identifying Fane Lozman's home, you know,  
2083 information.

2084 Basically, you need to do what's right. Do what's right from the beginning about  
2085 floating homes, floating properties and all that, because you're just., you're wasting our  
2086 time, the taxpayers' dollars and by doing., doing this and doing that, and always going to  
2087 moratorium. You need to just do what's right from, from, from the top., from the top to  
2088 the bottom, because, I mean, I'm sick of this. I'm really sick of this.

2089 **Chairperson Botel:** Thank you.

2090 **City Clerk Anthony:** J.B. Dixon.  
2091 **Ms. J.B. Dixon:** Well I agree that you should do what's right, but what is right...  
2092 **Chairperson Botel:** Could you just state your name and address, please?  
2093 **Ms. J.B. Dixon:** I'm sorry. J.B. Dixon, Singer Island, Riviera Beach.

2094 I think that you should do what is right and that is to pass this moratorium because  
2095 we have gotten in trouble in the past because we have not had the time to develop our  
2096 policies, our rules and our regulations. They have been neglected. And, we saw that  
2097 when we had to pass the Special Preservation District that we had not changed our  
2098 zoning. So, we need the time, the Staff needs the time to do this job well, and not just  
2099 rush into it.

2100 In the meantime, if you don't have a moratorium, people who want to put floating  
2101 shacks everywhere, will apply for permits. And, this gives the Staff a chance to be able  
2102 to develop good rules and regulations. I was a boat owner prior to coming to Florida,  
2103 Great Lakes Boating up north. I've owned several boats. Like most things, there are  
2104 good boaters and bad boaters, responsible ones and irresponsible ones. We have a lot  
2105 of irresponsible ones, right down here in Riviera Beach. Putting waste into our waters  
2106 where people are swimming. We have children swimming under the Blue Heron Bridge  
2107 and we have, not only derelict boats, but those floating structures. They do not have  
2108 toilets. When they do have toilets, the kind that you have to carry off your boat, as  
2109 opposed to having pumped out, they take, take the head, as it is known, and they just  
2110 dump it over the side. We cannot do anything at this point, unless you actually see them  
2111 do it. And, of course, they don't do it at high noon, they do it at midnight.

2112 So, we need all kinds of regulations and rules, to make sure A) that our water is  
2113 safe, and that the people who swim and snorkel in our water are safe. And right now,  
2114 they're not. They are not, and you can ask anyone who boats there, if.., that they have  
2115 seen this. You can do anything and call it a floating structure. You can put a car on  
2116 pontoons, an old wreck of a car and that is a floating structure. We do not need to look  
2117 like, like a trailer park for rusty old automobiles. We have a beautiful waterway, we should  
2118 keep it that way.

2119 People who are irresponsible come from Jupiter and other places where they're  
2120 harassed, and they come to Riviera Beach because it is known as some place that does  
2121 not enforce whatever rules and regs it has, and in many cases, does not have rules and  
2122 regulations.

2123 So, I urge you to pass this moratorium so that we can develop the proper ones.

2124 Thank you.

2125 **Chairperson Botel:** Thank you. Does that conclude...

2126 **City Clerk Anthony:** Madam Chair?



2127 **Chairperson Botel:** ...public comments?

2128 **City Clerk Anthony:** Madam Chair, Members of the Board, that concludes public  
2129 comments on this Item.

2130 **Chairperson Botel:** Thank you. Do we have any other comments or questions?

2131 **Chair Pro Tem Lawson:** Madam Chair?

2132 **Chairperson Botel:** You're recognized, Mr. Lawson.

2133 **Chair Pro Tem Lawson:** Just going through the backup, Mr. Evans, it said that a, a  
2134 Member of City Council directed Staff to review current City Code provisions. When was  
2135 that direction given?

2136 **City Manager Evans:** With regards to the Item that's contained in the memorandum,  
2137 I can't speak to any directive that was provided by any particular Councilperson. I know  
2138 that once I started with the agency, this was an Item that Staff had been working on. I  
2139 don't know if Director Sirmons has any additional information concerning that.

2140 **Development Services Director Sirmons:** The original directive also proceeded my  
2141 time with the City, but I understand my predecessor took the lead on [stammer]  
2142 investigating and cultivating a, a moratorium Ordinance.

2143 **Chair Pro Tem Lawson:** Okay. I just don't recall, serving for the last twenty months  
2144 when this direction was given, to address the floating homes. And, if this is something  
2145 that we've been working on for a while, I'm just concerned with us continuing to bring  
2146 moratoriums to the table versus addressing what's the major overarching issue, which is  
2147 the Comp Plan and the Land Development Code. So, until we can really address our  
2148 Comprehensive Plan and the Land Development Code, I think we're just gonna just keep  
2149 putting Band-Aids on the issues that pop up over and over.

2150 So colleagues, I, I think we need to put more effort, and advising Mr. Evans to  
2151 address the Comprehensive Plan and the Land Development Code. That needs to be  
2152 something that I've been addressing and discussing from the day that we got here, and  
2153 every time this moratorium or an issue comes up within the City, we just slap a Band-Aid  
2154 over it to try to research and figure out what we're going to do. We need to just take a  
2155 full.., and entire look, in totality, of our Code so we can address the te'.., intensities and  
2156 densities down Broadway so that we can address some of the land uses, so we can  
2157 address our wetlands, so we can address the, the live-aboard vessels in our waters. I  
2158 think that we just are taking a reactive approach instead of being proactive again.

2159 Mr. Evans, where do we stand with addressing and updating our Comprehensive  
2160 Plan, and our Land Development Code?

2161 **City Manager Evans:** Madam Chair, I could.., if Director Sirmons can speak to the  
2162 items that were contained in Councilman Lawson's comments.

2163 **Chairperson Botel:** Okay.

2164 **Development Services Director Sirmons:** Yes. One of.., I definitely agree that our  
2165 Comprehensive Plan and our Codes have been lacking attention, and I've worked with  
2166 City Administration to reorganize the Department so that we have dedicated Staff. So,  
2167 one of our senior.., our Principle Planner position has been reallocated to long range  
2168 planning exclusively, which means they will no longer focus on individual permits and  
2169 individuals site plan application reviews to create reports for Planning & Zoning, but they  
2170 would only focus on our Comprehensive Plan, and the associated Codes of the City so  
2171 that they're not consistently on the back burner, and that someone owns that process,  
2172 'cause it's very important to address the long range planning and not just the short.., the  
2173 individual applications and being reactive to them. So that person owning that process  
2174 will consistently bring these items to the Board. And we want to.., a part of the goal is to  
2175 reduce the amount of consultants we are using to address these issues, that we have a,  
2176 a dedicated Staff member who, every day, is working on updating these sections of our  
2177 Plan with some consultant working with them, but the bulk of it will be done by City Staff  
2178 now because we have a dedicated position and we are, are hoping we can continue to  
2179 reorganize to get a second person in that new Division of, of the planning portion of the  
2180 Development Services Department.

2181 **Chair Pro Tem Lawson:** And... Follow up, Madam Chair?

2182 **Chairperson Botel:** Sure.

2183 **Chair Pro Tem Lawson:** I think that Staff can definitely handle it, but also, this is the  
2184 perfect time to bring in this consultant or professional to assist with updating the  
2185 Comprehensive Plan, because I really wanna understand what are we gonna be doing  
2186 for the next 180 days on this moratorium? I want an outline plan. This was the previous  
2187 concerns that I had. It's not that I'm against the moratorium, it's that I'm against the fact  
2188 that we don't have Plan in place, and a process, policies and procedures of what we're  
2189 going to do during this 180 days. And then, after this timeframe has expired, are we  
2190 gonna be asked to extend it again? So, what exactly are we doing during this next  
2191 moratorium before we can actually move forward with voting on this?

2192 That consultant, I think, it's the perfect time for us to bring in and address our entire  
2193 Comprehensive Plan. And, really focus on what the issues are versus when someone  
2194 puts a floating vessel on the water and just slapping a moratorium on them. I don't, I don't  
2195 think that's a proper way of moving forward, and for the process of being a policymaker,  
2196 I think we need to address the policies of our Comprehensive Plan. I think we need to  
2197 address the concerns that we have as a City versus just kind of slapping Band-Aids on  
2198 the issue.

2199 Thank you, Madam Chair.

2200 **Chairperson Botel:** Any other comments?

2201 **Councilperson Lanier:** Yeah. I just wanted to say that, with the comments of the last  
2202 resident that came up in regards to.., I, I heard this often about the City of Riviera Beach

2203 and, you know, ‘Come to the City of Riviera Beach, you can do whatever you want to  
2204 here. You can get away this, you can get away that.’ And, with the City’s new Council,  
2205 the City’s new Administration, I think that we are moving in the right direction to address  
2206 our Comprehensive Plan issues. These are plans that City set forth twenty and thirty  
2207 years in the future. So, this is not a Plan that you can do in a couple of days or a couple  
2208 of months, these are things.., with these issues.., especially this one that’s before us  
2209 tonight, these are issues that, when we move forward with the Comprehensive Plan,  
2210 these are Ordinances, and these are Planning & Zoning issues that will be in the City’s  
2211 coffers and plans for the next twenty to thirty years.

2212 And having a moratorium to make sure that these things are.., the experts that we  
2213 have... None of us sitting here are experts in Planning & Zoning. None of us sitting here  
2214 are experts in floating structures. That is the reason why we have attorneys, that is the  
2215 reason why we have consultants, and that is the reason why we hire people who have  
2216 those expertise. They bring the issues to us, we discuss them, we ask the questions, but  
2217 we want to be sure that when we do move forward with Comprehensive Plans, with  
2218 moratoriums, that those things are issues that are well thought out, because these are  
2219 gonna stand on the books for the next twenty years.

2220 So, I’m in agreement with the moratorium, in a sense that it is.., it gives the City  
2221 time to research and bring the experts in so that when we do change our Comprehensive  
2222 Plan, when we do move forward with plans for the City, then we certainly will be in a  
2223 position that it can stand the test of time.

2224 **Chairperson Botel:** Thank you. Councilwoman Miller-Anderson, do you have a  
2225 remark to make?

2226 **Councilperson Miller-Anderson:** Yes. I., the issue that Mr. McCoy was inquiring  
2227 about the map, is there something that they can have, being that this is first reading, is  
2228 that something they can have for us by the next, next meeting? ‘Cause I know he was  
2229 thinking about possibly pulling it off. Until that is identified.

2230 **Chairperson Botel:** Mr. Sirmons.

2231 **Development Services Director Sirmons:** Yes. I don’t see any reason why we  
2232 couldn’t have an updated map by the second reading.

2233 **Chairperson Botel:** Thank you.

2234 **Councilperson Miller-Anderson:** Oh. Okay. Thank you.

2235 **Chairperson Botel:** Anything...

2236 **Chair Pro Tem Lawson:** Madam Chair?

2237 **Chairperson Botel:** ...else? You’re recognized.

2238 **Chair Pro Tem Lawson:** Just to address a comment of my colleague. This issue with  
2239 this floating home vessel, I believe is over two years old, so us slapping a moratorium on  
2240 it to address the issue, and stating that a Comprehensive Plan doesn't take a, a week or  
2241 a couple days, or a couple months, we're dragging our feet and continuing to be reactive  
2242 to the issues that come across the table. I directly stated hire a consultant to address the  
2243 concerns, hire a professional to address the issues we have and stop dragging our feet,  
2244 and then when something happens, we wanna slap a moratorium on this.

2245 This is the improper way of handling operations of our City, and we continue to  
2246 make these missteps. We've been serving.., I've served for the last twenty months and I  
2247 do not feel that the accomplishments of this Board is up to the par of what we said we  
2248 were going to serve this community. We need to do a better job and demand our Staff to  
2249 complete this. So this is an issue that was addressed two years ago, why are we doing  
2250 a moratorium to continue to research it? There's obviously a problem.

2251 So, Madam Chair, what we're saying, and what I'm saying, is us bringing a  
2252 consultant in to address our Comprehensive Plan so that additional borrowed time that I  
2253 have serving on this dais, we can actually get something accomplished.

2254 **Chairperson Botel:** Any other comments?

2255 **Councilperson Miller-Anderson:** Yes, Madam Chair.

2256 **Chairperson Botel:** It's moved and seconded that Council approve the  
2257 moratorium...

2258 **Councilperson Miller-Anderson:** Madam Chair?

2259 **Chairperson Botel:** Yes. I'm sorry.

2260 **Councilperson Miller-Anderson:** Yes, I did have a comment. I, I, I do hear what  
2261 Mr. Lawson is stating. I know back, if my memory serves me correctly, back when Mr.  
2262 Evans came the first time, back in 2017, I believe.., I believe that was during the time and  
2263 they had started working on this, and Mr. Bailey, at the time, were doing community..,  
2264 basically, community meetings, and trying to get input and get started with my District.  
2265 And, I believe after Mr. Evans left, unfortunately, it did fall by the wayside from the Council  
2266 that was there, as well as the Administration, City Manager that was there at that time.  
2267 And so, I know that, you know, this is something that we do need to take a look at and  
2268 try to bring it up to speed. But, being that this is the first reading, I am.., I would not have  
2269 an issue with it. I understand, you know, I understand your point in saying that we're  
2270 being reactive.

2271 I, I would only be voting for this because of the fact that I expect to have a little  
2272 more information between now and then. And if we could possibly get an idea as to when  
2273 we could start looking at the Comp Plan, I could certainly be in support of it, and knowing  
2274 that we can do both at the same time.

2275 Thank you.

2276 **Chairperson Botel:** Thank you. It has been moved and seconded that...

2277 **Councilperson McCoy:** Question.

2278 **Chairperson Botel:** ...Council approve a...

2279 **Councilperson McCoy:** Question.

2280 **Chairperson Botel:** ...moratorium...

2281 **Councilperson McCoy:** Question.

2282 **Chairperson Botel:** I'm sorry, go ahead.

2283 **Councilperson McCoy:** So, just reading the title of this Resolution., I'm sorry, of the  
 2284 Ordinance, Mr. Sirmons., Mr. Sirmons... I'm sorry. [Chuckles]. Mr. Sirmons...

2285 **Councilperson Lanier:** Mr. Sirmons, how do you say your name?

2286 **Chairperson Botel:** Sirmons.

2287 **Development Services Director Sirmons:** Sirmons.

2288 **Councilperson Lanier:** Okay. [Chuckles].

2289 **Councilperson McCoy:** Okay.

2290 **Chairperson Botel:** Sirmons.

2291 **Development Services Director Sirmons:** I don't mind the accent though.

2292 [Inaudible comments]

2293 **Councilperson McCoy:** So, this moratorium prevents the filing or receiving of  
 2294 applications, or permits, assoc'..., associated with floating structures. Explain what that  
 2295 means. Because, if there's no process now, I'm under'..., trying to figure out what exactly  
 2296 would one come to ask the City for.

2297 **Development Services Director Sirmons:** So, the structures existing legally and  
 2298 illegally, any future, legal or illegal, floating structures or live-aboard vessels are the ones  
 2299 that are being addressed by this. So, if someone came to the City to say, 'I would like to  
 2300 put this [stammer] in the Lagoon,' part of the reason we would have the moratorium is to  
 2301 say that, 'We don't have a well enough developed process at this time to allow that.' So,  
 2302 we are working on those and, at the end of this Res'..., moratorium period, we would  
 2303 expect to have the, the right processes in place to handle such requests.

2304 **Councilperson McCoy:** Follow up.

2305 **Chairperson Botel:** Go ahead.

2306 **Councilperson McCoy:** In the scenario you just proposed, that you just described that  
2307 there being a floating structure that's illegal, that would be illegal by what authority or what  
2308 standards, or what regulatory body?

2309 **Development Services Director Sirmons:** By the City Codes.

2310 **Councilperson McCoy:** Well then, we wouldn't accept applications for illegal  
2311 structures. And, if it's specifically where we described...

2312 I yield. I'm finished, Madam Chair.

2313 **Chairperson Botel:** Thank you. It has been moved and seconded that Council  
2314 approve a moratorium of floating structures and live-aboards. If you agree, vote yes. If  
2315 you disagree, vote no., Madam Clerk.

2316 **Chair Pro Tem Lawson:** Ma'... Madam Chair, I'm sorry. I did have a question in  
2317 reference to the statement Mr. Sirmons just made. Legal and illegal structures, if there's  
2318 no process in place, what are we really putting a moratorium in place for?

2319 **Development Services Director Sirmons:** So, if someone is applying for a, a, a dock  
2320 to place a floating structure on their property, we would reject that application and say,  
2321 'No, there's currently a moratorium,' and we would let them know afterwards when they  
2322 can activate that application and it'd be processed.

2323 **Chair Pro Tem Lawson:** What are the daily fines for an individual that has an illegal  
2324 structure?

2325 **Development Services Director Sirmons:** I don't know offhand.

2326 **Chair Pro Tem Lawson:** Okay. But there are fines in place that we would be able to  
2327 implement if somebody had an illegal structure?

2328 **Development Services Director Sirmons:** I would have to defer on that question.

2329 **City Attorney Wynn:** That would be through the Code Enforcement process,  
2330 correct?

2331 **Development Services Director Sirmons:** It, it could be, but the, the fine portion of  
2332 it, I don't believe is defined currently in the Ordinance, how much that fine would be. So,  
2333 I'm not sure how we would calculate the amount. And, again, points to the need for us to  
2334 visit the regulations and make sure we have a., an effective mechan'..., mechanism for  
2335 enforcement.

2336 **City Attorney Wynn:** Right. Because if there is no fine amount listed, or that's been  
2337 adopted, then you can't implement one.

2338 **Chair Pro Tem Lawson:** Right. So...

2339 **City Attorney Wynn:** So that's, I guess, Mr. Sirmons' point is that goes more toward  
2340 the need of having a moratorium so that you can put those things in place.

2341 **Chair Pro Tem Lawson:** Okay. Mr. Sirmons, are we gonna be taking a..., hiring a new  
2342 position for the additional help, or are we taking a planner off the books to put them to  
2343 work on this process?

2344 **Development Services Director Sirmons:** As of now, through the, the process with  
2345 the Administration, I have been able to reassign a planner specifically for long range  
2346 planner. If I am able to get an additional body for that subdivision of our planning division  
2347 of the Department, hopefully, I can get that. But, of course, we always have funding  
2348 limitations, but that is something that we are looking into currently.

2349 **Chair Pro Tem Lawson:** Currently, our, our site plan process is already long, so taking  
2350 someone off and putting them on long term planning, is gonna make it even longer, as  
2351 opposed to possibly bringing in a consultant to oversee this. Because if we take  
2352 somebody from our current Department, which is actually one of our slowest departments,  
2353 which we've been working on for the last year and a half, to expedite that permitting  
2354 process and the site plan procedure, I don't wanna take somebody from your Department  
2355 without giving you the proper tools to be successful. I'd rather give you that additional  
2356 person to research this, working with the consultant because I, I just don't wanna delay  
2357 our process in development and growth in our community.

2358 **Development Services Director Sirmons:** I, I definitely understand that concern,  
2359 and I agree that when I came into the Department, our turnaround times were, were not  
2360 acceptable. But I'm confident in the Staff that we've identified to bring in that efficiency  
2361 will be the new normal in the Department, that we can turn around the site plan process  
2362 more quickly. And, and some of the delays were more ads'..., administrative in nature,  
2363 and not necessarily because of a lack of manpower. So, there's multiple fronts that I've  
2364 been addressing that..., in the Department...

2365 **Chair Pro Tem Lawson:** Mhmm.

2366 **Development Services Director Sirmons:** So, we, we are..., I'm confident that  
2367 reassigning this person to long range planning will make us be more efficient. In our short  
2368 range planning, as well as long range.

2369 **City Manager Evans:** Madam Chair?

2370 **Chairperson Botel:** Who's speaking? Oh. Mr. Evans.

2371 **City Manager Evans:** To, to, to speak a little bit on the, the comments that Director  
2372 Sirmons made, the, the process, as it stands right now, is being provided by a contractual  
2373 provider. Director Sirmons has succ'..., successfully secured full-time personnel to be  
2374 able to fill critical vacancies in the agency and eliminate the reliance on a contractual  
2375 provider to help move some of the Items forward. In subsequent conversations and, and  
2376 we can bring this back to the Board with a more definitive timeline in some of the things  
2377 that Staff is working on to address the, the Items that were contained in Councilman

2378 Lawson's remarks to show concurrently how we're looking to move the depar'...,  
2379 Department forward, but it has been a desire and a task that Director Simons has been  
2380 moving towards the less reliant on our contractual providers and brining people into those  
2381 positions, and utilizing Staff that has a vested interest in addressing some of the concerns  
2382 that this Board has, has stated in previous discussions.

2383 So, we can bring that part of the memorandum, subsequent conversations at the  
2384 second reading to the Board to show you the steps that we are making concerning some  
2385 of the items that were mentioned by Councilman Lawson.

2386 **Chairperson Botel:** Thank you. Anything else? Mr. McCoy, you're recognized.

2387 **Councilperson McCoy:** I was gonna see if we needed to offer an amendment for that  
2388 te'..., the..., for that typo that we had earlier?

2389 **Chairperson Botel:** Did you wanna offer an amendment?

2390 **Councilperson McCoy:** Well, I thought that's what was suggested. Was it not?

2391 **City Attorney Wynn:** I thought the scrivener's error was corrected. You can  
2392 move...

2393 **Councilperson McCoy:** Oh.

2394 **City Attorney Wynn:** ...to adopt the Ordinance on first reading with that correction.

2395 **Chairperson Botel:** Yes.

2396 **Councilperson McCoy:** Okay. I amend that we move to adopt the Ordinance on first  
2397 reading with that correction of the section of Florida statutes being 327.02 on the first  
2398 page, in the seventh whereas clause.

2399 **Chairperson Botel:** Okay. With a sec'... Did, did we not already have a motion  
2400 to adopt or, or not? Did I miss something?

2401 **Councilperson McCoy:** And then we have a typo that was introduced by her and by...

2402 **Chairperson Botel:** Okay. So...

2403 **Councilperson McCoy:** By Ms. Busy.

2404 **Chairperson Botel:** Do we have to go back to the original motion, Madam Clerk?  
2405 Or can...

2406 **Councilperson McCoy:** No.

2407 **Chairperson Botel:** ...we just move to...

2408 **City Clerk Anthony:** You can move with the...



2409 **Chairperson Botel:** Say that again.

2410 **City Clerk Anthony:** You can move ahead with the, the...

2411 **Chairperson Botel:** I can't understand you. I'm sorry.

2412 **City Clerk Anthony:** You can move ahead with the motion as amended.

2413 **Chairperson Botel:** Okay. The motion as amended. And we had a second?

2414 **Councilperson Lanier:** Second.

2415 **Chairperson Botel:** [Inaudible] second?

2416 **Chair Pro Tem Lawson:** Second.

2417 **Chairperson Botel:** Thank you.

2418 **Councilperson Lanier:** Second.

2419 **Chairperson Botel:** It has been moved and seconded that Council approve a  
2420 moratorium on floating structures and live-aboards, with the amended language. If you  
2421 agree, vote yes. If you disagree, vote no. Madam Clerk.

2422 **City Clerk Anthony:** Councilperson Miller-Anderson?

2423 **Councilperson Miller-Anderson:** Yes.

2424 **City Clerk Anthony:** Councilperson Lanier?

2425 **Councilperson Lanier:** Yes.

2426 **City Clerk Anthony:** Councilperson McCoy?

2427 **Councilperson McCoy:** Yes.

2428 **City Clerk Anthony:** Pro Tem Lawson?

2429 **Chair Pro Tem Lawson:** Yes.

2430 **City Clerk Anthony:** Chair Botel?

2431 **Chairperson Botel:** Yes. That motion is approved 5-0. Thank you.

2432 **ITEMS TABLED**

2433 **REGULAR**

2434 **11. Chairperson Botel:** Item No. 11.

2435 **City Clerk Anthony:** RESOLUTION NUMBER 05-21 A RESOLUTION OF THE  
2436 CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY,  
2437 FLORIDA, APPROVING AN INTERLOCAL AGREEMENT BETWEEN THE CITY OF  
2438 RIVIERA BEACH (THE "CITY") AND THE RIVIERA BEACH COMMUNITY  
2439 REDEVELOPMENT AGENCY (THE "CRA") FOR THE CITY TO PROVIDE  
2440 INFORMATION TECHNOLOGY MAINTENANCE AND INFRASTRUCTURE  
2441 SERVICES; DIRECTING AND AUTHORIZING THE CITY MANAGER TO TAKE SUCH  
2442 ACTIONS AS SHALL BE NECESSARY TO CARRY OUT THE INTENT AND DESIRE  
2443 OF THE AGENCY; PROVIDING FUNDING FOR IT SERVICES ANNUAL COST OF  
2444 \$78,000.00 AND TOTAL STARTUP COST OF \$232,900 NOT TO EXCEED \$310,900.00  
2445 IN THE FIRST YEAR; AND PROVIDING AN EFFECTIVE DATE.

2446 **CHRIS PERSUAD, CHIEF INFORMATION OFFICER, 561-845-4028**

2447 **City Clerk Anthony:** Madam Chair and Members of the Board, we do have public  
2448 comment on this Item. The acceptance of public comment on this Item is now closed.

2449 **Chairperson Botel:** Thank you. Do we have a motion?

2450 **Chair Pro Tem Lawson:** I move to adopt Resolution 05-21.

2451 **Chairperson Botel:** Thank you. Do we have a second?

2452 **Councilperson Lanier:** Second.

2453 **Chairperson Botel:** Mr. Evans.

2454 **City Manager Evans:** Madam Chair and Members of the Board, before our  
2455 Information Technology Director, Mr. Chris Persuad, presents the Item, I do want to state  
2456 that, based on the conversations that occurred earlier in this meeting, there may be some  
2457 modifications as a result of the capital expenditure associated with IT services, if the CRA  
2458 does not move to the location as previously discussed. So, I did want to put the backdrop  
2459 in that, as part of the discussion.

2460 And at this time, Madam Chair, if Mr. Persuad...

2461 **Councilperson McCoy:** Madam Chair? So, can I respond to the Manager?

2462 **Chairperson Botel:** Go ahead. You're recognized.

2463 **Councilperson McCoy:** Mr. Evans, if that's true, then this would be premature.

2464 **City Manager Evans:** There, there's a component of it, as it relates to the service  
2465 element, but there may be the capital outlay may deviate. And so, there is, of course, an  
2466 existing agreement that's in place, and if it's the Board pleasure to have the discussion  
2467 with regards to the relocation, and then look to handle this Item, that's certainly at the  
2468 pleasure of the Board. But, that..., this is a two part Item. So, it depends on how the  
2469 Board wishes to proceed.

2470 **Chair Pro Tem Lawson:** Madam Chair?

2471 **Chairperson Botel:** You're recognized.

2472 **Chair Pro Tem Lawson:** I make a recommendation to table this Item until we've had  
2473 the discussion with the CRA and the movement and the office location.

2474 **Chairperson Botel:** Mr. McCoy, do you agree to that?

2475 **Councilperson McCoy:** I was just gonna offer a motion to reject it, but...

2476 **Chairperson Botel:** Tabling...

2477 **Councilperson Miller-Anderson:** Madam Chair?

2478 **Chairperson Botel:** Yes. [Stammer]...

2479 **Councilperson McCoy:** No. I didn't say table, I said [inaudible]...

2480 **Chairperson Botel:** Councilwoman Miller-Anderson, you're recognized.

2481 **Councilperson Miller-Anderson:** See, this is, this is kind of going back to where I  
2482 was earlier, where I don't know how this caught everybody off guard, because otherwise,  
2483 this wouldn't be on the Agenda tonight. And that goes back to the fact that we had  
2484 conversations during the CRA meeting. But if we're now saying tonight we've had a  
2485 change of heart or we're thinking we've changed our minds, that's one thing, but this Item  
2486 didn't make it to this Agenda just by making it here. It was based on..., from discussions  
2487 and decisions that we made back in those previous meetings, where we changed the  
2488 contract for the, the BB&T building. But we talked about doing the computer, IT stuff.

2489 So, I just, you know, I..., I mean, there's a reason why it's on the Agenda and that's  
2490 because we, we had this discussion. But, if we're wanting to now, you know, change our  
2491 minds and hold..., pull it off the Agenda tonight, that's fine, but there's a reason why it's  
2492 here. We've talked about this a few times. And so, if the majority of the Board is..., wants  
2493 to pull it off, I mean, I don't support pulling it off because my position hasn't changed on  
2494 either positions of the CRA moving or doing the IT. But, if the majority of the Board wants  
2495 to do that, then that's absolutely fine with me.

2496 **Chair Pro Tem Lawson:** Madam Chair?

2497 [Inaudible comment]

2498 **Chair Pro Tem Lawson:** Ms. Miller-Anderson, I believe that the..., that Mr. Evans stated  
2499 that there will be change in cost if we make a decision to not relocate the CRA building.  
2500 And, we don't have that information as to what that ch'..., change of cost would be, so I  
2501 think that's one of the reasons we decided to table it 'til that discussion with the CRA  
2502 meeting.

2503 **Councilperson Miller-Anderson:** That's fine. But, like I said, I'm not in., I don't  
2504 agree with any of it because we kinda already had this discussion, but if you all need  
2505 more time and want to change, then that, that would be appropriate for [inaudible], I  
2506 guess.

2507 **Chairperson Botel:** It seems to me we have consensus to table. Do, do you  
2508 wanna make a motion to table it?

2509 **Chair Pro Tem Lawson:** Well, actually, I think we have two individuals who wanna  
2510 table, one person that wants to reject, one person who wants to go forward. So...

2511 **Chairperson Botel:** Oh, I...

2512 **Chair Pro Tem Lawson:** We're, we're missing, Ms...

2513 **Chairperson Botel:** I'm sorry.

2514 **Chair Pro Tem Lawson:** ...Councilwoman Lanier.

2515 **Chairperson Botel:** Mr. McCoy, what's your position on this?

2516 **Councilperson McCoy:** Well, I was just gonna say we need to take it off altogether  
2517 because shouldn't this number have to be reassessed now that they're not actually  
2518 moving there, so the numbers may not be exactly what we've had them to go and work  
2519 on. And, if I'm not mistaken, I believe when we had the Constant Computing Item, it was  
2520 stated that we were not going to save any money by going to the City's IT services. Now,  
2521 it would seem that the \$200,000 would be even... I don't see the exact amount, two  
2522 hundred and some odd thousand dollars, would be even more inflated if we're not moving  
2523 over to that other location, because we may not have that level of IT infrastructure that's  
2524 required.

2525 But, in any event, I think it has to go hand in hand with whether or not those  
2526 members of the CRA move.

2527 **Chairperson Botel:** So, doesn't tabling it accomplish that?

2528 **Councilperson McCoy:** Well, I don't like the fact of outsourcing anyway, so I was  
2529 gonna say outright reject it but... But, we can table.

2530 **Chairperson Botel:** Okay. So..

2531 **Councilperson McCoy:** And, now that's what I was trying to get your attention at, but...

2532 **Chairperson Botel:** Okay.

2533 **Councilperson McCoy:** ...but you...

2534 **Chairperson Botel:** So...

2535 **Councilperson McCoy:** We...

2536 **Chairperson Botel:** Mr. Lawson...

2537 **Councilperson McCoy:** Got him first.

2538 **Chairperson Botel:** ...do you wanna make that motion? To table it?

2539 **City Manager Evans:** Madam Chair?

2540 **Chairperson Botel:** I'm sorry.

2541 **City Manager Evans:** If I may, if the Board is conceivably looking to table this, again,  
 2542 then it takes..., it requires the Board to take the Item off the table, and so then it puts Staff  
 2543 in a situation as to how can we prepare for placing an item on the Agenda when we don't  
 2544 know it's gonna be removed from the table, and when that may occur. If the Board would  
 2545 consider us looking to couple this, as part of the discussion with the potential relocation,  
 2546 we can do that and set that for a CRA meeting. You have a workshop on the 27<sup>th</sup>, but we  
 2547 can conceivably come back at your first meeting in February to discuss the IT element,  
 2548 as well as the potential relocation, if it is the Board's pleasure.

2549 **Chairperson Botel:** Does that sound like a plan? Sounds like a plan to me.

2550 **Councilperson Miller-Anderson:** That's fine with me.

2551 **Chair Pro Tem Lawson:** That's fine, Madam Chair.

2552 **Chairperson Botel:** Okay. That's fine. That, that's what we'll do then, Mr. Evans.  
 2553 We'll..., so, we will table it until we have an opportunity to meet and join these two issues.

2554 **City Manager Evans:** We, we would be se'..., we would be setting the...

2555 **Chair Pro Tem Lawson:** Setting it.

2556 **City Manager Evans:** Setting this Item to a meeting in the future, and the meeting  
 2557 date will be your first CRA...

2558 **Chairperson Botel:** Right.

2559 **City Manager Evans:** ...meeting of February, for the discussion on the relocation,  
 2560 as well as the IT services agreement.

2561 **Chairperson Botel:** Okay. So, that's the motion then, Mr. Lawson? Yes.

2562 **Chair Pro Tem Lawson:** Yes.

2563 **Chairperson Botel:** And, do we have a second, Mr. McCoy?

2564 **Councilperson McCoy:** Second.

2565 **Chairperson Botel:** Thank you. Madam Clerk.

2566 **City Clerk Anthony:** Councilperson Lanier? Councilperson McCoy?

2567 **Councilperson McCoy:** Yes.

2568 **City Clerk Anthony:** Councilperson Miller-Anderson?

2569 **Councilperson Miller-Anderson:** Yes.

2570 **City Clerk Anthony:** Pro Tem Law'...

2571 **Councilperson Miller-Anderson:** Yes.

2572 **City Clerk Anthony:** Pro Tem...

2573 **Chair Pro Tem Lawson:** Yes.

2574 **City Clerk Anthony:** ...Lawson?

2575 **Chair Pro Tem Lawson:** Yes.

2576 **City Clerk Anthony:** Chair Botel?

2577 **Chairperson Botel:** Yes.

2578 **City Clerk Anthony:** That motion is approved with Councilperson Lanier out. Item  
2579 No. 12. Thank you [chuckle] for your great presentation. Thanks.

2580 **City Manager Evans:** Welcome to the team.

2581 [Chuckles]

2582 **City Manager Evans:** I wish my first one was that easy. Right?

2583 [Chuckles]

2584 **City Clerk Anthony:** Madam Chair, Members of the Board, the time is now 9:46.

2585 **Chairperson Botel:** Do we have enough time? 14 is... 14 is gone, right? So we  
2586 have one, two...

2587 **Chair Pro Tem Lawson:** If...

2588 **Chairperson Botel:** ...three...

2589 **Chair Pro Tem Lawson:** If it's the pleasure of the Board, Madam Chair, I move to  
2590 extend the meeting indefinitely, 'til we complete the Agenda.

2591 **Councilperson McCoy:** Second.

2592 **Chairperson Botel:** Madam Clerk.

2593 **City Clerk Anthony:** Councilperson McCoy?

2594 **Councilperson McCoy:** Yes.

2595 **City Clerk Anthony:** Councilperson Miller-Anderson?

2596 **Councilperson Miller-Anderson:** Yes.

2597 **City Clerk Anthony:** Councilperson Lanier? Pro Tem Lawson?

2598 **Chair Pro Tem Lawson:** Yes.

2599 **City Clerk Anthony:** Chair Botel?

2600 **Chairperson Botel:** Yes. The meeting...

2601 **City Clerk Anthony:** That motion is approved with Councilperson Lanier out.

2602 **Chairperson Botel:** And the meeting is extended indefinitely.

2603 **12. Chairperson Botel:** Item No. 12.

2604 **City Clerk Anthony:** **RESOLUTION NUMBER 06-21 A RESOLUTION OF THE**  
2605 **CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY,**  
2606 **FLORIDA, AUTHORIZING THE OFFICIAL NAMING OF THE MEETING SPACE**  
2607 **LOCATED WITHIN THE RICHARD AND ANNIE BROOKS COMMUNITY CENTER AS**  
2608 **THE SOUTHSIDE COALITION OF RIVIERA BEACH HEIGHTS MULTIPURPOSE**  
2609 **ROOM; AND PROVIDING AN EFFECTIVE DATE.**

2610 **SHIRLEY LANIER, COUNCILWOMAN OF DISTRICT 3, 561-845-3443**

2611 **City Clerk Anthony:** Madam Chair, Members of the Board, we do have public  
2612 comment on this Item. The acceptance of public comment on this Item is now closed.

2613 [Inaudible audience comment]

2614 **Chairperson Botel:** She, she.., I believe someone has put an Item in before you  
2615 read that. At least she put it.., she gave it to the Assistant there. They were in, in a timely  
2616 manner. Thank you.

2617 Mr. Evans.

2618 **City Manager Evans:** Madam Chair...

2619 **Councilperson Miller-Anderson:** We didn't...

2620 **City Manager Evans:** ...Mem'...

2621 **Councilperson Miller-Anderson:** We didn't take a vote. I mean, we did not vote.  
 2622 We didn't..., first..., we didn't mot'..., make a motion.

2623 **Chairperson Botel:** Oh, sorry. Yes. I got distracted. Do we have someone...,  
 2624 would someone care to make a motion? That we approve the official naming of the  
 2625 meeting space located within the Annie and Richard Brooks Community Center as the  
 2626 Southside Coalition of Riviera Beach Heights Municipal'..., Multipurpose Room.

2627 **Councilperson Miller-Anderson:** So moved.

2628 **Chairperson Botel:** I'll second that. Do we have a presentation?

2629 **City Manager Evans:** Madam Chair, I will attempt to stand in for Councilperson  
 2630 Lanier. This Item before the Board is to seek authorization to proceed forward with  
 2631 effectively changing the names of some of the interior rooms at the Brooks Center, to  
 2632 recognize the contributions that the Southside Coalition of Riviera Beach has made, as  
 2633 well as the... Councilperson Lanier, I didn't know if you wanted to...

2634 **Councilperson Lanier:** Proceed.

2635 **City Manager Evans:** [Chuckle]. To, to recognize the co'..., the contributions that  
 2636 persons have made in our community with regards to the spaces. As it relates to Staff's  
 2637 research, we did research if there was any particular policy in place that speaks to naming  
 2638 facilities, or how the City has done this in the past. In most cases, and based on the  
 2639 research, it has been an administrative activ'..., activity that has occurred as it relates to the  
 2640 naming of the facility.

2641 So, in conversations with Counci'..., Councilperson Lanier, and pursuant to what  
 2642 our recommendation would be to bring this before the Board in the form of a Resolution,  
 2643 to effectively name the two interior rooms for the Southside Coalition, as well as  
 2644 recognizing Mrs. Dawson as one of the recipients of the other room being named.

2645 Staff is here to answer any questions, and recommends approval of the Resolution  
 2646 that's before you this evening.

2647 **Chairperson Botel:** Thank you.

2648 **Councilperson Lanier:** Madam Chair?

2649 **Chairperson Botel:** Yes.

2650 **Councilperson Lanier:** I just wanted to say about this Resolution. This was on the  
 2651 Agenda for the last meeting that was cancelled. The Southside Coalition of Riviera Beach  
 2652 Heights is a nonprofit organization that has been around for the last thirty years. Over  
 2653 in..., well, they call it the Firehouse off of 4<sup>th</sup> Street but they renamed it Sadie McCray Park,  
 2654 that is where every Thursday, for the last twenty years, they have fed children in that



2655 community out of their own pockets. The program, in terms of the Brooks Center, is a  
2656 building that they were instrumental in having built. And by rights, the building should've  
2657 been named after them at that time, but it wasn't. They were instrumental in making sure  
2658 that they came to Council meetings, that they were working with the Councilpeople at the  
2659 time to be able to get that building [stammer] built.

2660 So, I wanted to recognize this group because they have been in that neighborhood  
2661 over thirty years. This is what they do every week. All the children in the neighborhood  
2662 come down to the Brooks Center and, because they were so instrumental in getting this  
2663 building built, I thought it would only be right and fair that the community and the media  
2664 room inside of that building, was named for them. Because they have been instrumental  
2665 in that neighborhood. And these are some old.., they probably wouldn't mind me saying  
2666 this but, you know, most [chuckle] of the members are in their eighties and nineties.  
2667 They've been doing this for thirty, forty years. So, these are the things that we want to  
2668 recognize in the City, people who don't get any recognition, people don't know what  
2669 they're doing behind the scenes. They, you know, you never see them at.., you never  
2670 see them getting medals or, or certificates or awards, they are just people who live in this  
2671 community, who have been here, most of their lives, you know, fifty, sixty, seventy years  
2672 in this City, and have been doing the work without anybody even noticing them.

2673 So, I just wanted to make sure that they were recognized for their efforts in that  
2674 particular neighborhood, Riv'.., Riviera Beach Heights.

2675 **Chairperson Botel:** Thank you. Mr. McCoy.

2676 **Chair Pro Tem Lawson:** Madam...

2677 **Councilperson McCoy:** [Inaudible] me?

2678 **Chairperson Botel:** Yes. Mr...

2679 **Councilperson McCoy:** Okay. Thank you.

2680 **Councilperson Miller-Anderson:** Are we going to public comment or we're not  
2681 gonna...

2682 **Chairperson Botel:** Oh, we should go to public comment. Yeah. I'm sorry. Thank  
2683 you. You, you always keep me on...

2684 **Councilperson Miller-Anderson:** I, I mean, the only reason I say that is...

2685 **Chairperson Botel:** Yeah. You're right. [Inaudible]...

2686 **Councilperson Miller-Anderson:** ...I mean, just for consistency sake. I mean, if  
2687 we wanna switch up every time...

2688 **Chairperson Botel:** Yeah.

2689 **Councilperson Miller-Anderson:** That's...

2690 **Chairperson Botel:** You're right. We should go to public comment. Madam Clerk.

2691 **City Clerk Anthony:** Mary Brabham, Fane Lozman, Doretta Paulk.

2692 **Ms. M. Brabham:** I totally agree with this. Ms. Lanier gave you a little history about this  
2693 fantastic, nonprofit organization here.

2694 They literally advocated for the building of this Center here. The previous Board,  
2695 and the previous Board, they were promised that they would have a building to bring their  
2696 kids out of the storm, the rain and the sleet, because they had been in that park there for  
2697 years, for years, doing a magnificent job with those children. I know Ms. Lanier gave you  
2698 a little history, but, but I, I think this, this is so fitting and proper that, that within the  
2699 background here, for the residents that do not know, but all of those that are over in that  
2700 area, these women have been unyielding and have rendered an, an untiring service to  
2701 that community over there. So., and they advocated for that building. I know it for a fact.  
2702 That was years and years and years.

2703 The Southside Coalition of Riviera Beach Heights, Incorporation was organized in  
2704 1996 with the specific purpose of providing afterschool and summer programs, tutoring,  
2705 art and crafts, as well as spiritual mentoring services. Further, this organization in  
2706 cooperation with the Concerned Mothers has, over the past twenty years, plus and  
2707 counting, entirely assisted not only the youth in the neighborhood, but has also extended  
2708 social enhancement opportunities to the adults as well. Given that the Brooks Center is  
2709 located in District 3, and the Southside Coalition services residents of this respective  
2710 District, it is in effect recognized, [inaudible], and valuable service to the City in general,  
2711 and Southside residents in particular.

2712 Councilwoman Shirley Lanier, spearheaded an effort to conduct the naming of the  
2713 meeting space, located within the Richard and Ann Brooks Community Center, which is  
2714 located in District 3. What a fitting tribute. They don't need no street, they need that  
2715 name brought into there, so they can come out of the rain and snow and sleet with those  
2716 kids. So, good job.

2717 Thank you.

2718 **Chairperson Botel:** Thank you, Ms. Brabham.

2719 **City Clerk Anthony:** Fane Lozman, Doretta Paulk.

2720 **Mr. F. Lozman:** Fane Lozman.

2721 The City Manager brought up an interesting point. The administrative actions. Has  
2722 anybody bothered to go look at the Charter and see what the Charter says? Yeah, we  
2723 have Items on the Charter since 1957. Did you bother to go look and see if this covered  
2724 by the Charter, Mr, Mr. Evans? 1957, there was a live-aboard restriction put on the City  
2725 Marina for six months. Look it up, thirteen...

2726 **Chairperson Botel:** Mr. Lawson...

2727 **Mr. F. Lozman:** ...13-79.

2728 **Chairperson Botel:** ...this about the...

2729 **Mr. F. Lozman:** Ms., Ms. Botel...

2730 **Chairperson Botel:** ...Southside Coalition.

2731 **Mr. F. Lozman:** ...will you shut up while I'm talking?

2732 **Chairperson Botel:** No, I won't because you're supposed to be...

2733 **Mr. F. Lozman:** You wanna keep babbling?

2734 **Chairperson Botel:** ...talking about...

2735 **Mr. F. Lozman:** I'm trynna...

2736 **Chairperson Botel:** Yeah.

2737 **Mr. F. Lozman:** ...to make a point...

2738 **Chairperson Botel:** Okay.

2739 **Mr. F. Lozman:** ...as to...

2740 **Chairperson Botel:** If it's about...

2741 **Mr. F. Lozman:** ...I'm trying to make a point...

2742 **Chairperson Botel:** Okay.

2743 **Mr. F. Lozman:** ...as far as we're not following the City Charter...

2744 **Chairperson Botel:** If it's about this Agenda Item...

2745 **Mr. F. Lozman:** Ms. Botel, I have a right to make...

2746 **Chairperson Botel:** Yeah.

2747 **Mr. F. Lozman:** ...my comment and...

2748 **Chairperson Botel:** Uhuh.

2749 **Mr. F. Lozman:** ...explain what...

2750 **Chairperson Botel:** You do.

2751 **Mr. F. Lozman:** ...I'm getting at...

2752 **Chairperson Botel:** You really do.

2753 **Mr. F. Lozman:** ...without you constantly interrupting.

2754 **Chairperson Botel:** But this has nothing to do...

2755 **Mr. F. Lozman:** Okay. It does.

2756 **Chairperson Botel:** ...with live-aboards. Unless we're...

2757 **Mr. F. Lozman:** You got...

2758 **Chairperson Botel:** ...living aboard the...

2759 **Mr. F. Lozman:** Excuse me.

2760 **Chairperson Botel:** ...the Brooks Center, which I don't think we are, or we're living  
2761 aboard the Southside Coalition...

2762 **Mr. F. Lozman:** I'm trying to...

2763 **Chairperson Botel:** ...which I don't think...

2764 **Mr. F. Lozman:** ...to talk...

2765 **Chairperson Botel:** ...we are.

2766 **Mr. F. Lozman:** ...about the process.

2767 **Chairperson Botel:** Okay. Go...

2768 **Mr. F. Lozman:** Okay?

2769 **Chairperson Botel:** ...right ahead then.

2770 **Mr. F. Lozman:** And the process is giving examples for other things where the  
2771 process has failed, and the City Manager has the right to go through the process. But we  
2772 cover'... In the last Item, he blew off the Charter from 1957. There already was a live-  
2773 aboard restriction. He says there's nothing in the Charter. No. I don't believe this guy  
2774 anymore. I don't think he's competent to determine what's in the Charter and what's not.  
2775 We've been naming buildings after people for a long time. I'm pretty sure somewhere  
2776 there's an Ordinance in the Charter as far as the process. You mean to tell me in the  
2777 history of this City, we don't have a process to name buildings after people who've done  
2778 a good job? Sure we do. But he is ignoring, and as a perfect example, with the 1957  
2779 rule, look at, look at the Charters 13-79 with the live-aboard restriction. It's been around  
2780 since 1957. I don't think it's credible that we have no idea what we're doing. Oh, we just

2781 kinda shotgun approach it, administrative, whatever. Why don't we just name a building  
2782 after you, Botel? If that's what your boyfriend wants to do.

2783 We are not going to tolerate what goes on here. Oh, you know, Evans lives down  
2784 the hall from Ms. Botel at the Tiara, don't you? The bottom line is this, we don't have  
2785 competence to determine what's in the Charter? What isn't in the Charter? They had a  
2786 responsibility to tell you about the 1957 Ordinance, Mr. McCoy, and they blew you off.  
2787 Look it up, 13-79. Is this.., is this.., is this couple that ran this place, did they do a good  
2788 job? I'm sure they did. The City Manager didn't do a good job explaining why should it  
2789 be named after him, why shouldn't it be named after Kavanaugh, why shouldn't it be  
2790 named after someone else. Ah, Calloway, excuse me. Why shouldn't it be named after  
2791 Herman McCray? Where is the process? Just because Ms. Lanier wants to name it after  
2792 them? Well, that's not good enough, Ms. Lanier, because there's a lot of credible people  
2793 that have done a great job. I'm not saying they haven't, but where is the process? And  
2794 the City Manager says, 'Oh, it's just an administrative thing.' No, it isn't. You know? Go  
2795 back and do your homework on the last Item, and we're not gonna just keep blowing...

2796 **Chairperson Botel:** Thank you...

2797 **Mr. F. Lozman:** ...it off.

2798 **Chairperson Botel:** ...Mr. Lozman. Your time is finished.

2799 **Mr. F. Lozman:** Well, you took up...

2800 **Chairperson Botel:** Thank you.

2801 **Mr. F. Lozman:** ...my time.

2802 **Chairperson Botel:** Yeah. Yeah.

2803 **Mr. F. Lozman:** Okay?

2804 **Chairperson Botel:** Thank you.

2805 **Mr. F. Lozman:** That's right.

2806 **Chairperson Botel:** Ha'.., you can be seated.

2807 **Mr. F. Lozman:** We are not gonna be blowing...

2808 **Chairperson Botel:** Mr. Lozman...

2809 **Mr. F. Lozman:** ...off the Charter...

2810 **Chairperson Botel:** Mr. Lozman.

2811 [Gavel]

2812 **Mr. F. Lozman:** ...any longer.

2813 **Chairperson Botel:** You're out of order.

2814 **Mr. F. Lozman:** You're out of order. How's that? How's that?

2815 **Chairperson Botel:** Sit down.

2816 **Mr. F. Lozman:** You're, you're gonna take my time away?

2817 **Chairperson Botel:** Mr. Lozman...

2818 **Mr. F. Lozman:** You're gonna [inaudible].

2819 **Chairperson Botel:** Your ti'... Excuse me.

2820 **Mr. F. Lozman:** You wanna keep babbling...

2821 **Chairperson Botel:** I can...

2822 **Mr. F. Lozman:** ...on there.

2823 **Chairperson Botel:** You are, you are violating our rules, and for...

2824 **Mr. F. Lozman:** Oh.

2825 **Chairperson Botel:** ...doing that, I can...

2826 **Mr. F. Lozman:** You were violating...

2827 **Chairperson Botel:** ...have you, I can have...

2828 **Mr. F. Lozman:** ...my, my rights...

2829 **Chairperson Botel:** ...you removed...

2830 **Mr. F. Lozman:** ...to free [inaudible].

2831 **Chairperson Botel:** ...from the Chamber. I don't wanna do that, so please sit  
2832 down.

2833 **Mr. F. Lozman:** Oh, you can do whatever you wanna do. And by the way, Item No.  
2834 11, I had a card in and I wasn't called on...

2835 **Chairperson Botel:** Mr. Lozman...

2836 **Mr. F. Lozman:** ...[inaudible]...

2837 **Chairperson Botel:** ...please sit...

2838 **Mr. F. Lozman:** Did you hear what I just said. What happened to Item 11, Botel?

2839 **Chairperson Botel:** He needs to be removed.

2840 **City Clerk Anthony:** Doretta Paulk.

2841 **Ms. D. Paulk:** Good evening. My name is Doretta Paulk, a resident of Riviera  
2842 Beach.

2843 Mr. Lozman, these two women, Mrs. Dawson, Delores Dawson, and Mrs.  
2844 Matthews deserve the inside of that building named behind them. They have been doing  
2845 this for over thirty years. I 'came a part of that organization several years ago, and what  
2846 they sacrifice, Mr. Lozman, it's off the chain.

2847 **Mr. F. Lozman:** [Inaudible].

2848 **Ms. D. Paulk:** So, when you, when you come up here...

2849 **Mr. F. Lozman:** [Inaudible].

2850 **Ms. D. Paulk:** ...and try to degrade these two elderly women, shame on ya.

2851 Another thing, I do hope you all pass this Resolution to name this inside multi-  
2852 culture building, the inside of it, where we have different programs, they..., on behalf of  
2853 them, they are totally worth. Sometimes when we feed the children, the adults that she  
2854 had as children, bring their children there and then we all... We, we also do multi-testing.  
2855 We, we tutor. There's tutoring done. Mrs. Grimsley, also organized that for the children.  
2856 And they're feeding of the children. There's scriptures read from the Bible. There's  
2857 different things that these chi'..., Mrs. Dawson and Mrs. Matthews have brought to the  
2858 table.

2859 I wanna comment concerning Mr. Tradrick McCoy stating this..., a couple of weeks  
2860 ago, this room was overflowed, we had an overflow of the other room, with elderlies, Mrs.  
2861 Dawson, Ms. Matthews and everybody that's on that, that committee came with walkers,  
2862 canes. It was not enough to be..., have a dais, and not even ten minutes after they settled  
2863 down, they had to leave and you said, you said the reason you weren't here, because it  
2864 was not advertised at City Hall, on the bulletin. Shame also on you. How do you treat  
2865 our elderly in such a disregard, because you didn't see it on the bulletin. I'm sure you all  
2866 get the Agenda. Don't you get [stammer] Agenda prior to the meeting? You don't do  
2867 such a thing. That's such disrespect, that you paid for these citizens. They have given  
2868 so much out of their hard time and energy. They are seniors. We deserve better. And  
2869 you said it, go back and look at your tapes.

2870 [Timer]

2871 **Ms. D. Paulk:** That's why you didn't show up. Shame on you.

2872 **Chair Pro Tem Lawson:** Thank you. Councilman McCoy, comments?

2873 **Councilperson McCoy:** Yes. I was not gonna say something, but clearly, Mr. Evans  
2874 or Ms. Wynn, can somebody establish for the purposes of the public, the public meeting  
2875 notice requirement, not advertisement, the public mee'..., meeting notice requirement of  
2876 the principle place of headquarters when it comes to public meetings? Because, even so  
2877 much, right, if you go to that meeting box, Riviera Beach Housing Authority, regularly and  
2878 monthly advertised within the box. And if you don't do that, that's a violation of state law.  
2879 So, don't sit here and suggest, ma'am, that for some reason I didn't wanna come for that  
2880 Item. That's absolutely not true. If you hold a meeting without properly providing notice,  
2881 under Florida Sunshine, then it can be invalidated. So, Mr. Evans, it..., it's my  
2882 understanding you had someone to go and verify that there was not notice at the  
2883 December 3<sup>rd</sup> meeting?

2884 **City Manager Evans:** That is correct.

2885 **Councilperson McCoy:** And, what did they come up with when they went to the  
2886 bulletin box outside?

2887 **City Manager Evans:** In the bulletin box, there was not a notice, or the Agenda cover  
2888 placed in the notice box.

2889 **Councilperson McCoy:** Ms. Wynn, is that a requirement, a public notice, that it also  
2890 be posted at the principle place of City Hall, or whatever the organization or agency is?

2891 **City Attorney Wynn:** Yes, it is.

2892 **Councilperson McCoy:** And, absent of that, what are the ramifications if we proceed  
2893 with the meeting that's not properly published..., published to the public?

2894 **City Attorney Wynn:** Any action taken can be nullified.

2895 **Councilperson McCoy:** Okay. Thank you. Well, excuse me, Mr. Chair..., Madam  
2896 Chair, can I speak to this Item?

2897 **Chairperson Botel:** Yes.

2898 **Councilperson McCoy:** Thank you. So, Councilwoman Lanier, I certainly wanna  
2899 support this Item but I do wanna ask you about how did you arrive at this? Because...,  
2900 December 16<sup>th</sup>, we had the discussion of the street naming policy and we specifically  
2901 said, and I know you weren't here, that we specifically stated that we were gonna direct  
2902 Staff, or the Attorney, to go back and work on language relative to the street naming  
2903 policy. And, I made a preference to say that the City of West Palm Beach, as well as the  
2904 School District, are also doing street..., I'm sorry, creating a naming policy, and naming  
2905 rights, for various buildings and of the structures. And, it seems like, to me, there was a  
2906 rush to get this done three days later to do some sort of ceremonial naming. When,  
2907 exactly, if that was the case, I think it should've been a action of the body by way of  
2908 Resolution first, before there was something ceremonial that was done.



2909 And I have some concerns because, just as much as, I think you said, right and  
2910 fair. And then one of the speakers said it's fitting and proper, but these are [inaudible]  
2911 dollars. And more specifically when I went back, there was section., there were sector  
2912 dollars from District 1 that was used to help build this facility.

2913 And I'm not saying anybody is not worthy of it, but let's create a process. And I  
2914 specifically said that, and I know you were on remotely, and you perhaps, you know, didn't  
2915 understand what I was saying, but it seems like I spoke about the very thing. And then a  
2916 few days later, then all of a sudden, we've got the Brooks Center, and now we're being  
2917 asked to approve this after the fact.

2918 And to the point of the speaker, which I, I have to agree with but it's more or less  
2919 the process, not even about the individuals. I mean, if we decide., well, at least if I decide  
2920 to go and rename the municipal complex, which is in District 1, and I change it from the  
2921 Bobby Brooks Municipal Complex, and I name it after Present Joseph R. Biden, and then  
2922 bring it back to the Board Members for approval, would that be just the same? Because,  
2923 that's exactly what happened in this situation. And I don't want us to get down the road  
2924 where we keep deciding to do things and give after the fact approval. You put every one  
2925 of the colleagues under the gun because perhaps, and just perhaps, in a situation where  
2926 this comes up, maybe there's somebody else that may wanna be proposed as have done  
2927 something historic, or something of historic value and that they should be considered, as  
2928 opposed to doing it and then bringing it to us after the fact. That really puts us in a bind  
2929 politically, and it's more or less purely to process and never personal about the individual.  
2930 Because, essentially, we can start doing that over parks, and renaming buildings  
2931 throughout the City and then bring it back after the fact.

2932 That's all I have. And I will be supporting the Item, and I would really ask the  
2933 Members to direct Staff to create a policy specific to that, since that was brought up and  
2934 then, certainly, two days later, we've already gotten calls about this being done  
2935 unauthorized. So.

2936 **Chairperson Botel:** Any comments?

2937 **Councilperson Lanier:** Madam Chair?

2938 **Chairperson Botel:** Comments?

2939 **Councilperson Lanier:** I just wanted to speak to that issue. I just wanted to ask Mr.  
2940 Evans, for the Bobby E. Brooks Center at City Hall, was there Resolution done for that  
2941 building?

2942 **City Manager Evans:** No, Councilperson.

2943 **Councilperson Lanier:** For Dan Calloway Tate Center, was there a Resolution done  
2944 for that center naming?

2945 **City Manager Evans:** No, Councilperson.

2946 **Unk. Audience:** No. No.

2947 **Councilperson Lanier:** We did a., City Clerk's office did a search. All the buildings  
 2948 that are named in this City, there has not been an official Council action for any of them.

2949 **Councilperson McCoy:** That's not true.

2950 **Councilperson Lanier:** That is...

2951 **Chair Pro Tem Lawson:** Not true.

2952 **Councilperson Lanier:** ...that is true.

2953 **Councilperson McCoy:** The... Madam Chair?

2954 **Councilperson Lanier:** I, I, I have the floor, sir.

2955 **Chairperson Botel:** Let's., she has the floor.

2956 **Councilperson Lanier:** Mr. Evans, can you speak to that, please?

2957 **City Manager Evans:** Madam Chair, we did ask the City Clerk's office to do a query  
 2958 to see if there had been any official legislative action that occurred as a result of some of  
 2959 the facilities naming. There had been no such policy, or Resolution. There had been  
 2960 conversation with regards to the Hatcher Room, here at the banquet hall, but there was  
 2961 no specific...

2962 [Inaudible comment]

2963 **City Manager Evans:** ...Resolution that memorialized the action that the Board took.

2964 **Chairperson Botel:** Thank you. Are you finished?

2965 **Councilperson Lanier:** That's it.

2966 **Chairperson Botel:** Mr. McCoy, you're...

2967 **Chair Pro Tem Lawson:** Ma'...

2968 **Chairperson Botel:** ...recognized. Oh, sorry. Mr. Lawson.

2969 **Chair Pro Tem Lawson:** Thank you, Madam Chair. I'm looking at my notes and I echo  
 2970 the sentiments of councilman McCoy. It's like he was reading from my paper, because I  
 2971 had an hour and a half sit down meeting with our former Councilman Cedrick Thomas, in  
 2972 reference to this building, where he worked tirelessly to get this built. The name that they  
 2973 originally decided on was Concerned Mothers Community Center. So, however the name  
 2974 got changed at that time, and why it's the Brooks Building is not a decision of this Council  
 2975 or this Board.

2976 I do hear the sentiments that City Manager Evans stated in reference to no Board  
2977 action, but I do believe the Bobby Brooks Government Center was.., Board action was  
2978 taken for that one, and a few other buildings.

2979 But, needless to say, these Items should definitely be brought before Council, and  
2980 for a vote, because one Councilperson shouldn't unilaterally be making these decisions  
2981 on behalf of the City when there're expenditure of City dollars is happening. I found out  
2982 about the ceremony via a constituent that invited me to the ceremony and I was taken  
2983 aback, which I did show up for had not being knowledged.

2984 I love the Southside Coalition, I love the Concerned Mothers community, and what  
2985 their.., they've been doing for this community. But, I'm concerned that my colleague  
2986 brought this Item forth, without it being asked for a vote, and now is asking for us to take  
2987 action. If legislative action does not need to be taken, why is this on the Agenda? If this  
2988 administrative action is something that has been done previously, and we can unilaterally  
2989 name buildings, without the discretion of the Board, then it's a waste of time to be on this  
2990 Agenda now. So, if we're going to make a decision, I would also echo the sentiments  
2991 that, under the Item for the street naming, we add City buildings and facilities, to be  
2992 created. And if we're gonna put a moratorium on anything, put a moratorium on just  
2993 naming buildings. 'Cause I can name any facility in the, in the community, and use City  
2994 dollars to do it. And that's not an acceptable way of processing or moving forward.

2995 So, if we can add City building and facilities, be added to the Item No. 16, I want  
2996 us to have a process in place immediately before moving forward with having this done  
2997 again. And, I salute our Southside Coalition and Concerned Mothers, and I commend  
2998 them and thank them for their service to this community. And we may even have a  
2999 discussion about the naming of that building, 'cause I wanna get some more information  
3000 as to why it was named, and what it is named now, and possibly visiting renaming the  
3001 building.

3002 But, we can have those discussions after we put a policy in place. And not make  
3003 these decisions without the discretion of the entire Council.

3004 Thank you, Madam Chair.

3005 **Chairperson Botel:** Anyone else? Mr. McCoy, you're recognized.

3006 **Councilperson McCoy:** Thank you, Madam Chair. There is a Resolution that  
3007 authorized the Brooks Center. Perhaps.., I'm sorry, not.., the Bobby Brooks Municipal  
3008 Complex, and there was certainly also, a Resolution that was.., actually, there was a vote  
3009 taken by the body, it may not have been a Resolution, but certainly inside of a meeting,  
3010 former Councilwoman Tonya Davis Johnson introduced the idea to name it the Brooks...  
3011 I'm sorry, the, the Annie Brooks Community Center?

3012 [Inaudible comment]

3013 **City Attorney Wynn:** Richard and Annie Brooks.

3014 **Councilperson McCoy:** Richard and Annie Brooks Community Center, and that  
3015 actually take..., took place inside of a City Council meeting. And, that was done ahead of  
3016 even construction was final and the CO was issued, and that name was added and it was  
3017 there at the ribbon cutting. So, I know specifically, and Councilwoman Miller-Anderson  
3018 certainly was on the Board then, and I know for certain because District 1 dollars went to  
3019 the building..., went to assist in building that facility. So, there was actual votes taken by  
3020 the body. So, whether or not the Clerk can find it, I think it's not accurate, and it's very  
3021 much misleading to say that it's never happened.

3022 Now, if you wanna use the Hatcher Room, this facility is not..., this facility is owned  
3023 by the City, but the CRA manages it. That's separate and apart from the items that I'm  
3024 saying. But being asked to approve something after the fact, puts us in a political position  
3025 that we have to take a vote in support of it, or otherwise, then we end up seeming like as  
3026 if, for some reason, we don't support that, and that's so far from the truth. So, I don't  
3027 appreciate that, and I thinks it's a very much disrespectful and disingenuous to the people  
3028 that's on the Board. Because, if, if that's the case, just like Councilman Lawson said, I  
3029 should just take it off the Agenda and then I'll rename the City Hall Municipal Complex.  
3030 Since anybody can do it at any time, expend City funds and then, you know, then we just  
3031 change the name.

3032 So, Legal... I'm sorry, Ms. Wynn, is there..., is... Well, obviously, there seems not  
3033 to be a policy that addresses this, correct?

3034 **City Attorney Wynn:** That's my understanding, yes. There's no policy.

3035 **Councilperson McCoy:** Okay. So, well then, is the Resolution even necessary, if  
3036 that's the case?

3037 **City Attorney Wynn:** It, it doesn't prohibit it.

3038 **Councilperson McCoy:** But, the Resolution would officially authorize it, correct?

3039 **City Attorney Wynn:** Correct. If it's, if it's vo'..., if you all vote in favor of it, yes.

3040 **Councilperson McCoy:** Okay. Alright. I yield back, Madam Chair.

3041 **Chair Pro Tem Lawson:** Ma'...

3042 **Chairperson Botel:** You're recognized, Mr. Lawson.

3043 **Chair Pro Tem Lawson:** Madam Chair, thank you. So, I guess..., just a follow up  
3044 question is, we're voting on this Resolution. Mr. Evans, you made the statement at the  
3045 beginning of your comments that we're passing this Resolution for what purpose?  
3046 Because the, the, the room is already named.

3047 **City Manager Evans:** The, the... Couple of things. The, the Resolution that is  
3048 before you this evening is to effectively memorialize it in a specific document that is easy  
3049 for the purposes of the official record. To the previous comment, based on the query and

3050 the research, when it is not memorialized in a Resolution, it does make it challenging for  
3051 us to be able to extract that information for the purposes of being able to have these types  
3052 of discussions.

3053 Also, we intend to bring a policy as it relates to naming City facilities. We're in the  
3054 draft format of that, and we are following what is happening in the City of West Palm and  
3055 what their.., discussions they're having. So, the, the.., the policy is in draft format, that  
3056 can be shared with the Board probably within the next thirty to forty-five days.

3057 **Chair Pro Tem Lawson:** Thank you, Mr. Evans. And I'm only supporting this because  
3058 I have to honor Southside Coalition, the Concerned Mothers. I have to give homage to  
3059 them, and these women and what they've done. But this was done completely wrong.  
3060 And this is not acceptable to treat the colleagues or the Members of this Board in this  
3061 fashion. But because I, I, I.., these young.., [stammer] these beautiful young women have  
3062 been such a pillar in this community, I'm going to support this tonight. But, moving  
3063 forward, Mr. Evans, please, if we're going to be making legislative decisions, I don't wanna  
3064 see it after the fact and after a ceremony has been done for our community, 'cause that's  
3065 unfair to the rest of the colleagues who could've been there to attend, and to giving the  
3066 flowers to the women that deserve them while they're due.

3067 **Chairperson Botel:** Anyone else?

3068 **Councilperson Miller-Anderson:** Madam Chair?

3069 **Chairperson Botel:** Yes. You're recognized, Commissioner Miller-Anderson.

3070 **Councilperson Miller-Anderson:** So, as I think Mr. McCoy stated, I was on the  
3071 Council at the time in which the Center was named. It definit'.., it was brought by Ms.  
3072 Tonya Davis Johnson and.., because that was her District at the time. And, I do recall us  
3073 voting on that. So, I don't know, I don't know why something can't be found. I don't know  
3074 if there was an actual Resolution. It had to have been. It had to be something, because  
3075 we did vote on it.

3076 And, you know, a lotta people made some accurate statements that, that should  
3077 have reflected the Southside Coalition because they were very instrumental in getting  
3078 that building. And, as Mr. Lawson stated about Mr. Cedrick Thomas as well, and Bruce  
3079 Guyton in District 1, provided some funds from his District, which is currently Mr. McCoy's  
3080 District.

3081 You know, the vote was taken to name it Brooks, it passed. Now, I certainly  
3082 support Southside. I, I always have.

3083 **Chair Pro Tem Lawson:** Mhmm.

3084 **Councilperson Miller-Anderson:** The only issue I have is that, and this goes along  
3085 with the street naming as well, there's got to be a point where it was, you know, we were  
3086 just naming streets just to be naming streets. And, I'm glad we're finally getting to a point  
3087 now where we're setting up a criteria, and trying to create a policy so that we can be fair

3088 about it because, you know, you have people that complain and say that people are  
3089 naming streets after their friends or, you know, naming streets after people who haven't  
3090 done anything in the community. And, you know, it makes people feel some sort of way.  
3091 Especially, if they come and they may feel that they don't have the ear of the Council to  
3092 be able to get their name on the street, so it becomes an issue. And so, I think the fairest  
3093 way is to have a policy and criteria set where we're able to look at it in black and white  
3094 and say whether or not, you know, they should be considered.

3095 The naming of the Hatcher Room, again, if I'm not mistaken, we definitely had a  
3096 conversation in the meeting. I thought we voted on that. That one, I'm not so certain on,  
3097 but I'm almost..., it definitely was a conversation that was had with the Board. And so,  
3098 when I did find out about this, 'cause I didn't know either, I actually saw it on Facebook, I  
3099 was, I was a little surprised knowing that we were in the process of trying to come up with  
3100 a policy for the street naming. And, the whole point in doing that was so that we wouldn't  
3101 be put in these types of positions of, you know, having to tell somebody yes or no we  
3102 can't name something after them. And, I, I wasn't expecting that to happen. Now, I..., in  
3103 looking back, yes, they should..., that should've been named after them, the entire  
3104 building. Because that probably was the plan, and that may have been a little bit before  
3105 I got on the Board, but they definitely were the ones that were doing a lot of the work in  
3106 that area.

3107 And so, I certainly support the naming of the rooms for them because they deserve  
3108 it. But I do feel that we need to put a plan in place, ASAP. And we should not do anymore  
3109 naming of streets, rooms, buildings or anything else, until we have a criteria set, so that  
3110 we do not have to be in a position to seem like we're playing favorites, for anybody for  
3111 that matter, in naming anything. And so, I, I, I certainly know the work that they do over  
3112 there in the community, and have been doing in the community. And for me, I just wanna  
3113 make sure that we're, we're being fair with everyone.

3114 You know, back when the naming of the building happened, it may not have been  
3115 a fair process that happened because it did not work out the way in which many thought  
3116 it should have. And so, we can't correct the wrong at this point. And then again, I guess  
3117 you can, if some'..., if the Board wants to overturn the name that's on there now, that is  
3118 certainly something that we could do, if the votes are there to do it, but I certainly am  
3119 gonna support this. But I, I just think that we, we definitely don't need to do anything else  
3120 like this on, on anything until we get that policy in place. And hopefully, we can kind of  
3121 piggyback off of what we're doing for the street naming, and it won't be such a long  
3122 process to get that in place.

3123 So, I, I certainly support it, but I, I don't wanna..., I don't wanna be put in this position  
3124 again. And I, you know, I, I heard you all say that we had not, in the past..., they may  
3125 have, I don't know if this was something that was [inaudible] 'cause a lot of those other  
3126 names happened before..., well before I got on the Board. But, you know, I mean,  
3127 unfortunately, our Council over the years have had..., have been pretty loose about doing  
3128 things like that. So, that's something I hope that we can stop, so that we can say, 'Yes,  
3129 they met the criteria.' And we don't have to try to defend why we did something.

3130 So, I certainly support it, but in the future, we need to have a plan in place, and a  
3131 policy so that we don't randomly do things.

3132 Thank you, Madam Chair.

3133 **Chairperson Botel:** Thank you. Anything else? Anything else? [Pause]. It has  
3134 been moved and seconded that Council approve the official naming of the meeting space  
3135 located in the Brooks Community Center of the Southside Coalition of Riviera Beach  
3136 Heights Multipurpose Room. If you are in favor, vote yes. Opposed, vote no. Madam  
3137 Clerk.

3138 **City Clerk Anthony:** Councilperson McCoy?

3139 **Councilperson McCoy:** Yes.

3140 **City Clerk Anthony:** Councilperson Miller-Anderson?

3141 **Councilperson Miller-Anderson:** Yes.

3142 **City Clerk Anthony:** Councilperson Lanier?

3143 **Councilperson Lanier:** Yes.

3144 **City Clerk Anthony:** Pro Tem Lawson?

3145 **Chair Pro Tem Lawson:** Yes.

3146 **City Clerk Anthony:** Chair Botel?

3147 **Chairperson Botel:** Yes. That's approved by a 5-0 vote.

3148 **13. Chairperson Botel:** No. 13.

3149 **City Clerk Anthony:** **RESOLUTION NUMBER 08-21 A RESOLUTION OF THE**  
3150 **CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY,**  
3151 **FLORIDA, AUTHORIZING A WORK ORDER TO RANDOLPH CONSTRUCTION,**  
3152 **GROUP., OF RIVIERA BEACH, FLORIDA TO RENOVATE THE RIVIERA BEACH**  
3153 **PUBLIC LIBRARY AND YOUTH EMPOWERMENT CENTER IN THE AMOUNT OF**  
3154 **\$827,786.00; AUTHORIZING THE CITY MANAGER TO APPROVE CHANGE ORDERS**  
3155 **UP TO TEN PERCENT (10%); AUTHORIZING THE DIRECTOR OF FINANCE AND**  
3156 **ADMINISTRATIVE SERVICES TO MAKE PAYMENT FOR SAME FROM PROJECT**  
3157 **NUMBER 21010 AND PROVIDING AN EFFECTIVE DATE.**

3158 **TERRENCE BAILY, PUBLIC WORKS DIRECTOR, 561-845-4080**

3159 **City Clerk Anthony:** Madam Chair and Members of the Board, we do have public  
3160 comment on this Item. The acceptance of public comment on this Item is now closed.

3161 **Chairperson Botel:** Thank you. Would someone care to make a motion to  
3162 approve?

3163 **Councilperson McCoy:** So moved.

3164 **Chairperson Botel:** Thank you.

3165 **Chair Pro Tem Lawson:** Second.

3166 **Chairperson Botel:** Thank you. Mr. Evans.

3167 **City Manager Evans:** Madam Chair and Members of the Board, this Item before you  
3168 this evening, is to discuss the renovations of the facility that the City has just recently  
3169 acquired, to be able to house the Riviera Beach Public Library and the Youth  
3170 Empowerment Center. To make the presentation, we have Library Services Director, Mr.  
3171 Rodney Freeman. Unfortunately, Ms. Grimsley was supposed to be part of the  
3172 presentation, but she had something that came up, so we will be able to, hopefully,  
3173 address some of the questions or comments that the Board may have as it relates to the  
3174 Youth Empowerment element.

3175 At this time, Mr. Freeman.

3176 **Library Director Freeman:** Thank you for having me here and inviting me to talk  
3177 to you about the Riviera Beach Public Library. I'm excited to tell you what we're gonna  
3178 be doing in our next phase. Next slide..., slide, please.

3179 **City Clerk Anthony:** Mr. Freeman, the, the control is up there by you.

3180 **Library Director Freeman:** Okay. Thank you. So, I would like for you, for a  
3181 second, just what if our Library was featured in a movie or a comic book. How would that  
3182 make you feel? You feel proud, you feel excited, right? So, that doesn't have to be  
3183 imaginary. That doesn't have to be fiction. That can be real life. For a second, if you  
3184 could just close your eyes and just think for a minute about it's a Monday morning, you,  
3185 you're waking up out of the bed and you, you gotta brush your teeth because, you know,  
3186 it was a late night and you, you turn on the TV and you hear, 'Breaking news. The Riviera  
3187 Beach Public Library just won a five-star award from the ALA,' Library Association. How  
3188 would that make you feel? Excited, proud, entitled, 'That's my Library.' That's our vision  
3189 for the..., for the Riviera Beach Public Library. We want every citizen, every person to feel  
3190 like that's their Library.

3191 Next slide, please. No. That's me. [Chuckle]. Collaboration equals strength.  
3192 That's what we're doing with co-locating with the Youth Empowerment Program. Right?  
3193 So, what are the benefits? Increased efficiencies, increased access to community  
3194 services, increased utilization of Library Services. Having two programs that can  
3195 piggyback off of one another for patronage. Right? We will not have to replicate services,  
3196 i.e., GED program. The Library offers GED services, Youth Empowerment offer GED  
3197 services, and we're in the same location. Increased access to community services.  
3198 Right? So, the Library offers summer reading. Youth Empowerment Program, they



3199 provide summer lunch. So, somebody can come in, sign up for summer reading, and get  
3200 a lunch right then and there, in the same building. Increased utilization of Library  
3201 Services, program attendance, participation, circulation numbers are just by osmosis are  
3202 going to increase.

3203 Our proposed impact. Improved range of services, new and increased patronage,  
3204 greater exposure to STEM and arts program, further exploration of careers and  
3205 entrepreneurship, and additional support for citizen reentry. That's what we're proposing  
3206 with this new location. So, let me give you some examples. Giving the youth a hands  
3207 on experience. If they wanna come in and they wanna learn about hydroponics, they can  
3208 do that there. But, they can also do research. We also are providing space for community  
3209 organizations to utilize so we can invite more community organizations to use and do  
3210 innovative programs. Patrons will not access, or be... Patrons that we might have that  
3211 are disengaged, that might have left and not thought about using the Riviera Beach Public  
3212 Library, will come back to use the Library because of this, because they see the increased  
3213 services. Greater exposure to STEM and arts program. Having the hydroponics, having  
3214 the virtual reality, we can show people, hey, this is how you can be able to create these  
3215 type of programs. Further exploration of careers and entrepreneurship. Integrating our  
3216 business center into our.., into a entrepreneur center. And also, providing information  
3217 resources for those coming back home. That's what we are proposing with this new  
3218 location.

3219 So, what are we doing right now? Well, there's three things that I wanna point out  
3220 that we're doing. We're, of course, you can see our, our operations and our programs up  
3221 there, but WiFi hotspots. We have just received ten WiFi hotspots so we can loan to the  
3222 community. So, people who might have laptops or PC's, but they don't have the internet  
3223 access, now are able to check them out from our two locations. We're operating out of  
3224 the Brooks Center and the Lindsey Davis Center on Mondays, Wednesdays and Fridays.  
3225 We're offering eCards. People who need access to electronic materials, to our  
3226 databases, they can go online and they're able to use those services by.., with the, with  
3227 the eCard. Digitization and rebuilding of our archives. Everybody should know the, the  
3228 history of, of Riviera Beach. And, we have a number of items in our archives that we want  
3229 to make sure that people have access to. So, how are we gonna do that? Well, we're  
3230 gonna digitize and be able to put it out on the internet so people can access that  
3231 information.

3232 And like I said before, thank you. We wanna make sure that we have a futuristic  
3233 Library, because one of the things that I know is comic books, and I know that Wakanda  
3234 was not just built off of what they offer from vibranium, but their library was their source.  
3235 So, that's what we wanna do here.

3236 Thank you.

3237 **Chairperson Botel:** Thank you. Mr. Bailey.

3238 **Acting Public Works Director Bailey:** I'm gonna have him introduce every  
3239 construction project from now on.

3240 [Chuckle]

3241 **Acting Public Works Director Bailey:** This is actually a construction project. My job is  
3242 to give him a building, to bring that dream to fruition. And, so that you know, Dwight  
3243 Randolph is in the audience, the contractor who was our successful bidder.

3244 If there are any questions about the construction elements, I'm here to answer any  
3245 questions.

3246 **Chairperson Botel:** Did you say that we had public comment? Let's do public  
3247 comment.

3248 **City Clerk Anthony:** Mary Brabham, Doretta Paulk.

3249 **Ms. M. Brabham:** Ms. Mary Brabham, Riviera Beach.

3250 We do need to move on these projects here. Ms. Brabham is a member of the  
3251 Library. Riviera Beach as well as West Palm Beach, and Palm Beach Gardens. And,  
3252 and I know for a fact that that Library that, that is over there now is molded. I refuse to  
3253 go in there, at this particular time. We need.., if, if, if have a location where we can move  
3254 these employees out to benefit their health, let's stop being stagnated. We have wasted  
3255 plenty of time. We wasted over, over half a million dollars for a brand new Library. Now,  
3256 you got a choice here, we need to start bringing our peoples into what we have. We need  
3257 to take ownership of what we, what we have and what we can do.

3258 I agree with the wi-band.., the WiFi, because within these households, you have,  
3259 like, from four to five kids and everybody can't.., cannot get on, on, on one system. So  
3260 that, that also is a very good idea. And also, we're in the 21<sup>st</sup> Century here. We are  
3261 gonna be with this pandemic, this atmosphere with our healthcare, throughout, throughout  
3262 the years now. So, the Youth Empowerment, even though it's kids, it needs to be  
3263 formulated around addressing all of those critical elements within our health  
3264 compartment, because that building down there, it will be set up and situated to do all of  
3265 that.

3266 So, we are also looking for a name change, so it can address a lot of our articulates  
3267 that we have in this City here, to meet our 21<sup>st</sup> needs here. We, we are not in 1900  
3268 anymore, we're, we're in the 21<sup>st</sup> Century here. So, we need to do those things there.

3269 And, and, and I also.., I would like to say, as far as the coffeeshop and the STEM  
3270 program, I made mention when you had that CRA meeting about the STEM program.  
3271 We, we, we need to, we need to move here. We need to further, further the things that  
3272 we can make happen, because these things we can make happen.

3273 And I also would like to say, see, we know Fane Lozman. We've dealt with him  
3274 for years. He does that to get a reaction, because for every action is a reaction. So see,  
3275 so, let him say what he wants to say. He has his three minutes, because he's gonna say  
3276 it. If I get to talking over there [stammer] Tradrick gonna say, 'Did you hear what she  
3277 say?' 'Yes, you heard what I said.' Because see, when others does that, it opens up the

3278 gateway for others. So, so stop engaging him. Stop, stop, [inaudible] him down because  
3279 see, this is how he bates you. Not just you, everybody..., everybody that he can pull into  
3280 his...

3281 **Chairperson Botel:** Thank you.

3282 **Ms. M. Brabham:** ...his web.

3283 **Chairperson Botel:** Thank you, Ms. Brabham.

3284 **Ms. M. Brabham:** So, so, so don't, don't do that.

3285 **Chairperson Botel:** Thank you.

3286 **Ms. M. Brabham:** Thank you.

3287 **City Clerk Anthony:** Doretta Paulk.

3288 **Ms. D. Paulk:** Good evening. My name is Doretta Paulk, a citizen of Riviera  
3289 Beach.

3290 Concerning the Library, I think this is wonderful, and I hope that you all pass this.  
3291 This young man, I think he'll be a very good asset to the City of Riviera Beach, bringing  
3292 the Library. He has fresh ideas, and I think our youth needs it. A lot of families do not  
3293 even have WiFi in their homes. Now, I think it'll be tremendously for the students to come,  
3294 possibly, if they can get to the Library, and help with the homework. Ms. Grimsley's doing  
3295 a marvelous job with our students, even with the tutoring and everything. And with that  
3296 being combined beside each other, this makes for a very good project. Very worthy for  
3297 our children. And also, he said the reentry program. They can also go in and use the  
3298 WiFi, use the computers. You know? And the elderly, sometimes they can go in and use  
3299 it, 'cause sometimes some elderly don't know it.

3300 We have, at Lindsey Davis, they were teaching some of the elderly how to navigate  
3301 the computers. And I think that this will be... You know, also, in case any citizens need  
3302 to come in and they can have the help that they need, some of the seniors. Some young  
3303 adults. So, I think this is a very worthy, worthy project and I hope you do, do pass this  
3304 tonight.

3305 I have to go off script for one minute. Mr. McCoy, the only thing I was saying to  
3306 you is kindness. If you knew you weren't coming, you should, you should've...

3307 **Chairperson Botel:** Ms., Ms. Paulk.

3308 **Ms. D. Paulk:** ...notified Mr. Evans...

3309 **Chairperson Botel:** Ms., Ms. Paulk.

3310 **Ms. D. Paulk:** ...and let him know because two of the...

3311 **Chairperson Botel:** [Inaudible]...

3312 **Ms. D. Paulk:** ...residents almost...

3313 **Chairperson Botel:** Ms. Paulk...

3314 **Ms. D. Paulk:** ...fell, and we're in COVID...

3315 **Chairperson Botel:** You, you can't...

3316 **Ms. D. Paulk:** ...and I., and I, I [stammer]...

3317 **Chairperson Botel:** I can't...

3318 **Ms. D. Paulk:** I respect you.

3319 **Chairperson Botel:** Okay.

3320 **Ms. D. Paulk:** And I thank you. I just wanted to make that notification.

3321 **Chairperson Botel:** Thank you. But please...

3322 **Ms. D. Paulk:** Thank you.

3323 **Chairperson Botel:** Thank you.

3324 **Ms. D. Paulk:** Kindness.

3325 **Chairperson Botel:** Thank you.

3326 **City Clerk Anthony:** Madam Chair, Members of the Board, that concludes public  
3327 comment on this Item.

3328 **Chair Pro Tem Lawson:** Madam Chair?

3329 **Chairperson Botel:** Yes. You're recognized.

3330 **Chair Pro Tem Lawson:** Thank you. Ms. Pemsel and Mr. Bailey, great job on getting  
3331 competitive quotes, while making local participation a priority. This is what we've been  
3332 talking about for our locals. And the fact that the first and second bidders were both  
3333 locals, it shows that we're moving in the right direction. If we're gonna be spending  
3334 money, in these accou'.., amounts of money, we need to be keeping it here in our  
3335 community. So thank you, and congratulations to the winning bidder.

3336 The process that was created with the sheltered market, I wanted to see, when  
3337 can we open it up for additional contractors to apply for this process? Because, these  
3338 last two projects, we've only had two, three or four responsive bids, out of the twelve  
3339 people. If the individuals that are in the sheltered market are not gonna be responsive,  
3340 or not placing these bids, do we have the ability of adding any additional contractors to

3341 assist them with these projects? Because, once we fill up the coffer with.., Mr. Randolph  
3342 was gonna be busy working on this one, we wanna make sure that we give opportunities  
3343 for all the locals in the community. That's the first concern or question or thought. I know  
3344 it's a three year contract that we have currently with that RFP that was put out, for the  
3345 sheltered market, but are we able, and possibly that's a question for Ms. Pemsel, to add  
3346 any additional contractors at a later time, and removing contractors?

3347 If Ms. Pemsel is...

3348 **Chairperson Botel:** Ms. Pemsel?

3349 **Procurement Director Pemsel:** Yes.

3350 **Chairperson Botel:** Yes.

3351 **Procurement Director Pemsel:** Hello, Councilman. Yes, I do think it's possible to add  
3352 later. I didn't do that this time around 'cause this is our first time. But, if we see that we're  
3353 not getting proper responses, we can always do another solicitation and add to the pool.  
3354 I also wanted to let you know that we are going to put the bids, in the future, from the  
3355 pool, on DemandStar. This way, I'll have the analytics to see who's responding, who's  
3356 not and, and figure out why. Maybe they have too much work, so we don't wanna drop  
3357 them off if that's the case. But we will have a better idea of why they're not responding,  
3358 and to ensure that everyone receives the copy of the new scope of work that's going out  
3359 for any new projects in the future. And that's part of why the training is occurring this  
3360 Friday as well.

3361 **Chair Pro Tem Lawson:** And, Ms. Pemsel, I, I do wanna also again congratulate and  
3362 commend you for the work that you did in this market. This is why I've been so hard on  
3363 you over the last six to eight months, in reference to local and minority participation. And  
3364 this is exactly what I wanted to see, so thank you very much for your hard work and  
3365 bringing some'.., a program to the City that's actually helping the locals to benefit from it.

3366 **Procurement Director Pemsel:** You're welcome.

3367 **Councilperson Miller-Anderson:** Madam Chair?

3368 **Chair Pro Tem Lawson:** Thank you. I'm...

3369 **Councilperson Lanier:** Madam Chair?

3370 **Chair Pro Tem Lawson:** Just...

3371 **Chairperson Botel:** I hear... Are you..., you're not finished, are you?

3372 **Chair Pro Tem Lawson:** No.

3373 **Chairperson Botel:** Mr. Lawson's not quite done yet. Just give him a second...

3374 **Councilperson Miller-Anderson:** Okay.

3375 **Chairperson Botel:** ...please. Thank you.

3376 **Chair Pro Tem Lawson:** Mr. Evans, the current site for YEP, what are our plans with it  
3377 once we relocate YEP over to the new, new Library?

3378 **City Manager Evans:** Our intent is to make that a police substation.

3379 **Chair Pro Tem Lawson:** Okay. I was hoping that we could visit expanding services for  
3380 seniors, and giving additional benefits and opportunities for our seniors, being that the  
3381 Lindsey Davis is there. I, I guess we'll have discussions about that in the near future, for  
3382 what we wanna do with that location, but I think that'll be a prime facility for us to expand  
3383 services for our seniors and giving them the space necessary. I know a substation is  
3384 something that Chief Osgood has discussed with us, but maybe we can have a more  
3385 detailed discussion about that before making that call.

3386 Thank you, Mr. Evans. Thank you, Madam Chair?

3387 **Chairperson Botel:** Anyone else?

3388 **Councilperson Lanier:** Madam Chair?

3389 **Chairperson Botel:** You're recognized.

3390 **Councilperson Miller-Anderson:** Yes.

3391 **Chairperson Botel:** Ms. Lanier, and then Ms. Miller-Anderson. Go ahead.

3392 **Councilperson Lanier:** I just wanted to say that I've had a couple of meetings with Mr.  
3393 Freeman in regards to the new Library. I am a Library fan, buff. I've had a library card  
3394 since I was four years old. I., every city I visit, every city I've lived in, I seek out the library  
3395 first.

3396 What is happening now in terms of libraries, is that with the advent of Kindle, with  
3397 the advent of, of, of eBooks and being able to access stuff electronically, we're in the  
3398 middle of a pandemic, the library is not what it used to be. Meaning that, you used to go  
3399 when you were younger and go to the library with your library card and you check out  
3400 your books, you bring them back, but that is not the sole function of a library anymore.  
3401 They're..., having a conversation with Mr. Freeman in terms of thinking outside of the box,  
3402 programs that include story time with kids with their incarcerated parent, meaning that  
3403 when you have a story time, they can Facetime with their parent who is in prison or in jail,  
3404 so that they can still get that Facetime with their parent. Those are the kind of outside of  
3405 the box type of activities that we want to see happening at the new Library, in terms of  
3406 thinking outside of the box, in terms of making sure that the, the Library has..., is  
3407 accessible to everyone and not just in the ways that we think it should be.

3408           So, I'm very excited about this project. I'm very excited about the fact that we're  
3409 digitizing a lot of our archives. There's a lot of information, a lot of history in the City of  
3410 Riviera Beach that is a part of that Library, and being able to share that information with  
3411 the public, knowing about the City of Riviera Beach's history, and also being able to make  
3412 sure that all of our information that we have in that Library is kept for posterity. So, I really  
3413 am excited about moving forward with the new futuristic Library for the City of Riviera  
3414 Beach.

3415 **Chairperson Botel:**           Thank you. Anyone else? Oh yes, Councilwoman Miller-  
3416 Anderson.

3417 **Councilperson Miller-Anderson:**       Yes. I had a question for Ms. Pemsel about the  
3418 DemandStar. With it going on DemandStar, is it then gonna be open to everyone to see  
3419 it, or will it just be open for those who are in the pool?

3420 **Procurement Director Pemsel:** It would, it would only be open to those individuals in  
3421 the pool.

3422 **Councilperson Miller-Anderson:**       Okay. Alright. I, I wasn't sure how that would  
3423 work. And, I, I certainly support this Item. You know, I, I., as a child growing up, I, I do  
3424 recall being able to go to the library, but it., a lot of times it got to a point where I had to  
3425 go outside to the county library, because there just weren't items, you know, enough items  
3426 that I needed when it was time for me to do research projects. And so, for me, that has  
3427 been an issue for a number of years. And so, I, I think that we could, you know, we  
3428 deserve better, and I look forward to being able to support this Item so that we could have  
3429 a Library that our kids are, are happy to just hang around and to be there at all times of  
3430 the day and night, if that's what we allow.

3431           And, and, you know, I totally agree with the technology part of it taking over, times  
3432 have changed that was happening way before the pandemic, and so, I think we need to  
3433 certainly look at being more inclined to having a Library that, you know, goes along with  
3434 the changing of the times. And so, with this, I do support that Item. And I, I know with  
3435 the YEP building, we definitely, I think Mr. Lawson brought it up about the., what's gonna  
3436 happen with that building. We, we certainly had a conversation. I don't think we put it  
3437 in., we solidified what we were gonna do with it, but it's definitely a discussion about the  
3438 substation being over there in that area, off of S Avenue and R Avenue.

3439           Thank you, Madam Chair.

3440 **Chairperson Botel:**           Thank you. Anyone else? It has been moved and seconded  
3441 that Council approve the work order to Randolph Construction Group to provide  
3442 construction and renovations services for the renovation of Rivera Beach Public Library  
3443 and Youth Empowerment Center located at 2129 North Congress Avenue. If you  
3444 approve, vote yes. If you don't, vote no. Madam Clerk.

3445 **City Clerk Anthony:**           Councilperson Miller-Anderson?

3446 **Councilperson Miller-Anderson:**       Yes.

3447 **City Clerk Anthony:** Councilperson Lanier?

3448 **Councilperson Lanier:** Yes.

3449 **City Clerk Anthony:** Councilperson McCoy?

3450 **Councilperson McCoy:** Yes.

3451 **City Clerk Anthony:** Pro Tem Botel. I mean, Pro Tem Lawson?

3452 **Chair Pro Tem Lawson:** Yes.

3453 **City Clerk Anthony:** Chair Botel?

3454 **Chairperson Botel:** Yes. That motion passes unanimously. We, we removed  
3455 Item 14, I believe. Right?

3456 **15. Chairperson Botel:** So, onto Item 15.

3457 **City Clerk Anthony:** **RESOLUTION NUMBER 10-21 A RESOLUTION OF THE**  
3458 **CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY,**  
3459 **FLORIDA, APPROVING AND RATIFYING THE COLLECTIVE BARGAINING**  
3460 **AGREEMENT COMMENCING UPON RATIFICATION TO SEPTEMBER 30, 2023**  
3461 **BETWEEN THE CITY OF RIVIERA BEACH AND THE PROFESSIONAL**  
3462 **FIREFIGHTER/PARAMEDICS OF PALM BEACH COUNTY, LOCAL 2928, IAFF, INC.,**  
3463 **AN ORGANIZATION REPRESENTING THE FIREFIGHTERS/PARAMEDICS OF THE**  
3464 **CITY OF RIVIERA BEACH TO INCLUDE A REVISED SALARY SCHEDULE;**  
3465 **APPROVING THE CITY MANAGER’S EXECUTION AND AUTHORIZING THE CITY**  
3466 **CLERK TO EXECUTE THE AGREEMENT; AND PROVIDING AN EFFECTIVE DATE.**

3467 **EUREKA YOUNG, INTERIM DEPARTMENT DIRECTOR, 561-840-4880**

3468 **City Clerk Anthony:** Madam Chair, Members of the Board, we do have public  
3469 comment on this Item. The acceptance of public comment on this Item is now closed.

3470 **Chairperson Botel:** Would someone care to make a motion?

3471 **Councilperson Miller-Anderson:** So moved.

3472 **Chairperson Botel:** Oh, thank you. Would someone second?

3473 **Councilperson Lanier:** Second.

3474 **Chairperson Botel:** Thank you. Mr. Evans.

3475 **City Manager Evans:** Madam Chair and Members of the Board, this Item before you  
3476 this evening is to seek approval of a collective bargaining agreement between Local 2928,  
3477 IFF, for the purposes of solidifying the employment agreement with our labor union. City  
3478 Staff was able to work in collaboration with Legal counsel to get us to a point that



3479 addresses a lot of the concerns that were articulated by our firefighters, as well as  
3480 providing for additional incentives for persons that would attain additional education.

3481 The cost for the contract over a three-year period, is projected to be \$4.7MM. And  
3482 at this time, Staff recommends approval. And, our labor counsel is here for any questions  
3483 that the Board may have related to the Item.

3484 **Chairperson Botel:** Do we have any public comment cards, by the way?

3485 **City Clerk Anthony:** Yes, Madam Chair and Members of the Board.

3486 **Chairperson Botel:** Okay.

3487 **City Clerk Anthony:** Doretta Paulk.

3488 **Ms. D. Paulk:** Good evening. My name is Doretta Paulk.

3489 And, I do hope the dais do approve this for our firefighters and paramedics.  
3490 Medicine's changing every day. There's always new skills with ACLS. And, when I heard  
3491 that Chief Curd said that his fire and paramedics were using a porta potty behind a  
3492 makeshift car maintenance, that's just so, so awful. And I know Mr. Evans is doing his  
3493 best to get another fire station up, but for them to be using a porta potty, they deserve  
3494 better. And, and increasing the salary, when we have COVID-19... When we had to face  
3495 HIV, [stammer], pandemic that came out, this was nothing.., we were, we were really  
3496 worried about contracting it when starting IV's for something, [stammer] and accidentally  
3497 sticking ourselves or whatever, and they're out there in the front wall with this, but now  
3498 we have COVID-19. Some of these paramedics have to wait in their rigs before even  
3499 bringing patients because the emergency room is overflowed.

3500 So, I hope that you all pass this. They are more than deserving what they're going  
3501 through now, with this COVID-19. They can take this disease home to their families, they  
3502 can get it. A lot of paramedics, firefighters, nurses and doctors have passed away with  
3503 this trying to serve. So please, please they're more than deserving for this increase in  
3504 salary. And I hope that you all have no problem passing this legislation for them.

3505 Thank you.

3506 **Chairperson Botel:** Thank you, Ms. Paulk.

3507 **Ms. D. Paulk:** And we thank you for all your service.

3508 **Chairperson Botel:** Thank you.

3509 **City Clerk Anthony:** Madam Chair, Members of the Board, that concludes public  
3510 comment.

3511 **Chairperson Botel:** Thank you. Do we have any questions or comments from  
3512 Council? [Pause]. It has been moved and seconded that Council ratify the 2023 IFF  
3513 collective bargaining agreement. If you agree, vote yes. If not, vote no. Madam Clerk.

3514 **City Clerk Anthony:** Councilperson McCoy?

3515 **Councilperson McCoy:** Yes.

3516 **City Clerk Anthony:** Councilperson Miler-Anderson?

3517 **Councilperson Miller-Anderson:** Yes.

3518 **City Clerk Anthony:** Councilperson Lanier?

3519 **Councilperson Lanier:** Yes.

3520 **City Clerk Anthony:** Pro Tem Lawson? [Pause]. Chair Botel?

3521 **Chairperson Botel:** Yes. That approved'.., that's approved unanimously, 4-0.  
3522 Item. No. 16.

3523 **16. RESOLUTION NUMBER 124-20 A RESOLUTION OF THE CITY COUNCIL OF**  
3524 **THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AMENDING A**  
3525 **STREET NAMING POLICY TO PROVIDE FOR A MORE SPECIFIC SET OF CRITERIA**  
3526 **FOR NAMING STREETS WITHIN THE CITY OF RIVIERA BEACH; AND PROVIDING**  
3527 **FOR AN EFFECTIVE DATE.**

3528 **CLARENCE SIRMONS, DEVELOPMENT SERVICES DIRECTOR, 561-845-4060**

3529 **Councilperson McCoy:** Madam Chair?

3530 **Chairperson Botel:** Yes.

3531 **Councilperson McCoy:** So, I wanted to find out would the Board.., would be interested  
3532 in doing, since I think it was at least four of us that had some concerns about going back  
3533 for a policy relative to buildings and rooms, and bringing this Item, relative to streets, back  
3534 at that time, but we've already decided... At least, we didn't decide, so let me not use  
3535 that word, it was already mentioned by at least three Members regarding our policy. So,  
3536 I just think, you know, we can probably take this and table it... Well, not table it,  
3537 temporarily postpone it. And then, when that policy comes back, because I think it was  
3538 pretty uniform that we decided that we wanted to adopt the policy, and especially because  
3539 of the late hour, it'd probably be ideal to take this, along with whatever policy, whenever  
3540 legal can put us something together, back at that time.

3541 **Chairperson Botel:** Thank you. And Mr. Evans, I, I don't think there's any urgency  
3542 with regard to this matter? Do you?

3543 **City Manager Evans:** It's the pleasure of the Board.

3544 **Chairperson Botel:** I would...

3545 **Councilperson Lanier:** No, we can... That's fine.

3546 **Chairperson Botel:** I would be amenable to putting it off until the next opportune  
3547 moment.

3548 **Councilperson McCoy:** We'll move to postpone, Madam Chair.

3549 **Chairperson Botel:** Thank you.

3550 **Councilperson Lanier:** I'll second that. And to postpone it until we have the policy  
3551 for the building, as well as the streets.

3552 **Chairperson Botel:** Okay. Madam Clerk, there's a motion to postpone this Item  
3553 until we have a policy that includes the streets and buildings.

3554 **Councilperson Miller-Anderson:** Madam Chair? Madam Chair?

3555 **Chairperson Botel:** Yes.

3556 **Councilperson Miller-Anderson:** Can, I mean, can we, like just..., kinda make sure  
3557 this includes everything? I mean..., 'cause there may come a point when somebody wants  
3558 their name the podium. I mean, just, everything needs to be [chuckle] included so that  
3559 we don't have to continue or wonder if [inaudible] be voted on. So, any naming rights of  
3560 anything that has to do with the City.

3561 **Chairperson Botel:** Right. Thank you. Madam Clerk.

3562 **City Clerk Anthony:** Councilperson Miller-Anderson?

3563 **Councilperson Miller-Anderson:** Yes.

3564 **City Clerk Anthony:** Councilperson Lanier?

3565 **Councilperson Lanier:** Yes.

3566 **City Clerk Anthony:** Councilperson McCoy?

3567 **Councilperson McCoy:** Yes.

3568 **City Clerk Anthony:** Pro Tem Lawson? [Pause]. Chair Botel?

3569 **Chairperson Botel:** Yes. It's postponed by a vote of 4-0.

3570 **DISCUSSION AND DELIBERATION**

3571 **DISCUSSION BY CITY MANAGER**

3572 **17. Chairperson Botel:** Discussion and deliberation. No. 17.

3573 **City Clerk Anthony:** **DISCUSSION ON THE ALPHA EDUCATIONAL**  
3574 **FOUNDATION LEASE AUTHORIZED BY RESOLUTION NUMBER 21-18.**

3575 **JONATHAN EVANS, CITY MANAGER, 561-812-6590**

3576 **City Clerk Anthony:** Madam Chair and Members of the Board, we do not have any  
3577 public comment on this Item. The acceptance of public comment on this Item is now  
3578 closed.

3579 **Chairperson Botel:** Thank you. [Inaudible], Mr. Evans.

3580 **City Manager Evans:** Madam Chair, this Item has been requested by two of your  
3581 colleagues with regards to the particular arrangement that is in place concerning the  
3582 Alpha Education Foundation lease agreement that is memorialized in Resolution 21-18.  
3583 At this time, Staff is prepared to answer any questions, and representatives from the  
3584 Foundation are present to answer any questions the Board may have.

3585 Ms. McBride.

3586 **Deputy City Manager McBride:** Mhmm. Madam Chair, Mayor and Council Members,  
3587 we have with us tonight, Mr. George Lockhart, who's President of Alpha, and Mr. Morris  
3588 Bell, the former President.

3589 The matters before you tonight, because Councilwoman Lanier and Councilman  
3590 McCoy made request of Staff after receiving, it appears, complaints from the public,  
3591 regarding the lease agreement. And, as a result of that, both parties asked that the matter  
3592 be brought for discussion, before the Council.

3593 On us, of giving this information, and Ms. Lanier also requested that Alphas be  
3594 present to answer a series of questions. They were provided with the exact information  
3595 that you were provided with for your Agenda, which includes the lease that was approved  
3596 by the Council in March 2018, as well as Attachment 2, with the questions that were raised  
3597 and the response from his different City units, and the person responding regarding those  
3598 questions. And the..., the questions range from whether or not there was a license  
3599 needed? Had the property been inspected? Whether the rent was current? Whether  
3600 they had proof of liability insurance, which named the City as an additional insurer, as  
3601 well as the other insurer's required under the lease? And whether or not any subleases  
3602 have been presented and approved by the City? And also, [pause], how could the lease  
3603 be terminated? Okay. And when does the lease end?

3604 **Chairperson Botel:** Thank you.

3605 **Councilperson McCoy:** So, Madam Chair, can I go first?

3606 **Chairperson Botel:** Yes, go ahead.

3607 **Councilperson McCoy:** I'm sorry. I didn't even realize it's a two page questions and  
3608 answers.

3609 **Deputy City Manager McBride:** Attachment 2?

3610 **Councilperson McCoy:** I'm looking at it now. I'm sorry.

3611 **Deputy City Manager McBride:** Okay.

3612 **Councilperson McCoy:** So...

3613 **Deputy City Manager McBride:** Alright.

3614 **Councilperson McCoy:** The first question I ask, an accounting of the rental payment  
3615 history and the tenant ledger, if available, to show whether they are timely making monthly  
3616 payments, i.e., the Alpha's ledger and/or a history of their payments to determine if the  
3617 monthly payments are current and are being paid timely. And, the response to that is,  
3618 'No rental payments have been made by the tenant. Please see Composite Exhibit 1.'  
3619 Where is that? That's not in what I see as backup.

3620 **Deputy City Manager McBride:** It wasn't in your attachments? Well, I., those were  
3621 invoices from Finance. And if they're not in your attachment, I will make sure everyone  
3622 gets one tomorrow. Okay.

3623 **Councilperson McCoy:** Well, well, I guess, is it., should it have been uploaded to the  
3624 backup documents?

3625 **Deputy City Manager McBride:** Yes. It should have. Right.

3626 **Councilperson McCoy:** 'Cause I see., that's on the two pager.

3627 **Deputy City Manager McBride:** Yes.

3628 **Councilperson McCoy:** And then, the other attached item is the lease, and then the  
3629 first one is a, what appears to be a memo.

3630 **Deputy City Manager McBride:** That would be the cover memo.

3631 **Councilperson McCoy:** Oh, it says...

3632 **Deputy City Manager McBride:** Okay.

3633 **Councilperson McCoy:** ...Exhibit. I didn't...

3634 **Deputy City Manager McBride:** Alright. But [stammer], under the lese, the rent was  
3635 \$100 a month.

3636 **Councilperson McCoy:** Correct.

3637 **Deputy City Manager McBride:** So, the past... Mr...

3638 **Councilperson McCoy:** But...

3639 **Deputy City Manager McBride:** Instead of me repeating it, I'll have Mr. Sherman...

3640 **Councilperson McCoy:** It is a hundred a month. But, the...

3641 **Deputy City Manager McBride:** Okay.

3642 **Councilperson McCoy:** ...[stammer] again, I guess the composite that's being  
3643 referenced, is not anywhere in the backup. Am I the only one...

3644 **Deputy City Manager McBride:** I'm sorry if it's not there. Because I meant for it to be  
3645 there.

3646 **Councilperson McCoy:** Okay. Well...

3647 **Deputy City Manager McBride:** Alright.

3648 **Councilperson McCoy:** Madam Chair, if I may?

3649 **Chairperson Botel:** Go ahead, Cou'...

3650 **Councilperson McCoy:** So, I specifically asked these questions because, I shared  
3651 with Mr. Evans, and I apologize, Mr. Evans. I called him one day when he was out. I  
3652 think he was maybe on vacation or something? But I'm literally seeing some of the  
3653 organizations that use the services over at the Alpha Education Foundation, and I don't  
3654 know if this was shared with law enforcement, but they're standing in the middle of the  
3655 median, on Blue Heron and Obama Highway, almost routinely, and they're fundraising,  
3656 which I certainly would appreciate that they have this burning desire to get out and pound  
3657 the pavement. But, that is the most dangerous thing that I could ever think of. I know I  
3658 had a conversation with one of the attendees from.., well, one of the gentlemen that runs  
3659 Sounds of Success, and he was telling me all these great things that they were doing and  
3660 traveling here and there, but I really had a problem with understanding why do we have  
3661 to put these individuals out there in the middle of.., well, we don't put them out there. Let  
3662 me clarify that. Why are they out there in such a dangerous situation? And then, now  
3663 that COVID is starting, they're literally walking between traffic with masks on, and they're  
3664 approaching vehicles, the most dangerous thing. And, we obviously got a sign that says,  
3665 'Caution. Trains may exceed 80 miles per hour.' That's just the train that's gonna be  
3666 coming through potentially. And then much less, we got cars that's traveling 40 miles an  
3667 hour.

3668 And many of these kids are, I mean, probably from age six on upwards, and that  
3669 literally led me to understand, like, what exactly is going on with their presence at the  
3670 Alpha Education Foundation. And only to find out that these sublease agreement have  
3671 not been approved, nor has there been any kind of liability insurance that's been provided  
3672 to the City for clearance. Oh, it said the City is in receipt... Then, there was some other

3673 insurance that was required for the tenants. And, none of that has been provided, and  
3674 that is a material factor. And, I think in.., I think that is a material component in the  
3675 sublease agreement. And none of this stuff has been approved by the City Council.

3676 So, I certainly wanna find out why is it that this is not happening, and how do we  
3677 remedy this? Or, if this is the case, then how do we find ourselves for moving away from  
3678 this? Because, this was very clear. And I even went back to the meeting when this Item  
3679 was first brought to memorialize this into contact? And one of the Members of the City  
3680 Council said it's not like they're gonna be making money off of these individuals. But,  
3681 absence of a sublease agreement, I think that's exactly what they're doing, making  
3682 money off of these individuals. And I certainly don't want kids standing in the middle of  
3683 an intersection trying to pay rent at somewhere that's not even authorized by the City  
3684 Council that the agreement is very much stating.

3685 Because, the liability then falls back, potentially, someone can then try to see, or  
3686 try to go after the City. And, I'm not okay with that. Not to mention, if they're not paying  
3687 their rent. It's a \$100. But you have these organizations that's over there, and they're  
3688 coming to ask us for community benefits. And one of the gentlemen told me he paid an  
3689 enormous amount of money. I don't even recall what it was, but I was just so disgusted,  
3690 I don't even think that I'm even okay with this even continuing to exist in this fashion.

3691 So, unless somebody's gonna give me a complete accounting of what's been paid  
3692 and whether it was timely, it'd be my position that we terminate this for a...

3693 **Deputy City Manager McBride:** [Inaudible].

3694 **Councilperson McCoy:** ...material breach of the contract.

3695 And I yield to the other Members for their...

3696 **Deputy City Manager McBride:** Okay.

3697 **Councilperson McCoy:** ...participatory comments.

3698 **Deputy City Manager McBride:** Mr. McCoy, could I give one update. And, I would like  
3699 for Mr. Sherman to come up here, because he has.., the finances come there. He did  
3700 make a demand for payment of rent, and I think on Friday, he received a payment, but I  
3701 don't want to... After.., this was after the Agenda was published, and the Item was sent  
3702 out.

3703 [Inaudible audience comments]

3704 **Finance and Administrative Services Director Sherman:** Yeah. Good, good  
3705 evening. Randy Sherman, Finance Director.

3706 **Chairperson Botel:** Could we have some quiet in... It's, it's hard to concentrate if  
3707 we hear...

3708 [Inaudible audience comments]

3709 **Chairperson Botel:** Could we have some...

3710 **Councilperson McCoy:** Sergeant in Arms.

3711 [Inaudible audience comments]

3712 **Chairperson Botel:** Excuse me. Could we please have...

3713 [Gavel]

3714 **Chairperson Botel:** ...order. Thank you. Go ahead, Mr. Sherman.

3715 **Finance and Administrative Services Director Sherman:** Yes. On, on Thursday, I  
3716 think it was, we actually received a \$3,400 check for the rent. It did not include the late  
3717 fees at that time., The other invoices that we have outstanding, are the SWA fees, they  
3718 get charged for the property. We have talked about that. We're working through  
3719 Resolutions on those items.

3720 So, you know, we are, we are moving forward as far as the financial and, and  
3721 getting caught up on, on those payments.

3722 **Councilperson McCoy:** Follow up?

3723 **Chairperson Botel:** Go ahead.

3724 **Councilperson McCoy:** What period does the \$3,400 cover? Because, if you're  
3725 talking about \$100 a month, that seems that that represents over..., almost three years.  
3726 That's...

3727 **Finance and Administrative Services Director Sherman:** Yeah.

3728 **Councilperson McCoy:** ...just shy, shy of three years. So...

3729 **Finance and Administrative Services Director Sherman:** Yeah. Yeah. Since 2018.  
3730 And, when the lease went into effect, I believe it was March of 2018.

3731 **Councilperson McCoy:** Okay.

3732 **Finance and Administrative Services Director Sherman:** So, it's the thirty-four  
3733 months to get caught up.

3734 **Councilperson McCoy:** So, we haven't gotten one single payment?

3735 **Finance and Administrative Services Director Sherman:** Correct. Now...

3736 **Councilperson McCoy:** [Inaudible].



3737 **Finance and Administrative Services Director Sherman:** What we've...

3738 **Councilperson McCoy:** [Inaudible].

3739 **Finance and Administrative Services Director Sherman:** ...been told is that there  
3740 were payments, but we never received them, and they're, you know, trying to figure out  
3741 where they were sending them but, yeah, we've gotten caught up on the rent. Again, not  
3742 the late fees.

3743 **Councilperson McCoy:** Okay. I yield.

3744 **Chairperson Botel:** Okay.

3745 **Councilperson Lanier:** Madam Chair?

3746 **Chairperson Botel:** You're recognized, Commissioner.

3747 **Councilperson Lanier:** I... The, the questions that I raised were because, looking at  
3748 the lease and looking at... I remember when this came to the Council back in '17, '18.  
3749 There was not a whole lot of language in terms of holding the Alpha's to performing,  
3750 outcome measures. None of that was done. That was fine. I did not know that many of  
3751 these issues was going on.

3752 The reason it was brought to my attention, I was getting phone calls from the  
3753 people who are in that building. They were constantly calling me. One young, one young  
3754 lady called me and said that she was trying to get a, a, a DCF license for the building.  
3755 DCF would not give her the license because you guys didn't have a license. So there  
3756 was no way they could license her afterschool program. She was crushed.

3757 I get another call from someone who says that they don't even have any water in  
3758 their pod. I mean, it was constantly, constantly, constant calls from people who are at  
3759 this facility. And that's how it was brought to my attention. So, I started asking the City,  
3760 'Well, what's happening with this program? Who is the lease holder?? Should they have  
3761 a license?' Because that's what Department of Health was saying, and that's what the,  
3762 what the State of Florida was saying that, you guys had to have a license, a business  
3763 license, to be able to operate as a quote unquote landlord, to be able to have these  
3764 subtenants. Because, if you're not licensed, they could not license them in this spot.

3765 So, with that being said, I started to ask questions about what was happening  
3766 there. There was, you know, the issues of, you know, the rent not being paid for three  
3767 years, the issue of sometimes the residents, not residents but the tenants, not having  
3768 water, the issue that the tenant leases or subleases should've come to the City to be  
3769 approved and looked at. Maybe these things can be corrected. I'm hoping so. It's just  
3770 that it was.., it, it's almost as if, in a span of two weeks, we were getting calls every day  
3771 about this place.

3772 So, I, I brought this because we wanted to.., a part of the original agreement with  
3773 you guys, was that you were gonna come every quarter, and you were gonna, you were

3774 gonna present us what was happening there, what was some of the programming, how it  
3775 was operating, and that's what you promised you would do, but we have not heard from  
3776 you guys since '18. So, because these.., I mean, I, I would've never known any of this,  
3777 but because of the calls we were getting constantly about this location, we had to do  
3778 something. So that is the reason why you're before us tonight, because we wanted to  
3779 have some answers about... And you can see the attachment to all of these questions  
3780 are laid out. And if you can provide some light and tell us something about what's  
3781 happening and what's going on at this location, so that we can have our constituents ,  
3782 'cause some of them live in the City of Riviera Beach, the place is in the City of Riviera  
3783 Beach, we own the building, so we wanna be able to address some of these issues, but  
3784 we need to hear from you guys to just let us know what's happening. In a nutshell.

3785 **Mr. G. Lockhart:** Thank you for the opportunity. Much of this appears to  
3786 communication. If you all have visited the campus itself, and come there at anytime.., we  
3787 definitely have invited many Members. Some of you all have been there, quite often. You  
3788 can see for yourself what's going on. Yes, we do have running water and lights and things  
3789 of that nature. [Stammer] we have air conditioning. So, there has not been an issue  
3790 there. As far as students going off and panhandling for money, we don't condone that.  
3791 Just like any high school, with their football players going off and doing something else  
3792 away from their school, that's not part of... We don't...

3793 **Councilperson Lanier:** No, I'm sorry.

3794 **Mr. G. Lockhart:** ...allow for that to happen.

3795 **Councilperson Lanier:** I need to stop you right there. But, if you can address these  
3796 issues that are on this paper. There were questions that we wanted to ask you. They  
3797 were concerns from both Councilpeople up here. You can go one..., you can go one by  
3798 one and tell us what is happening with this.

3799 **Mr. G. Lockhart:** So...

3800 **Councilperson Lanier:** The first question was, can the Alpha's operate as a landlord  
3801 without proper licenses? No. You must have a VTR application. They say that you  
3802 applied for one, but it's pending because there's documentation that needs to be  
3803 submitted for review. What's the status of that?

3804 **Mr. G. Lockhart:** Alright. So, we're not... I'm not at liberty to give the answers like  
3805 that because the questions that was given to us, we really.., I'm asking that we have more  
3806 time to really get that in'.., information to you.

3807 **Councilperson Lanier:** Okay.

3808 **Mr. G. Lockhart:** You know...

3809 **Councilperson Lanier:** Alright.

3810 **Mr. G. Lockhart:** ...so I can give you coherent and intelligent answers. And we will  
3811 definitely be able to do that. That's not a problem.

3812 **Councilperson Lanier:** Okay.

3813 **Mr. G. Lockhart:** On the...

3814 **Councilperson Lanier:** Now...

3815 **Mr. G. Lockhart:** ...accounting...

3816 **Councilperson Lanier:** Okay. That, that's fine. Okay. Now, tell us why there was no  
3817 rent paid for three years.

3818 **Mr. G. Lockhart:** So, we sent in payments, and you heard him say that we don't know  
3819 where that., those checks went to. We're trying to find that now. Once we found out that  
3820 we were in arrears, we immediately sent a check. And it's not the, as I understand the  
3821 billing and the payment, it's not that we do not wanna pay, that's why we sent the money  
3822 right away. 'Listen, you all are behind and you need to make this payment.' 'Wow.' Okay.  
3823 So, went and did that right away. The interest had built on that. Well that's a question,  
3824 because when we're billing, we like to know what we're being billed for, on that, you were  
3825 not receiving the check, why not? We're doing a search and a data mining on that right  
3826 now. That's why I'm asking for some time to delay to [inaudible] give you these, these  
3827 answers in some type of manner that's [inaudible].

3828 **Councilperson Lanier:** I mean, with all these questions here, how much time do you  
3829 need to.... [Stammer] the, the biggest thing here, I see on here, is the proof of liability  
3830 insurance. If you don't have insurance on that building, and the City is not listed as an  
3831 additional insured, we are, we are, we're liable for anything that happens over there. So,  
3832 my., I mean, there's a., you know, there's about ten issues on here, but the biggest one  
3833 is that.

3834 **Mr. G. Lockhart:** Yeah. So...

3835 **Councilperson Lanier:** [Inaudible]....

3836 **Mr. G. Lockhart:** ....we have insurance....

3837 **Councilperson Lanier:** ...[inaudible].

3838 **Mr. G. Lockhart:** The City is not...

3839 **Councilperson Lanier:** There has to be a...

3840 **Mr. G. Lockhart:** ...listed on there...

3841 **Councilperson Lanier:** ...situation where you have provided to the City, insurance...

3842 **Deputy City Manager McBride:** [Inaudible].

3843 **Councilperson Lanier:** ...because somebody can fall down tomorrow over there and  
3844 we would...

3845 **Deputy City Manager McBride:** Right.

3846 **Councilperson Lanier:** ...be responsible for that.

3847 **Mr. G. Lockhart:** So, we...

3848 **Councilperson Lanier:** So, that's certainly is something that needs to happen, like...

3849 **Deputy City Manager McBride:** Right.

3850 **Councilperson Lanier:** ...like, twenty-four hour type deal.

3851 **Deputy City Manager McBride:** Councilwoman Lanier, may I?

3852 **Councilperson Lanier:** Yes, ma'am.

3853 **Deputy City Manager McBride:** They have insurance on the property. Their insurance  
3854 fails to name us as an additional...

3855 **Mr. G. Lockhart:** Correct.

3856 **Deputy City Manager McBride:** ...and that is the part they need to take care of.

3857 **Mr. G. Lockhart:** Right. And we made that communication, so that's just, you know,  
3858 inserting that into our document, into our writer. And so, we're very aware of... That's  
3859 why I'm saying that.., and, if you give us ample time, we can answer all of these questions  
3860 coherently, and so, and quite tangibly, then there won't be any issues with it. All of them,  
3861 definitely, we can address. I didn't.., there's nothing in there that we cannot address.

3862 **Councilperson Lanier:** And we certainly want to do that, sir, but...

3863 **Mr. G. Lockhart:** Mhmm.

3864 **Councilperson Lanier:** These are some serious issues.

3865 **Mr. G. Lockhart:** Right. And that's what I'm saying , we can address them. You know,  
3866 we just need ample time for that.

3867 **Councilperson Lanier:** These are some very serious issues, and...

3868 **Mr. G. Lockhart:** Because they... If I may?

3869 **Councilperson Lanier:** Yes, sir.

3870 **Mr. G. Lockhart:** The.., many of those are grossly incorrect. Like saying, we didn't  
3871 have insurance, or we didn't have.., do not have water. Well, it sounds, you know, very

3872 alarming. But, when I say we do have water, then that goes away. When I say we do  
3873 have insurance, then all of a sudden, it pales in comparison to what it.., the way it was  
3874 presented.

3875 So, I said, if we can, you know, give us, you know, thirty days to come and get  
3876 [inaudible].., we can show you what's.., what we're doing. Also, again, if at any time, any  
3877 time, we encourage that you come in and see what's going on, on the campus. Don't go  
3878 off a phone call or, or someone says to you, you know? Your eyes hear more than what  
3879 your ears tell you. So, I think if you could do that sort of thing... We're doing a lot of  
3880 positive, positive things with our young black men there, with our MOT program, we're  
3881 graduating one hundred percent of them. [Inaudible]...

3882 **Councilperson Lanier:** I don't doubt your programming is excellent, it...

3883 **Mr. G. Lockhart:** Right. So we're, we're doing that...

3884 **Councilperson Lanier:** ...[inaudible] issues are outstanding and they need to be  
3885 addressed.

3886 **Mr. G. Lockhart:** Right.

3887 **Councilperson Lanier:** So, we would, the Board, has to come to a decision in terms  
3888 of how they're going to deal with this. Because, as I said before, these are some very  
3889 serious issues in terms of licenses, in terms of, of insurance, in terms of, you know, waiting  
3890 for inspections. And, if you say that you can address these issues, then that's fine but we  
3891 need, as a Board, to decide how we need to move forward because, what happens in a  
3892 course of a day, when you start getting calls like this, sir, they do not stop.

3893 **Mr. G. Lockhart:** Mhmm.

3894 **Councilperson Lanier:** People call constantly, constantly about an issue. Because  
3895 you.., because we sit here, they want us to address them. So, I.., at the pleasure of the  
3896 Board, we just need to discuss how we're gonna move forward...

3897 **Mr. G. Lockhart:** Sure.

3898 **Councilperson Lanier:** ...with this. And, give some other Member an opportunity to,  
3899 to talk.

3900 **Chairperson Botel:** Thank you. Mr. McCoy.

3901 **Councilperson McCoy:** Thank you. So, Mr. Lockhart, is there any reason why the  
3902 subtenants, or sublease agreement, was not presented to the City as required by your  
3903 agreement?

3904 **Mr. G. Lockhart:** So, I can't answer that, at this point, without doing, again, some data  
3905 mining. And, if you give us some time, I can definitely...

3906 **Councilperson McCoy:** Speak into the mic. I'm sorry.

3907 **Mr. G. Lockhart:** So, we cannot.., I can't answer that right now. Just give us a little  
3908 time to check on it and I can give you that answer, you know, again, in a manner to where  
3909 it is tangible. Because, there's a.., that's a, a, pretty much a low order question that we  
3910 need to look into, and to give you what you.., the answer that you're desiring.

3911 **Councilperson McCoy:** Okay. Follow up?

3912 **Chairperson Botel:** Go ahead.

3913 **Councilperson McCoy:** So, the possible tenants that we have here is Florida Fishing  
3914 Academy, Nelson's Ministries, Suits for Seniors, Sounds for Success, Act of Kindness,  
3915 Julie.., Johnson Giles, Baker Aftercare Tutorial Enrichment in Art. So that's, one, two,  
3916 three, four, five.., maybe five or six. Do you know how much Florida Fishing Academy  
3917 pays for monthly rent?

3918 **Mr. G. Lockhart:** You know, all that information we can get to you in a timely manner.

3919 **Councilperson McCoy:** Do you know the price that any of them pay for rent?

3920 **Mr. G. Lockhart:** Not off the top of my head...

3921 **Councilperson McCoy:** Well...

3922 **Mr. G. Lockhart:** ...sir.

3923 **Councilperson McCoy:** It's gonna be my position that this started March 12<sup>th</sup>.., March  
3924 21, 2018 and I sat there and I watched the whole discussion on this...

3925 **Mr. G. Lockhart:** Mhmm.

3926 **Councilperson McCoy:** And, then Councilwoman Lynne Hubbard said, 'It's not like  
3927 they're using it to make money.' And, I'm gonna tell you the truth, that's exactly what it  
3928 seems like, because if you're charging these, these nonprofit organizations six, seven,  
3929 \$800 to use the space there, and you don't even pay us our \$100, I'm not gonna sit here  
3930 and think otherwise, other than the fact that you're collecting money from, from nonprofits,  
3931 that I'm actually seeing out here trying to serve the community and you are not making  
3932 good on yours. Like, there's no reason why a sublease agreement, for us to know that..,  
3933 who's on our property. Property, that I might add, was given to us by Palm Beach County  
3934 School District with a reverter clause that it be maintained for public purpose. And to sit  
3935 here and hear that you can't even give an account to how much rent that you've collected  
3936 from these people, and you haven't even given us the \$100, which should've been a pilot  
3937 program. And I remember, when I looked back, Chairwoman.., Chairwoman Botel, you  
3938 specifically did support this Item, and this was your first meeting onto the City Council,  
3939 and you said some very important things about there's no measurables. Can we do one  
3940 year and then come back? And their argument was, that's just too short for us to sit up  
3941 here and be able to say. It takes us one year to go in and do an assessment.

3942 But I think it's pure bad faith, not to give us one agreement, not to be able to  
3943 substantiate that you got thirty-four months that you're been occupying this property and  
3944 not provided one receipt, no, no sublease agreement, nor insurance for the vehicles that  
3945 are there. Like, this really smells and reeks of a pure risk management problem for the  
3946 City of Riviera Beach. And, before we leave here, you can go back and get whatever you  
3947 want, but it'd be my recommendation that our, our Attorney put you on notice that you are  
3948 in material..., you have materially breached your lease agreement and we terminate it.  
3949 And, since we're right at..., that point of approaching March 21<sup>st</sup>, that you guys get just  
3950 about that much time to vacate the property. Because it's not gonna work. And I don't  
3951 appreciate hearing from some of these people, and hearing the amount of rent that they're  
3952 paying, and you don't even think it's important to make good on your end of the  
3953 agreement. You can go get whatever you want, but that... Madam Chair, when the  
3954 opportunity presents itself, I reserve my opportunity to put a motion on the floor to that  
3955 affect.

3956 **Chairperson Botel:** Anyone else have a comment?

3957 **Mr. G. Lockhart:** I'd like to comment. Yeah sure. So again, we did send in checks for  
3958 that, and we're trying to find out what's going on with that, as soon as we can, then we  
3959 can give you more of a tangible answer on that. But just to say that we didn't pay the  
3960 checks, or pay the monies, because you don't see that or because someone told you that,  
3961 I can understand how you feel about that. So, it's just a matter of [inaudible] when we  
3962 produce that information, just like someone said we don't have water, then we say we do  
3963 have water, then all those issues go away.

3964 **Chairperson Botel:** How much time do you think it would take for you to..., how  
3965 much time do you need to answer...

3966 **Mr. G. Lockhart:** I...

3967 **Chairperson Botel:** ...some of these...

3968 **Mr. G. Lockhart:** I would like...

3969 **Chairperson Botel:** ...questions?

3970 **Mr. G. Lockhart:** Like, thirty days to get, you know, all the information. And again, to  
3971 come back and make sure that the..., we can present it in a holistic manner.

3972 **Chairperson Botel:** Okay.

3973 **Chair Pro Tem Lawson:** Madam Chair?

3974 **Councilperson Lanier:** Madam Chair?

3975 **Chairperson Botel:** Mr. McCoy.

3976 **Councilperson McCoy:** I, I wanna let the other Members go ahead.

3977 **Chairperson Botel:** Okay.

3978 **Councilperson Lanier:** Madam Chair, I, I just wanted to say that, and anybody who  
3979 watches these meetings, it is not often that I agree with Mr. McCoy [chuckle]...

3980 [Chuckles]

3981 **Councilperson Lanier:** ...on, on issues but this is not good. This, not paying rent for  
3982 a hundred dollars? For three years. That's not good. But...

3983 **Unk. Audience:** [Inaudible].

3984 **Councilperson Lanier:** ...I don't, I don't know why. I mean, I mean, you really can't  
3985 offer a reason why. First of all, you need to provide something in writing to all of these  
3986 questions. That's the first thing.

3987 **Unk. Audience:** [Inaudible].

3988 **Councilperson Lanier:** Second of all, I, you know, if he's gonna vote to terminate  
3989 [sigh], it's.., I'm hard pressed, but I will consider thirty days to respond...

3990 **Mr. G. Lockhart:** Mhmm.

3991 **Councilperson Lanier:** ...to the City's demands.

3992 **Mr. G. Lockhart:** Mhmm.

3993 **Councilperson Lanier:** But this, this is, this is unacceptable. That is my position. This  
3994 has to be addressed within thirty days, in writing, to the City, and all of those issues  
3995 addressed. Every last one of them. Because, the way that this stands, this is not a good  
3996 look for you or for us.

3997 **Chairperson Botel:** Mr. McCoy.

3998 **Chair Pro Tem Lawson:** Madam Chair?

3999 **Chairperson Botel:** Oh, oh, excuse me. Mr. Lawson first.

4000 **Chair Pro Tem Lawson:** Thank you. Attorney Wynn, termination clause...

4001 **Councilperson McCoy:** There's not...

4002 **Chair Pro Tem Lawson:** ...evidence... Huh? Evidence of default, No. 19, Section A,  
4003 we have to issue a thirty day notice that there's been a default or a failure? Or how.., how  
4004 is that outlined in this lease?

4005 **City Attorney Wynn:** Councilperson Lawson, it depends on the reason for it. So,  
4006 for instance, if you turn to 19(b), failure to pay rent, we can provide.., we can give them,  
4007 after fifteen days' notice, we can give them written notice that we intend to terminate. So,



4008 it just depends. There are different provisions for termination throughout the, the lease  
4009 agreement.

4010 **Chair Pro Tem Lawson:** And, does this require that we go through an eviction process,  
4011 in the event that we did decide to terminate this lease?

4012 **City Attorney Wynn:** If they...

4013 **Chair Pro Tem Lawson:** Because they're...

4014 **City Attorney Wynn:** ...don't vacate voluntarily.

4015 **Chair Pro Tem Lawson:** If they don't what?

4016 **City Attorney Wynn:** If they don't vacate voluntarily, yes.

4017 **Chair Pro Tem Lawson:** But their lease term is through 2023.

4018 **City Attorney Wynn:** Right. But failure to pay rent...

4019 **Councilperson McCoy:** They breach.

4020 **City Attorney Wynn:** ...is an...

4021 **Chair Pro Tem Lawson:** But didn't..., didn't..., from what I heard, they did just pay rent  
4022 and we collected..., we accepted it.

4023 **City Attorney Wynn:** They have not paid the late fees. And then, I believe there  
4024 are other, according to the chart that Ms. McBride provided, there are other outstanding  
4025 fees.

4026 **Chair Pro Tem Lawson:** Mhmm.

4027 **Councilperson Lanier:** Solid Waste.

4028 **City Attorney Wynn:** I think Solid Waste assessments.

4029 **Unk.:** Mhmm.

4030 **City Attorney Wynn:** Right? And, and then, you know, again, all the other things  
4031 that you all have spoken about regarding...

4032 **Chair Pro Tem Lawson:** Right.

4033 **City Attorney Wynn:** ...sublease agreement, insurance. Some of those things we  
4034 would have to give a certain amount of time for them to cure, and other things not so  
4035 much.

4036 **Chair Pro Tem Lawson:** Okay. So, in addition to the, the issue, for the President, the  
4037 concerns that were addressed, how long ago did you receive this notice of questions and  
4038 concerns from the...

4039 **Mr. G. Lockhart:** Two weeks ago.

4040 **Chair Pro Tem Lawson:** ...Council? Two weeks ago? And, normally, these would be  
4041 addressed during Chapter meetings? Or, how, how do you normally address the  
4042 concerns within your organization?

4043 **Mr. G. Lockhart:** In a Foundation meeting, yes.

4044 **Chair Pro Tem Lawson:** Foundation meetings?

4045 **Mr. G. Lockhart:** Mhmm.

4046 **Chair Pro Tem Lawson:** And how often do you meet?

4047 **Mr. G. Lockhart:** Once a month.

4048 **Chair Pro Tem Lawson:** Once a month? Okay. So, I would be inclined, being that they  
4049 received these notifications, and understanding the operations of a foundation that they  
4050 normally meet once a month, so to address these concerns and allegations and issues,  
4051 and working with Staff over the next at least thirty days to update Staff with our concerns,  
4052 and the issues that have been addressed. In addition, the most pressing issue is getting  
4053 the City documented as a additional insured immediately. That needs to happen within  
4054 twenty-four hours. And the other issues, we can move forward and have Staff address,  
4055 and then have this brought back before us to make a decision. I'd be inclined, because I  
4056 do agree that there may have been either a miscommunication or a lack of communication  
4057 and follow through, but with this dais, our, our goal is to make sure that we have  
4058 measurables, we have checks and balances. And as our Chair stated, when she.., in her  
4059 first meeting, we wanna make sure that we have the proper process in place for  
4060 everything.

4061 For whatever reason, this fell behind the crack. Or, fell, fell through the cracks, so  
4062 I wanna make sure that this is addressed properly and accordingly, and make sure Staff  
4063 can give you ample opportunity to meet with your Foundation, address these concerns,  
4064 and then come back to us so that we can make a pass decision. And I would ask my  
4065 colleague to possibly not pass this motion, giving them an opportunity to...

4066 Thank you, Madam Chair.

4067 **Councilperson Lanier:** Madam Chair?

4068 **Chairperson Botel:** Go ahead.

4069 **Councilperson Miller-Anderson:** Madam Chair?

4070 **Councilperson Lanier:** I just wanted to say...

4071 **Chairperson Botel:** We haven't heard... I'm sorry. We haven't heard from...

4072 **Councilperson Lanier:** Okay.

4073 **Chairperson Botel:** Ms. Miller... Councilwoman Miller-Anderson, you're  
4074 recognized.

4075 **Councilperson Miller-Anderson:** Thank you. It seems like quite a few items are  
4076 coming on here, and I seem to be the only one that's been around for a while to have  
4077 been a part. I, I've listened to everything everyone has said. Now, I definitely agree,  
4078 whatever issues are in place, all of that needs to be taken care of. I [sigh].., when this  
4079 first came up, I had concerns because I didn't feel, again, similar to the naming of the  
4080 streets, the naming of the buildings, we.., there was no process in place. But I knew of  
4081 the good that was planned for this building. I was not onboard, totally, at the very  
4082 beginning of it, well almost all the way through. Now what I.., what it sounds like has  
4083 happened, because of us having the turnover in Administration with City Managers, a  
4084 number of things going on, turnover of the boards, a lot of things have occurred since that  
4085 time we initially brought them on. And it sounds like, as Mr. Lawson said, it fell through  
4086 the cracks.

4087 But, we do have quite a few nonprofits over there, and we all know that a lot of  
4088 them are really working in the community. I would be hard pressed to...

4089 **Unk.:** Mm.

4090 **Councilperson Miller-Anderson:** ...you know, put everyone out at this point. You  
4091 know, not allowing them an opportunity to try to be able to.., if they're going to leave, to  
4092 have an opportunity to find somewhere else to go. I think it would be fair to, one, have  
4093 that additional insured added on. That doesn't take long to do. That's a matter of calling  
4094 the insurance company and having them do that. So, that needs to happen. Giving them  
4095 the thirty days to get this information to us, I think would be fair. Everyone has ample  
4096 amount of time. If those tenants who are in there want to move out and go somewhere  
4097 else, they have an opportunity to do that. It gives the Alphas an opportunity to get  
4098 everything they need to get in order, in order, so that they're able to stay there. But, I do  
4099 think we probably need to.., the Council needs to take.., just take a look at the whole  
4100 thing, and, and have more of a dialogue with them so that everybody's on the same page.

4101 This is probably the first time this has come before the Board since that vote  
4102 happened. I don't recall having any other conversations about it, so this has.., it fell  
4103 through the crack and no one, no one realized it. And so, it's something we know now,  
4104 and we need to make sure that we fix it. But, I, I, I'm not in favor of just kicking everybody  
4105 out right now, but it does.., whatever the issues are, they do need to be addressed. And  
4106 this was.., you know, I just got a call about it, maybe three or four days ago. And so, it  
4107 was a little new to me, even though it is in my District and I know they're there, and I know  
4108 that a lot of the nonprofits are over there operating. But, we certainly wanna make sure  
4109 whoever the contract person, who's overseeing these contracts, that they are indeed

4110 overseeing them. And if we have people that are supposed to be making payments, we,  
4111 we gotta do a better job of keeping track of it.

4112 My question for Mr. Lockhart though, if you all made..., were making payments,  
4113 were they being..., were the checks being cashed at the bank?

4114 **Mr. G. Lockhart:** No.

4115 **Councilperson Miller-Anderson:** Or were they...

4116 **Mr. G. Lockhart:** Not...

4117 **Councilperson Miller-Anderson:** ...still outstanding?

4118 **Mr. G. Lockhart:** In discovery, that's one of..., part of my saying give us the thirty days.  
4119 We need to trace those checks and find out what's going on 'cause they were not returned  
4120 back to us. So, did they go into a deep hole, or what's going on with that piece? To say  
4121 that we were not making the payments, that's pretty much a..., a pretty broad statement.  
4122 We're not trying to do anything with any duplicity or nefarious, not at all. The work, as  
4123 Councilperson Lanier said, is there. There's no doubt about it that we're doing quite a bit  
4124 for the community and with our black young men, I think everyone knows that.

4125 So, we need to find out what's going on. And, when we got this two weeks ago,  
4126 we've been putting a sledgehammer to the quarry to try and put this altogether. Tonight,  
4127 it's just that we just not have..., not completed that circle to give that information to you at  
4128 this point. So, once we can finish that, I think we wholeheartedly, we can give the  
4129 information to you, that you can really take a look at and put the laser-like optics on, the  
4130 measurable devices that we have set in place.

4131 **Councilperson Miller-Anderson:** Okay. So, so the additional insured part we  
4132 know can be done fairly quick. And we..., did we say, Ms. Wynn or Mr. Sirmons, there are  
4133 no life safety issues with the building there, are there?

4134 **Chairperson Botel:** Mr. Sirmons.

4135 **Deputy City Manager McBride:** We have here Mr. Michael Brown...

4136 **Councilperson Miller-Anderson::** I'm sorry.

4137 **Deputy City Manager McBride:** ...the Building Official

4138 **Councilperson Miller-Anderson:** Okay.

4139 **Building Official Brown:** Good evening. My name is Michael Brown. I'm the Building  
4140 Official, Riviera Beach.

4141 I had..., my Assistant Building Official inspected this property when they originally  
4142 came in for their Business Tax receipt, and he has passed the main building. He didn't

4143 inspect the whole rest of the property. Recently, I did a cursory inspection of the property.  
4144 The good news is that the main building, and about eighty percent of the grounds are in  
4145 re'.., relatively good shape. The main building does have a few minor issues, mainly the,  
4146 the roof drainage, the downspouts, a couple of them are missing. And, there's a lot of  
4147 erosion from them being too close to the building, and eroding undermining the support  
4148 pads. There's a few electrical junction boxes and disconnects on the exterior that have  
4149 missing covers. But, the bad news is, the areas, the grounds and the individual portables  
4150 are in rough shape. The.., there's rotted siding, there's electrical issues, there are some  
4151 plumbing issues. There's cut up tree trunks that are piled there, there's unsightly outside  
4152 storage, boat motors being worked on, boat parts. There's tripping hazards from items  
4153 that have been removed, and bolts being left there. There's a lot of the ramps and  
4154 stairways to these portables are being supported by warped and rotted wood. They really  
4155 should be leveled and supported properly. So, I didn't even get into those. And I do  
4156 recommend that I get an opportunity to thoroughly inspect every one of those portables,  
4157 inside and out, particularly where they're being rented by other organizations, and before  
4158 any others move into those.

4159 **Chairperson Botel:** Thank you.

4160 **Councilperson Miller-Anderson:** Are those currently being utilized by some of the  
4161 organizations?

4162 **Councilperson Lanier:** Yes.

4163 **Councilperson Miller-Anderson:** Where you need to cover.., cut it off? Where  
4164 they're not able to go in there?

4165 **Building Official Brown:** I'm not sure which ones are actually occupied. And, I did not  
4166 get into those, and it, it could be that, that case. But, they definitely need to be inspected  
4167 and, and a lot of repairs made.

4168 **Chairperson Botel:** I spent a lot of time over there. A lot of time. I visit with  
4169 Nelson's Outreach Ministries, I visit with Florida Fishing Academy on a regular basis, I  
4170 stop in to see how the Sounds of Success is doing. Those portables are occupied and  
4171 they're in very rough shape. And I wanna say, you know, I did vote against this initially.

4172 **Councilperson Miller-Anderson:** Madam Chair...

4173 **Chairperson Botel:** I was...

4174 **Councilperson Miller-Anderson:** ...I wasn't...

4175 **Chairperson Botel:** I'm sorry, I'm sorry. I.., go ahead. I'll, I'll my co'.., remarks in  
4176 a minute.

4177 **Councilperson Miller-Anderson:** I'm, I'm wrapping up though. So, my question  
4178 is, with the fact that they are being occupied, is it safe for them to continue to occupy it if

4179 we decide to do..., give them the, the amount..., the courtesy thirty days? Or, are we saying  
4180 that they need to not go in there?

4181 **City Manager Evans:** Madam Chair, if I may? With regards to Staff, we can gain  
4182 access of those facilities, and if the Building Official deems that there is a life safety, and  
4183 health and welfare concern, then we will take immediate steps to make sure that persons  
4184 are notified appropriately to vacate said facility. So we can make sure that, that occurs  
4185 first thing in the morning.

4186 **Chairperson Botel:** Thank you.

4187 **Councilperson Miller-Anderson:** Okay. Alright. So, with that, I, I would certainly  
4188 be open to giving the thirty days so that they have an opportunity to correct any of these  
4189 issues. And then, obviously, if this is something that the Board is not wanting to continue  
4190 to stay in, then that's a conversation that we can have, but the first thing is to get the  
4191 additional insured on the insurance. And then, give them the thirty days to correct those  
4192 other items.

4193 Thank you.

4194 **Chairperson Botel:** Thank you. So, there's a lot good going on over there.  
4195 There's a lot of..., many of those nonprofits are..., would have probably no other place to  
4196 be. So, to terminate this lease abruptly, for me, my point of view, would be a disservice  
4197 to the community. However, I'm very, very worried about the condition of those buildings,  
4198 and about the liability that the City could face if something happens over there.

4199 So we need to remedy the situation with the insurance. And I did not know until  
4200 fairly recently that the amount of rent that some of those folks are paying, and I'm  
4201 wondering... One of the questions I'd like to add to this list that you've already received  
4202 is, what's happened with the money, and how much of that rent money has gone back  
4203 into improving the property? Because, as I say, those, those outbuildings, that..., that's  
4204 where they're paying rent. Theresa Nelson's out there in one of those, and Sounds of  
4205 Success, and so on. They're paying rent. What are they getting for it besides just a  
4206 space to do...

4207 **Councilperson Lanier:** That's one of the questions.

4208 **Chairperson Botel:** ...to serve their... Is it on there?

4209 **Councilperson Lanier:** Yes.

4210 **Chairperson Botel:** Okay.

4211 **Councilperson Lanier:** It's on there.

4212 **Chairperson Botel:** So, that's my, my concern. And I, I would hate to see it... I, I  
4213 love the Judge Rogers Center. I think, as I say, so much good goes on there, but not,

4214 not at the expense and concern of people's safety. And also, they are nonprofits. They  
4215 shouldn't be paying exorbitant rents.

4216 So, I hope that within the next thirty days you can come to us with some answers.  
4217 We'll put this on an upcoming Agenda. I'm sure Mr. Evans... Anything else from...

4218 **Councilperson McCoy:** No, no. Ma'...

4219 **Councilperson Lanier:** Yes, Madam Chair?

4220 **Chairperson Botel:** Ms. Lanier, and then Mr. McCoy.

4221 **Councilperson Lanier:** And, and I wanted to say that, not just address, but these have  
4222 to be done. They have to be completed in thirty days. Because, what we need to do at  
4223 this point, is that we need to start looking for another person for that building because if  
4224 these cannot be completed in thirty days, then that means we're in the business with the  
4225 wrong people. These are grave, grave issues with, with this property. And one of the  
4226 questions as you, as you said before was the issue of the money that you've been  
4227 receiving from these nonprofit over the last three years, and the property is falling apart,  
4228 a part of your deal was that you would use some of that funding to improve the physical  
4229 improvements of the property. So, all of those things need to be addressed. How you're  
4230 going to do it, how long it's gonna take you to do it. Because the purpose of giving you a  
4231 building for a \$100 a month, and you're making money off of that building, is for you to  
4232 maintain that property. And, if people are paying six, seven, \$800 a month for rent, you  
4233 very well have the money to do that.

4234 So, you know, I really wanted to vote to terminate the contract tonight. But, we will  
4235 give an oppor'..., I know I will give an opportunity for you to come back in thirty days with  
4236 these issues totally addressed and taken care of. Not addressed, taken care of.

4237 **Chairperson Botel:** Mr. McCoy.

4238 **Councilperson McCoy:** Thank you, Madam Chair. So, you know, after I spoke first, I,  
4239 I did think about those folks that's there and I don't wanna just close the door on them.

4240 **Mr. G. Lockhart:** Mhmm.

4241 **Councilperson McCoy:** But, you know, I understand thirty days but I have another  
4242 alternative, because if we're looking at this... Let me, let me back up a second. So,  
4243 Councilman Lawson, you're very much incorrect to say that there's a miscommunication.  
4244 There is no reason that we got a twenty-six page lease agreement, and you tell the body  
4245 that that there's a miscommunication. That's exactly why we committed this to writing.  
4246 And I went back and I spent about thirty minutes looking at it, and then I played it back  
4247 again. And, Councilwoman Tonya Davis Johnson, then the Chair, says, 'Is there anyway  
4248 for us to get out of this lease?' She asked the Attorney, who was Mr. Degraffenreidt at  
4249 the time, and he said., she said, 'Well, where did we get the lese?' And Mr.  
4250 Degraffenreidt pointed over to the Alphas and they said, 'Well, we created the lease.'

4251 **Chairperson Botel:** I remember that. I remember...

4252 **Councilperson McCoy:** And I'm saying to myself, 'They created the very terms  
4253 presented to us and they're not following it?' I don't agree. And, if the Building Official is  
4254 still here...

4255 Here's what I wanna say. If we look further, and Ms. Wynn..., and, and Members,  
4256 I certainly respect everybody's comments but we shouldn't make this solely about  
4257 insurance, because there are a number of other things that's very much inconsistent, and  
4258 not being followed in this agreement.

4259 The other thing that I noticed, is that the subtenants are required to carry liability  
4260 insurance too, renter's insurance, worker's comp, and automobile insurance. So, none  
4261 of that is being fulfilled. Because, those sublease agreements should've been approved  
4262 by us. So, if we know, right now, in good faith, and I don't know if our Risk person is here,  
4263 but we can't send nobody back onto that property if they don't have, even the subtenants  
4264 don't even have, the adequate coverage to be able to even..., to go there in the event of  
4265 theft, to go there and an event of one of their participants may have some sorta accident  
4266 or something. We can't, in good faith, allow these people to go back onto that property if  
4267 the subtenants don't even provide us proof of liability insurance. And that is a requirement  
4268 under the Exhibit.

4269 And I just don't think that we need to piecemeal it by saying, 'Bring us this back.'  
4270 There needs to be a comprehensive review by our Staff, I'm sorry, by our Attorney, to say  
4271 exactly the items that are deficient, that aren't being followed. 'Cause I don't want them  
4272 to go back and give us one item, and then there's several other items that we overlooked.  
4273 There is, on Page 20 of this lease agreement, that requires upon execution of the Master  
4274 Lease Agreement, the tenant intends to undertake certain maintenance, repairs,  
4275 renovations and modifications to the property that doesn't..., that does not..., that do not  
4276 con'..., constitute the legal definition of an improvement to the property. In this Agreement,  
4277 improvements means impermanent addition to or a betterment of real property that  
4278 enhances its capital value and is intended to make the property more valuable as  
4279 distinguished from ordinary repairs, which include but not limited to assets caused by day  
4280 to day and general wear and tear or decay, which are required to maintain the property's  
4281 functionality and appearance, and not intended to increase the value or capital assets,  
4282 but merely preserve said value, such as painting, landscape, fixing leaks, repairing and  
4283 replacing flooring, replacing broken windows, et. cetera. All altercations not defined  
4284 herein as an improvement will not require preapproval of the, of the landlord.

4285 It also goes further to speak to cutting down of overgrown trees, gardens, painting,  
4286 upkeep of all flooring, interior and exterior cleaning and trash removal, repairing and  
4287 upgrade of fencing and all security related features located interior and..., on the interior  
4288 and exterior of the property.

4289 So, I don't see how we can know that these aren't being adhered to and then tell  
4290 those subtenants that they can go back in there tomorrow. I would hope that the very first  
4291 thing we do, is suspend any kind of subten'..., subtenant activity until they can give us



4292 proof of coverage. Because that means the tenants, and the subtenants., well, the  
4293 subtenants in this case, those six organizations are [stammer] potentially in there without  
4294 any kinda renter's insurance or liability, which creates another problem. So that's  
4295 separate and apart from the liability insurance for the Alpha Foundation.

4296 And there is no way that I'm gonna sit here and support bringing back thirty days.  
4297 Those are immediate issues and constitute a material breach that puts the entire City at  
4298 risk. And, again, this property was given to us on a reverter clause by Palm Beach County  
4299 School District. And, if you look at the actual deed, the deed does speak specifically to,  
4300 that it has to be for a public purpose. And at this rate, we can't even establish that  
4301 because they've been paying their rent to the City, that this serves a public purpose, other  
4302 than them collecting rent monies, and I haven't seen any improvements.

4303 But, I don't support us doing thirty days. Nobody should be on that property without  
4304 us having proof of every occupants' liability insurance. And, I guess we don't have a Risk  
4305 person, but... that, that's my concerns. And, you know, thirty days is fine to correct the  
4306 other issues, but we can't allow that risk to go on unaddressed.

4307 Mr. Evans is trying to get your attention.

4308 **Chairperson Botel:** Mr. Evans.

4309 **City Manager Evans:** Madam Chair, our, our Risk Manager is, is present. Mr.  
4310 Shields, if, if you can come up and address the Board's inquiries.

4311 **Councilperson McCoy:** Oh, I'm sorry. I didn't see him back there. [Pause]. And, and,  
4312 and, Madam Chair? Mr. Evans or Ms. Wynn, has he been aware of the lease and the  
4313 requirements of it? Has he been brought up to the attention on the requirements of the  
4314 lease? And the insurance?

4315 **City Manager Evans:** I'm not a hundred percent sure. I would have to defer to... I  
4316 know Ms. McBride has been working on this particular matter, but I'm not sure if there  
4317 had been any conversations with Mr. Shields concerning the provisions in the Lease  
4318 Agreement and the items that were discussed this evening. But, I think based on the, the  
4319 context and what he's been able to hear, he can probably give you a, a good perspective  
4320 with regards to a risk and liability associated with those agreements.

4321 **Risk Management Director Shields:** Of course they don't have the proper  
4322 insurances, and, by contract, they're required to have those insurances. And it's pretty  
4323 much up to your decision, whether or not you want to accept the, the risk, the liability for  
4324 this.

4325 Legal would have to answer, by contract, that they're., would they be held to the  
4326 responsibility of having insurances. If something happened on the property, and they  
4327 didn't have the proper insurance, as listing us as additional insured, when they were  
4328 supposed to.

4329 **City Attorney Wynn:** Correct.

4330 **Councilperson McCoy:** Madam Chair?

4331 **Chairperson Botel:** [Inaudible].

4332 **Councilperson McCoy:** I'm also speaking in terms of the, the additional insurance  
4333 requirements of the subleases and the subtenants. There's a automobile requirement,  
4334 there's general liability, and then then there's renter's...

4335 **Risk Management Director Shields:** Exactly.

4336 **Councilperson McCoy:** ...insurance requirements.

4337 **Risk Management Director Shields:** We just don't know if they have it. They may  
4338 very well have insurances, but they may not have listed us as additional insured. And,  
4339 you know, of course listing us as additional insured, if there's some litigation, they will pay  
4340 for the cost of litigation and the claims. For..., on...

4341 **City Attorney Wynn:** And because they...

4342 **Risk Management Director Shields:** ...behalf of the City.

4343 **City Attorney Wynn:** ...haven't listed us as an additional insured...

4344 **Risk Management Director Shields:** Exactly.

4345 **City Attorney Wynn:** ...or a certificate holder, we don't have a way of finding that  
4346 out unless they furnish the insurance certificate to us.

4347 **Risk Management Director Shields:** Exactly.

4348 **City Attorney Wynn:** If they have it.

4349 **Councilperson McCoy:** And, and again, I just..., I just can see that this could potentially  
4350 be a problem. And, I don't think thirty days is gonna be good for me when we know we  
4351 got subtenants over there that's not doing the very thing that we set forth... Well, that  
4352 they proffered to us as an agreement.

4353 So...

4354 **City Attorney Wynn:** The only other issue that we possibly have though, is because  
4355 we don't know if they have sublease agreements, we don't know what they say.

4356 **Councilperson McCoy:** But, they haven't been...

4357 **City Attorney Wynn:** And...

4358 **Councilperson McCoy:** ...approved by us to ensured...

4359 **City Attorney Wynn:** They haven't been...

4360 **Councilperson McCoy:** ...that we...

4361 **City Attorney Wynn:** ...approved by us, but there's still steps that they would have  
4362 to go through to evict those tenants. And so, for instance, we can't tell them, 'Evict those  
4363 tenants tomorrow,' because the landlord/tenant law provides a certain amount of time for  
4364 that. So, we don't know what they have. So, you know, we're just kind of in the dark.

4365 **Councilperson McCoy:** Okay. Thank you, Madam Chair.

4366 I yield.

4367 **Chairperson Botel:** Thank you. It sounds to me like we really need to get on this  
4368 first thing in the morning and find out what those subleases say and whether or not, in  
4369 fact, these people have the right insurance. I've been led to believe that some of their  
4370 rents are much as \$1,900 a month.

4371 **Unk.:** No.

4372 **Mr. G. Lockhart:** No. That's...

4373 **Chairperson Botel:** Okay.

4374 **Mr. G. Lockhart:** ...that's incorrect.

4375 **Chairperson Botel:** Okay. So...

4376 **Mr. G. Lockhart:** I'm not jumping in here because this is about communication, so I'm,  
4377 you know, the, the banter that's gone back and forth is about once we can..., we do have  
4378 subleases and things of that nature, but I don't wanna jump in. I just wanted...

4379 **Chairperson Botel:** Okay.

4380 **Mr. G. Lockhart:** The thirty days will deliver all of that.

4381 **Chairperson Botel:** So, but...

4382 **Mr. G. Lockhart:** It's, it's...

4383 **Chairperson Botel:** But tomorrow, we really need to get..., Staff needs to get on  
4384 top of this and be sure that we have the information we need to be sure that we're  
4385 protected. Okay?

4386 **Councilperson McCoy:** But, but who are you directing, Madam Chair? Who, who's...

4387 **Chairperson Botel:** Mr. Evans.

4388 **Councilperson McCoy:** Right. But, doesn't that... So, Mr. Evans, would it be  
4389 appropriate, I guess, with your Risk Manager to address whether or not the subtenants  
4390 are covered and they have the appropriate...

4391 **City Manager Evans:** Yes. If, if it is, in fact.., well, obviously we ha'.., we have a  
4392 couple of things. We have a health safety issue that certainly the Building Official will go  
4393 out and address, first thing in the morning. Then, the subsequent agreements, what those  
4394 consist of, what is required, and what our insurance provider would, would ask for us,  
4395 would be something that we would do concurrently. What we can do, we can go out there  
4396 and look at those immediate issues, and then, my office can provide a comprehensive  
4397 memorandum on those two specific pressing issues and work with Legal with regards to  
4398 their interpretation and, and perspective to be able to provide you with that once we go  
4399 ahead and, and [stammer].., and take a look at those items that are of concern to, to both  
4400 the City, as well as the Council.

4401 [Inaudible comments]

4402 **Chairperson Botel:** Mr. McCoy.

4403 **Councilperson McCoy:** [Inaudible]?

4404 **City Attorney Wynn:** Mhmm.

4405 **Chairperson Botel:** Mr. McCoy, go ahead.

4406 **Councilperson McCoy:** Thank you, Madam Chair. So, Mr. Evans, that sounds great.  
4407 I wanna add in the caveat that if these aren't curable, then this isn't something that needs  
4408 to come back to us. I mean, under your authority. I mean, this is a contract that's entered  
4409 into by the City. Working with Legal, if those items aren't cured or aren't curable, then  
4410 there doesn't need to be anything by us, we can basically give you the direction today  
4411 that, if this is not something that can be remedied or cured, then, you know, we can send  
4412 them a notice.

4413 But, you know, here's, here's... Oh gosh. I, I, you know, I don't wanna tell these  
4414 folks no, because I know they really work hard. Right? We just gotta figure out  
4415 something, Mr. Evans, and it's not... You know, I don't like the fact that we're sitting here  
4416 telling somebody who, if you look at that March 21, 2018, they pretty much submitted to  
4417 us that they had everything in a row, that they were gonna take one year to address the  
4418 facility information, then everybody was gonna have subleases. And they event  
4419 suggested that we'll be back here in two years to revisit this if the Board so declines. And  
4420 I think we're right at the two year mark. March 21<sup>st</sup> will be two years.

4421 But, you know, I, I really wanna make sure that we don't have anybody that's gonna  
4422 go there and.., let me tell you. One of the things I think...

4423 **Unk.:** [Inaudible].

4424 **Councilperson McCoy:** ...we all hate the most, is having to deal with liability lawsuits,  
4425 right? I just don't want that to occur, you know, be it the tenant or the subtenant. But,  
4426 you know, I'm okay with giving them the thirty days, but that's separate and apart from  
4427 the immediate issues that we have to address, like, making sure that there's coverage.  
4428 And I'm sorry, as harsh as this sounds, you know, we've given money to some of these

4429 subtenant organizations, and if they don't have the liability insurance, they need not to be  
4430 entering that property until they can come into compliance. And I think that that's just the  
4431 bare minimum, because no vendor can come and do one ounce of work for the City  
4432 without first producing liability insurance. Moreover, if you're doing it on our property, it's  
4433 even more important, that this creates so many problems.

4434 So, can we take that in two pieces? And I wanna get feedback. I'm not trynna  
4435 drive this myself, but obviously, if they need thirty days to comply with the other  
4436 components, but the immediate issues need to be taken up by Mr. Evans, like the  
4437 health/welfare..., health and welfare issues, and then also, the liability issues.

4438 **Chair Pro Tem Lawson:** Madam Chair?

4439 **Chairperson Botel:** Yes. Go ahead.

4440 **Chair Pro Tem Lawson:** Just a real quick comment. The.., I don't think we can restrict  
4441 those tenants from occupancy at this property, unless it's a health issue. Because, the  
4442 insurance issue is something we would have to give them time to ratify. But, as of right  
4443 now, tenant/landlord laws will not allow for us to restrict them access to their property.  
4444 So, as of right now, we're left in a position where Mr. Evans, the onus is on you to...

4445 **Councilperson McCoy:** But...

4446 **Chair Pro Tem Lawson:** ...make sure, to make sure that the, the requirements and  
4447 requests are, are done immediately. And, based upon this continued conversation, I'm  
4448 seeing more and more now that, that, unfortunately, there was not just a lack of  
4449 communication, like was stated previously, it was just a complete disregard for the  
4450 process.

4451 [Inaudible background comments]

4452 **Chair Pro Tem Lawson:** And, I'm gonna be more in support of, of Councilman McCoy's  
4453 sentiments of not moving forward because, as of right now, the responsibility was on the  
4454 organization. And, un'.., unfortunately, the organization took advantage of a great  
4455 opportunity that was placed in front of them, to not fulfill what the City requested.

4456 So, in addition to trying to ratify this situation, Mr. Evans, I would ask what would  
4457 be the process of management in taking over operations for the facility, to keep these  
4458 nonprofits in place until we determine what we're going to do. Because, once we review  
4459 the sublease, we wanna make sure that we give them the same opportunity to stay there  
4460 just because the managing partner that we had wasn't doing their job.

4461 **City Manager Evans:** Madam Chair, if I may? My...

4462 **Chairperson Botel:** Go ahead.

4463 **City Manager Evans:** ...intent is to, obviously, have Staff go take a look at the life  
4464 safety concerns that have been communicated. In the event that there is significant

4465 issues that persons would be displaced, and they do have the appropriate insurances,  
4466 one of the things that I would look is if there's any facility that we can allow for some  
4467 temporary use, by virtue of some type of interim agreement until the issues can be cured,  
4468 if they are, in fact, curable.

4469           Some of the facilities that we currently have in the City. Obviously, as a result of  
4470 COVID, we have pulled back some of our recreational activities, and so, there may be  
4471 some space that can accommodate, you know, if we work diligently with regards to the  
4472 scheduling, to be able to accommodate those entities, but I would definitely have to take  
4473 a look at what the recommendations are by the Building Official, as well as Risk  
4474 Management. I would like for both of them to go out on the site to take a look at the facility  
4475 and then provide Staff with a recommendation. And then, I will work with Legal and the  
4476 deputy City Manager to look at what some options may be so persons and entities will  
4477 not be displaced, if there is some concern with regards to the, the facilities and its  
4478 condition. And then, we can, you know, obviously, look to look at an operational plan in  
4479 the event that the City wanted to facilitate, at least for a interim, or even long term, which  
4480 is a policy decision, to provide space for those entities, to be able to still provide the  
4481 services that they're providing to the community.

4482           But, we, we will work diligently over the next twenty-four hours to be able to get  
4483 something that can at least update the Board, based on the pinch points that were  
4484 communicated this evening.

4485 **Chairperson Botel:**           Yeah. I could just say, there might be one or two of the  
4486 nonprofits over there who could occupy other space. Sounds of Success, they just need  
4487 a roof over their head, a practice space at a field. But, Captain Rich's Florida Fishing  
4488 Academy, they have a unique setup there. They, they, they've got so much invested in  
4489 that..., in their part of that facility there, it would be very difficult to find... I mean, I hear  
4490 what you're saying, it would, it would nice but have you ever seen the inside of  
4491 Operation..., excuse me, Nelson's Outreach Ministries...

4492 **City Manager Evans:**        Yes.

4493 **Chairperson Botel:**           ...trailer? [Chuckle]. It would ta'..., it would take, it would take  
4494 a lot more than... She's got a lotta stuff in there.

4495 **City Manager Evans:**        Yeah.

4496 **Chairperson Botel:**           So...

4497 **Councilperson Miller-Anderson:**    Madam Chair?

4498 **Chairperson Botel:**           Yeah. Go ahead. You're recognized.

4499 **Councilperson Miller-Anderson:**    I certainly hear the solutions that Mr. Evans is  
4500 trying to present so that we could assist these nonprofits but, what I don't want us to really  
4501 get into is, kind of back in the same situation we're in, where we're then providing space  
4502 and then we have other nonprofits wanting to come and, and since we have these..., we've

4503 just announced we have these buildings that are vacant and there not be a process. I  
4504 understand what we're saying right now is temporary with these particular organizations  
4505 just because of the situation, but I don't want us to get into., 'cause then that's another  
4506 thing we'll have to deal with, people coming at us, you know, different organization's trying  
4507 to rent out our different buildings and [stammer].., if that's gonna be the case, I, I don't  
4508 want.., we need to have a process for that.

4509 **City Manager Evans:** Yeah.

4510 **Councilperson Miller-Anderson:** So, you know, I, I really wanna tread lightly on  
4511 that part and, and hopefully, we can get this rectified fairly soon so that we're not having  
4512 to be put into that.

4513 And then also, we, correct me if I'm wrong, we only own.., we don't own that actual  
4514 building, it's the land, right? Or is the other way around?

4515 **Chairperson Botel:** We own... I'm sorry. Go ahead, Mr. Evans.

4516 **City Manager Evans:** Madam Chair, if I may? I believe we own the land, but the  
4517 buildings were, in essence, gifted to us as part of the.., when the Viking group vacated...

4518 **Chairperson Botel:** Right.

4519 **City Manager Evans:** ...the site.

4520 **Councilperson Miller-Anderson:** Or it wasn't given to Alphas?

4521 **Unk.:** Yeah. I thought the... I'm pretty sure it was...

4522 **Councilperson Miller-Anderson:** It was given to the Alphas.

4523 **Unk.:** ...to the Alphas.

4524 **Councilperson Miller-Anderson:** The land...

4525 **Unk.:** Yeah.

4526 **Councilperson Miller-Anderson:** ...is the only thing, I think, we own because we  
4527 kinda had that.., went back and forth on that discussion when this originally came up. So,  
4528 you know, it's not our building. So, when we're talking about, you know, housing them...  
4529 That, that's.., I just kinda said that because I don't want people to think that that, you  
4530 know, just because we had them in our building, that's why we're now bringing them over  
4531 to another one of our buildings. That's our land. Not the building.

4532 **City Manager Evans:** And, and Madam Chair, if I may? Our intent, if there is a, a  
4533 temporary facility that has to accommodate the.., any of the outfits that are there, it would  
4534 be specific and prescribed temporary. We, we cannot be able to allow for the consistent,  
4535 ongoing occupancy of certain facilities. That would just be a catchall for at least, you

4536 know, a thirty day period, to be able to accommodate those entities, because we don't  
4537 wanna adversely impact them if, if they have programs and activities that they're currently  
4538 midstream. So, it would be to Councilperson Miller-Anderson's comments, very, very  
4539 temporary.

4540 **Councilperson Miller-Anderson:** Okay. Thank you.

4541 **Chairperson Botel:** Thank you. Mr. Lawson.

4542 **Chair Pro Tem Lawson:** Yeah. Just a recommendation. I think it's..., call a, a special  
4543 meeting for your Foundation and get your brothers together immediately to discuss this.  
4544 This needs to be a board topic that needs to become a priority, addressed within an  
4545 immediate fashion.

4546 **Chairperson Botel:** Mr. Lockhart.

4547 **Mr. G. Lockhart:** Yes. Again, two weeks ago when we got this, we started on it right  
4548 away. You know? Thus, thus, the \$3,400 check and some other things that's been going  
4549 on. I would say that the... We found the building the shape that we've been in there,  
4550 that's why I've asked for some of you all to come and visit. We've made significant  
4551 improvements. As the gentleman said, that the building..., the good news is, the building  
4552 is in good shape. It was not in good shape when we found it.

4553 **Chairperson Botel:** [Inaudible]

4554 **Mr. G. Lockhart:** So, we've been working fastidiously on that. And so, it's the, the  
4555 picture that's being painted of doom and gloom, it's really not that. You know? But again,  
4556 the thirty days, that's why we wanna bring that information out. And, I, I know..., I hear  
4557 what you're saying and things of that nature. If I could use Councilperson Lanier's  
4558 analogy, the water's off. The water's not off.

4559 So, that's, that's what I'm saying. But we'll bring that, we'll bring that forth.

4560 **Chair Pro Tem Lawson:** I'm, I'm supportive of the organization 'cause I know of a lot of  
4561 what you do for the organization...

4562 **Mr. G. Lockhart:** Thank you, sir.

4563 **Chair Pro Tem Lawson:** ...for the community. And, I've been to the facility many times  
4564 and...

4565 **Mr. G. Lockhart:** Thank you.

4566 **Chair Pro Tem Lawson:** ...I've visited multiple units over there, and I, I wanna give you  
4567 guys the benefit of the doubt for this by giving you the opportunity to ratify this with the,  
4568 with the Council. But, please make this a priority, 'cause even two weeks ago, all of these  
4569 answers should've been addressed. So, we, we definitely want this ma'..., be made a  
4570 priority.



4571 **Mr. G. Lockhart:** Right.

4572 **Chair Pro Tem Lawson:** Thank you, sir.

4573 **Chairperson Botel:** Do we have a consensus about where we're going? Does  
4574 anybody wanna make a motion to give them thirty days? Do we need to..., do we need to  
4575 memorialize this? In some way?

4576 **Councilperson Lanier:** I think we're gonna have to.

4577 **Chairperson Botel:** Yeah. So, would someone like to make a motion that we give  
4578 the Alpha... Is it the Foundation or is... It's the Foundation, right?

4579 **Mr. G. Lockhart:** A Foundation, yes.

4580 **Councilperson Lanier:** Yeah.

4581 **Chairperson Botel:** Alpha Foundation thirty days to provide these answers. And,  
4582 in addition, that we make a motion that Staff immediately look into the life and safety  
4583 issues, and the insurance issues.

4584 **Chair Pro Tem Lawson:** Madam Chair, I probably wanna add a caveat to that to make  
4585 a motion to allow for Staff to work with the Alpha Foundation in determining the next steps.  
4586 I, I don't wanna just say that it's a done deal, and they can just fix these issues and  
4587 problems, I want Staff to come back with a report, outlining what we're...

4588 **Chairperson Botel:** Okay.

4589 **Chair Pro Tem Lawson:** ...going to do moving forward.

4590 **Chairperson Botel:** So, do we have..., will you make that who'..., that motion in its  
4591 entirety then, Mr. Lawson?

4592 **Chair Pro Tem Lawson:** Yes, Madam Chair. And also, I think that we need to have a  
4593 itemized list. Like, this needs to detailed.

4594 **Chairperson Botel:** Right.

4595 **Councilperson McCoy:** Correct.

4596 **Chair Pro Tem Lawson:** So, I'm...

4597 **Councilperson McCoy:** Correct. And, and...

4598 **Chairperson Botel:** Yeah.

4599 **Councilperson McCoy:** ...and, if I can? Just not ex'...

4600 **Chair Pro Tem Lawson:** Of course.

4601 **Councilperson McCoy:** Don't limit it to what you suggested, Dr. Botel. Everything in  
4602 the lease needs to be addressed.

4603 **Chairperson Botel:** Yeah. Okay. I...

4604 **Councilperson McCoy:** And, I'm okay with thirty days...

4605 **Chair Pro Tem Lawson:** So, I'm... Yeah. I wanna make a motion for Staff to work with  
4606 Alpha Foundation in addressing all of the concerns outlined within my colleagues, and  
4607 within the lease terms. And, come back with a full within thirty days.

4608 **Chairperson Botel:** Someone wanna second that?

4609 **Councilperson McCoy:** Second.

4610 **Chairperson Botel:** It's been motioned and seconded. Madam Clerk.

4611 **City Clerk Anthony:** Councilperson Lanier?

4612 **Councilperson Lanier:** Yes.

4613 **City Clerk Anthony:** Councilperson McCoy?

4614 **Councilperson McCoy:** Yes.

4615 **City Clerk Anthony:** Councilperson Miller-Anderson?

4616 **Councilperson Miller-Anderson:** Yes.

4617 **City Clerk Anthony:** Pro Tem Lawson?

4618 **Chair Pro Tem Lawson:** Yes.

4619 **City Clerk Anthony:** Chair Botel?

4620 **Chairperson Botel:** Yes. The motion passes unanimously. Thank you.

4621 **Mr. G. Lockhart:** Thank you.

4622 **Chairperson Botel:** It's a...

4623 **Councilperson McCoy:** It's about to be tomorrow in a few minutes.

4624 **Chairperson Botel:** It's almost tomorrow.

4625 **City Manager Evans:** It is tomorrow.

4626 **Chairperson Botel:** Not quite.

4627 [Inaudible comments]

4628 **Chairperson Botel:** We've got...

4629 **City Clerk Anthony:** Item...

4630 **Chairperson Botel:** ...two, two minutes 'til tomorrow.

4631 **City Manager Evans:** [Chuckle].

4632 **Councilperson Lanier:** [Inaudible].

4633 **Chairperson Botel:** Is this last Item something that we can...

4634 **City Clerk Anthony:** Madam Chair, Members of the Board, you actually have two  
4635 Items, No. 18 and 19.

4636 **City Manager Evans:** Yes.

4637 **City Clerk Anthony:** 19 was an addition.

4638 **Chairperson Botel:** Oh 19. I forgot 19.

4639 **Councilperson Lanier:** What was 19?

4640 **City Manager Evans:** Madam Chair, if it is the pleasure of the Board, the Item that  
4641 is the next Item on the Agenda, conceivably is a three hundred mil'..., could be a \$300MM  
4642 contract over a ten year period. And so, I think it would just be pertinent for us to put this  
4643 on our first meeting in February because of the..., just..., because of the sheer size and the  
4644 provision of service that will be discussed and we don't wanna rush through that.

4645 **Chairperson Botel:** Right.

4646 **City Manager Evans:** But if we can at least discuss Item 19 that was a late addition,  
4647 and we can postpone Item 18 until your first meeting in February.

4648 **Chairperson Botel:** Okay. Do you need a motion to postpone? See, I don't have  
4649 Item 19 in front of me. It's not, it's not on the posted Agenda, so...

4650 **City Manager Evans:** It., the Item was emailed to the Board at 7:01 p.m. And...

4651 **Chairperson Botel:** [Chuckle].

4652 **Councilperson Lanier:** I'd like to make a motion to postpone the conversation and  
4653 discussion regarding Waste Management until our February the 3<sup>rd</sup> meeting.

4654 **Councilperson Miller-Anderson:** Second.

4655 **Chairperson Botel:** Do we have a second? Mr. Lawson seconds.

4656 **Unk.:** KaShamba.

4657 **Chairperson Botel:** Oh, I'm sorry, KaShamba. Ms. Miller-Anderson seconded.

4658 **Councilperson Miller-Anderson:** Do we sound alike? That

4659 **Chairperson Botel:** [Chuckle]. I know.

4660 **Councilperson Miller-Anderson:** ...[inaudible] me.

4661 **Chairperson Botel:** He makes noises next to me.

4662 [Chuckles]

4663 **Chairperson Botel:** We have a motion and a second to postpone the issue of the  
4664 Solid Waste Services until the next opportunity. Madam Clerk.

4665 **City Clerk Anthony:** Councilperson McCoy?

4666 **Councilperson McCoy:** Yes.

4667 **City Clerk Anthony:** Councilperson Miller-Anderson?

4668 **Councilperson Miller-Anderson:** Yes.

4669 **City Clerk Anthony:** Councilperson Lanier?

4670 **Chair Pro Tem Lawson:** Yes.

4671 **City Clerk Anthony:** Pro Tem Lawson?

4672 [Inaudible dais comment]

4673 **Chair Pro Tem Lawson:** Yes.

4674 **City Clerk Anthony:** Chair Botel?

4675 **Chairperson Botel:** Yes. That passes 5-0.

4676 **19. Chairperson Botel:** And where's Item 19? I cannot find...

4677 **City Manager Evans:** [Stammer]...

4678 **City Clerk Anthony:** **DISCUSSION BY CITY MANAGER ON COVID-19 VACCINE**  
4679 **FUNDING REQUEST.**

4680 **JONATHAN EVANS, CITY MANAGER, 561-812-6590**

4681 **City Clerk Anthony:** Madam Chair, Members of the Board, we do have a public  
4682 comment on this Item. The acceptance of public comment on this Item is now closed.

4683 **Chairperson Botel:** It's not on the online Agenda though, is it?

4684 **City Manager Evans:** No, Ma'...

4685 **City Clerk Anthony:** Madam Chair, Members of the Board, a copy of the addition,  
4686 deletion sheet was provided with the Agenda that you all were also provided.

4687 **Councilperson Miller-Anderson:** And we added it on at the beginning of the  
4688 meeting.

4689 **City Clerk Anthony:** And it was announced at the beginning of the meeting.

4690 **Chairperson Botel:** I know it...

4691 **City Manager Evans:** Yes.

4692 **City Clerk Anthony:** ...was announced but I'm looking for the documentation.

4693 **Unk.:** [Inaudible].

4694 **City Manager Evans:** Madam Chair?

4695 **Councilperson Lanier:** Yeah. I don't..., I don't see it.

4696 **City Manager Evans:** The, the Item, I did email the Item to the Board yesterday  
4697 evening, at 7:01 p.m.

4698 [Inaudible dais comments]

4699 **City Manager Evans:** Madam Chair and Members of the Board, good morning. This  
4700 Item before you is to seek authorization to withdraw \$250,000 from fund balance for the  
4701 purposes of facilitating a vaccine distribution site in the City of Riviera Beach. The City  
4702 of Riviera Beach has had the opportunity to partner with the Florida department of  
4703 Emergency Management and Senator..., State Senator Bobby Powell for the purposes of  
4704 facilitating a vaccine distribution site. On Sunday, January 17, 2021, we were able to  
4705 vaccinate five hundred persons throughout our community. We have since been able to  
4706 secure a hundred and twenty vaccines that the inoculation occurred today and we were  
4707 able to provide the vaccine to our community.

4708 In conversations that City Staff has had with emergency management and other  
4709 entities, there is an opportunity for the City of Riviera Beach, hopefully, to receive  
4710 additional vaccines from the Health Department. We believe the Administration that took  
4711 office today is going to be having more conversations with the distribution of vaccines,  
4712 and we know that it is imperative that we have a vaccine distribution site in our community.  
4713 I've had the opportunity to have a discussion with County Administrator, Verdenia Baker,

4714 as early as today giving kudos to the Staff and the efforts that were conducted as it relates  
4715 to the vaccine distribution site that occurred on Sunday, January 17, 2021.

4716 Staff anticipates the cost for a vaccine site, to be approximately \$10,000 per  
4717 activation. We don't know when, we don't know how many vaccines we will be able to  
4718 receive. The Governor, as early as this week, did provide some additional information  
4719 that sixty-seven Publix locations throughout the county would receive the vaccine for  
4720 distribution to the community at large. So, we anticipate that the number of vaccines that  
4721 would be available for a closed point of distribution, which is the same type..., the site that  
4722 the City of Riviera Beach had today, where we were able to vaccinate individuals in our  
4723 community, specific to those that had a Riviera Beach address, may see a situation  
4724 whereby the vaccine is not as available or as prevalent as we would have hoped.

4725 But, nonetheless, Staff wants to be proactive and set aside monies to be able to  
4726 facilitate the cost associated with a vaccine distribution site. The cost is to provide for the  
4727 staffing costs, as well as the equipment that is necessary to facilitate the site. One of the  
4728 things that we anticipate, and based on the conversations that the Chief has had, Chief  
4729 Curd has had with his peers, is that this would be reimbursable through the federal  
4730 government..., through FEMA. So, at this particular moment, Staff is requesting \$250,000  
4731 to be allocated from fund balance, that is contained in the adopted Fiscal Year 2021  
4732 budget on Page 22. And, our existing fund balance, or reserves is \$6.1MM.

4733 At this time, Chief Curd and myself are prepared to answer any questions the  
4734 [stammer], the Board may have related to this item.

4735 **Councilperson McCoy:** Mr...

4736 **Chair Pro Tem Lawson:** Madam Chair?

4737 **Councilperson Miller-Anderson:** Madam Chair?

4738 **Councilperson McCoy:** Ms., Madam Chair?

4739 **Chairperson Botel:** I'm sorry. Mr. McCoy, you're recognized.

4740 **Councilperson McCoy:** So, I wanna ask a question of the comments from the  
4741 Manager. So, Mr. Evans, you're referencing fund balance. Why not the disaster fund  
4742 that we have set aside?

4743 **City Manager Evans:** I, I had that conversation with, with Mr. Sherman, and Mr.  
4744 Sherman, if you wanna provide some perspective as it relates to why that funding source  
4745 was identified.

4746 **Councilperson McCoy:** This is a disaster. I mean, I don't know, is it the pandemic  
4747 that's a disaster, or that we only get a limited number of vaccinations [inaudible]...

4748 **Chairperson Botel:** It's the roll out that's the disaster.

4749 **Councilperson McCoy:** Yeah.

4750 **Finance and Administrative Services Director Sherman:** Yeah. Mr. McCoy, that is  
4751 the fund balance in the major disaster...

4752 **Councilperson McCoy:** Oh...

4753 **Finance and Administrative Services Director Sherman:** ...fund.

4754 **Councilperson McCoy:** Okay.

4755 **Finance and Administrative Services Director Sherman:** Yeah.

4756 **Councilperson McCoy:** I thought you...

4757 [Chuckles]

4758 **Councilperson McCoy:** Okay. Good. Thank you.

4759 **Chairperson Botel:** Thank you. So, did somebody wanna make a motion to allow  
4760 Mr...

4761 **Councilperson McCoy:** So moved.

4762 **Chairperson Botel:** Thank you.

4763 **Councilperson Lanier:** Second.

4764 **Chairperson Botel:** It's been moved and seconded that we approve the allocation  
4765 of that \$250,000. Madam Clerk.

4766 **City Clerk Anthony:** Glen Spiritis, Mary Brabham, Doretta Paulk.

4767 **Chairperson Botel:** Oh, I didn't hear you close public comment. I'm sorry.

4768 **City Clerk Anthony:** I did, Madam Chair.

4769 **Mr. G. Spiritis:** Good evening, City Council, Staff.

4770 I had the...

4771 **Chairperson Botel:** Please state your...

4772 **Mr. G. Spiritis:** ...honor of...

4773 **Chairperson Botel:** Please state your name and...

4774 **Mr. G. Spiritis:** Yes. Glen Spiritis, Riviera Beach.

4775 I had the honor of being at the site for almost six hours, at the Wells Community  
4776 Center. And, I would like to compliment and congratulate, of course, Senator Powell.  
4777 And I believe there was a consortium of religious congregations that participated in getting  
4778 the word out in the community. And, and I think, actually, Hilltop Church may have led  
4779 the, the group at that time. I, I met many, many people, many clergy members. But, I  
4780 can tell you that there were people there from Jupiter, that had appointments. There were  
4781 people from West Palm Beach that had appointments, that were receiving the vaccines  
4782 during that day as well. So, they were included in the five hundred people that were  
4783 getting vaccines. They weren't just Riviera Beach people.

4784 I can tell you that the operation was just unbelievable. It was extremely orderly. I  
4785 might.., I could tell you that the Fire Department and, and the Police Department did an  
4786 excellent job and my hats off to you. You just did a wonderful, wonderful operation there.

4787 My problem is that the majority of the people in Riviera Beach and at Singer Island,  
4788 especially, the people that I speak to over there, had no idea that this event was even  
4789 gonna be held. I was called in the morning and told about it, so I went down there just to  
4790 see what was going on and to speak to the people that were there. I think we have to do  
4791 a better job in communicating, and how people can sign up and, and make appointments  
4792 for these types of events. I know, for example, the City had another hundred and twenty  
4793 vaccines available, and they did robo calls, and I can tell ya that those robo calls were  
4794 still being made when all one hundred and twenty appointments were already gone.  
4795 People told me that they were calling the second they received it. They.., people received  
4796 those calls at different times. They were still.., the calls were still going out when, you  
4797 know, it was a half hour, hour later, every, every appointment was given out. So, I think  
4798 we have to have some better control in how we do those robo calls, and how we  
4799 communicate with the public on this.

4800 I would urge you to please stay in good contact with Senator Powell, 'cause he  
4801 seems to have a good handle on this. Clearly, five hundred vaccines, and another  
4802 hundred and twenty, are, are sure'.., great'.., greatly appreciated, but just a drop in the  
4803 bucket for what is needed in the.., in our community. We have a tremendous number of  
4804 residents that are sixty-five and older...

4805 [Timer]

4806 **Mr. G. Spiritis:** ...and they need to be...

4807 **Chairperson Botel:** Thank you, Mr. Spiritis.

4808 **Mr. G. Spiritis:** ...vaccinated. So, please...

4809 [Timer]

4810 **Mr. G. Spiritis:** ...do a better job in communicating. And, and thank you, once again,  
4811 for the great job that you did do.

4812 **Chairperson Botel:** Thank you.



4813 **Councilperson Miller-Anderson:** Madam Chair, while the other person is coming  
4814 up, can Mr. Evans kinda speak to how the, the two different vaccines rolled out, and the  
4815 fact that we.., there was a, a long conversation about this during our COVID biweekly call  
4816 with Chief Curd and...

4817 **City Manager Evans:** Yeah.

4818 **Councilperson Miller-Anderson:** ...Mr. Evans on last Thursday, I think it was.

4819 **Ms. M. Brabham:** Mary Brabham...

4820 **Councilperson Miller-Anderson:** Thank you.

4821 **Ms. M. Brabham:** ...Riviera Beach.

4822 Let me just say, this is just like a gold mine, vaccine. We are fortunate enough to  
4823 get what we have in this City here. Now, I, I, I understand that others are coming from  
4824 out of state. Some of them don't even live here. And this is.., has been a big issue in the  
4825 yesterday's paper, Sunday paper as well. But the residents that live in the communities,  
4826 they should be served first. And this is what we're advocating for, the Riviera Beach  
4827 residents to say, Riviera Beach come, come and take advantage of it. Now, I know that  
4828 everybody wants to get vaccinated because, see, I got mines in the latter part of  
4829 December. So see, I know how this thing here works here. Everybody wants to get in  
4830 the front of the line. What about this City here? We have super spreaders right in our  
4831 City here. And, we need to take care of the residents that are here first. First. And I'm  
4832 asking you all as a Board to make sure that that's done. And anything that is left over,  
4833 then, then let those that decide to come out of town come in.

4834 But, I am advising this Board here to take care of your residents. Take care of  
4835 your residents. We all pay taxes. It's been said that, 'Oh, okay. I may not live here, but  
4836 I come here part time, but I pay taxes.' Hell, we all pay taxes. I may not pay as much as  
4837 he pay, 'cause he lives [inaudible, I may not pay as much as you. But that's not the  
4838 ingredient here of how we need to be served. If you say that it's for the residents and  
4839 they bring their IDs that say Riviera Beach, you know right then that they are Riviera  
4840 Beach residents.

4841 So, see, so.., we don't want no outsiders that, that throw some heat at you all for  
4842 doing the right thing. For taking care of your people that live here. I, I am quite sure that  
4843 it will be enough for everyone, but if we say that we're gonna do business and do it in the  
4844 right manner, let's do it right. The last shall be first, and the first shall be last. So come  
4845 on, come on, boy. We expect it as the City Manager. Thank you, Mr. Evans, for trying to  
4846 navigate this the way that you did navigate it. We did get the robo call, and it precisely  
4847 said, Riviera Beach residents, bring your ID. How simple was that? And, we started  
4848 calling peoples to come. To come.., because they.., a lot of peoples do not have  
4849 technology.

4850 **Chairperson Botel:** Thank you, Ms. Brabham.

4851 **Ms. M. Brabham:** Thank you.

4852 **Chairperson Botel:** Thank you.

4853 [Timer]

4854 **City Clerk Anthony:** Doretta Paulk.

4855 **Ms. D. Paulk:** Good evening. My name is Doretta Paulk, a citizen of Riviera Beach.

4856 FEMA, by law, will have to reimburse the City, so I implore you all to pass this.  
4857 People who got the first vaccine, that was on Sunday, there were people who were from  
4858 West Palm and [stammer] other..., Jupiter, everywhere. We still have to serve these  
4859 people. These vaccines have to be given orderly, they can't be given a day before it's  
4860 due, not a day after. So, let's correlate this thing and, and make sure we are taking care  
4861 of, including myself because I got the vaccine.

4862 So, let's pass this legislature and let's have this correlated. And I thank Mr. Evans  
4863 and Mr. Bobby Powell did an excellent job. I thank Mrs. Botel, Dr. Botel, for calling me  
4864 and telling me about this. Also, KaShamba Miller called me, and also Mr. Lawson called  
4865 me. But I was on Dr. Botel's list...

4866 **Chairperson Botel:** You could've...

4867 **Ms. D. Paulk:** ...first.

4868 **Chairperson Botel:** ...gotten three shots.

4869 **Ms. D. Paulk:** Yes. We... Yes.

4870 [Chuckle]

4871 **Ms. D. Paulk:** And I got the robo call from Mr. Jonathan Evans. We are on the ball,  
4872 Riviera Beach. We're doing some things that Jupiter doesn't do. Wellington hasn't done  
4873 yet. So, Mr. Evans, I applaud you for taking care of us. I applaud you. You're doing a  
4874 fantastic job. The [stammer] waiting..., even, they had seats for us to sit down, if we  
4875 needed to sit down, they had the ambassadors to carry us from the different sites, where  
4876 we had to park, to bring us up to the vaccination, at Wells. It was correlated very well.  
4877 The time that rode by, it was quick. Ms. Grimsley was out there, Mr. Blankenship. It  
4878 moved very smoothly.

4879 And I also got a call from Mrs. Brabham. She was on the call calling everybody.  
4880 This is what we are, we work together to take care of each other, to love and be kind to  
4881 each other. We will grow so much and so fast. And that's what we have to maintain,  
4882 citizens of Riviera Beach. We have to maintain this. And we're gonna get through this  
4883 pandemic, we will. But we have to be vigilant, continue to wear our mask, social  
4884 distancing and washing our hands, 'cause this is gonna be with us for quite a bit of time.

4885 **Chairperson Botel:** Thank you.

4886 **Ms. D. Paulk:** I thank you.

4887 **Chairperson Botel:** Thank you.

4888 [Timer]

4889 **City Manager Evans:** Madam...

4890 **Chairperson Botel:** So, I think we...

4891 **City Manager Evans:** Madam Chair, if I...

4892 **Chairperson Botel:** Yes. Go ahead.

4893 **City Manager Evans:** If I, if I may? Just a couple of quick things and then I'll ask for,  
4894 for Chief Curd to, to provide some more specificity.

4895 I know the Board has probably become somewhat tired of our, I don't even know  
4896 how many, I think over a hundred and fifty community phone calls, and probably the last  
4897 fifty calls we've been talking about the vaccine and when the vaccine would be available,  
4898 and when we would do the distribution. The distribution that occurred on Sunday, was a  
4899 open pod. It was in collaboration with the Florida Department of Emergency Management  
4900 and Senator Bobby Powell. It was all persons that were within Senator Powell's  
4901 respective district, which is a broad District, that includes Riviera Beach. That's why you  
4902 had a diverse segment of the community at large that were present.

4903 The City of Riviera Beach received information seventy-two hours before the  
4904 vaccination occurred on Sunday, January 17<sup>th</sup>. Within seventy-two hours, we were able  
4905 to stand up the operations, call all the people that were on the list, and ensure that over  
4906 five hundred persons received the vaccine. We have been praised by the state, the  
4907 county, as well as residents within our community.

4908 [Audience clapping]

4909 **City Manager Evans:** So much so that, as a result of how we were able to move to  
4910 assist in making sure the vaccinations occurred, we were probably, I would say, maybe  
4911 the third or fourth municipality to receive an allocation. As.., even though the allocation  
4912 was only a hundred and twenty, it.., we were still one of the first cities to effectively do it.

4913 [Audience clapping]

4914 **City Manager Evans:** Additionally, additionally, when we received our hundred and  
4915 twenty doses of the vaccine, it was Staff that made the decision that it would be a closed  
4916 pod, not an open pod, a closed pod that was exclusive to permanent residents of Riviera  
4917 Beach. And so, we did everything in our power to try to facilitate that as many people

4918 that we could get there, whether it was..., we were even talking, today, about going to pick  
4919 people up to bring them to the site in order to provide them the vaccine.

4920 So, [stammer], Chief Curd, if you would indulge the Board with regards to some of  
4921 the items that are germane to what we were able to do and what we are continuing to do  
4922 as it relates to access to the vaccine, and making sure that we can do what's necessary  
4923 to provide to our community as quickly as possible.

4924 **Fire Chief Curd:** Absolutely, Mr. Evans. And I apologize. I'm a little tired. This is  
4925 going on seventeen hours today, but we've worked very hard for our community. I don't  
4926 also want to go unnoticed, the hundred vaccines I had for Heron Estates, working with  
4927 the Housing Authority, through the Palm Beach County Health Department, however, we  
4928 could only get forty of those residents to sign up for the vaccine. There are people that  
4929 were leery and, [stammer]..., unfortunately, it was very specific for that facility, so those  
4930 other sixty vaccines went back to the Palm Beach County Health Department. We did  
4931 the five hundred, as Mr. Evans spoke about. And Staff, and, and..., there's so many Staff  
4932 members involved. We really don't know how good our employees are until our backs  
4933 are against the wall. We've led the way when we're dealing with hurricanes, when we're  
4934 dealing with testing, when we're dealing with food distributions. We've set the model in  
4935 these last several years here, these last couple of years, on what Riviera can do.

4936 The team came together great. We're constan'..., constantly gonna look to review  
4937 and revise what we're doing to make sure that we are better in what it is we're doing. But  
4938 this is gonna be a very costly endeavor. I think that if this goes on for six, eight, twelve  
4939 months, \$250,00 is a down payment. We have to understand that, to run a pod, when  
4940 we ran Sunday's pod, when we talk about vaccinating five hundred people, it took over  
4941 fifty-three people to run that site for the day. Now, on a weekend, that's fifty-three people  
4942 on overtime. During the week, today, we were very fortunate to have people pulled from  
4943 their normal responsibilities, who were getting paid through Monday and Fridays..., or,  
4944 Monday through Fridays, we just had our police officers and our firefighter paramedics on  
4945 overtime. We try to utilize overtime 'cause as Mr. Sherman can explain to you, when we  
4946 look to obtain public assistance funding, it has to be through overtime hours. You can't  
4947 be compensated for your regular Monday through Friday, 9:00 to 5:00 hours that you  
4948 would be working anyway. So, we try to [stammer]..., utilize overtime people when  
4949 possible, understanding that there will be reimbursement, or there should be  
4950 reimbursement associated with this.

4951 Today's pod, I think, was extremely successful. We were able to do that with thirty-  
4952 two personnel. We were a couple people short. So, we're gonna have to expand and  
4953 contract this thing. But remember, every time we do one, that's two. So, Heron Estates,  
4954 Sunday's five hundred, today's one twenty, there are three more vaccinations that are  
4955 gonna occur as a result of this 'cause it is a two shot regimen. We expect to give  
4956 vaccination every week, but now that Publix has come into the fold, we think that the  
4957 number of vaccines are gonna get spread out over a larger group of individuals.

4958 And, and I gotta tell you, for anybody who has any notion that today's vaccination  
4959 wasn't for Rivera Beach residents, there were sixty people that registered online, sixty

4960 people that registered by phone. After reconciling our list with the online individuals,  
4961 twenty-three individuals were taken off of the online registration because they didn't meet  
4962 the criteria, and we took the phone numbers that we had recorded in our database and  
4963 filled them with then..., with those people. We then turned away at least another twenty  
4964 to twenty-two people today that came from as far as Highland Beach and Jupiter, 'cause  
4965 they saw on Channel 5 news. We heard that...' You know, the Governor sent people,  
4966 we heard that... Ev'..., everybody's gonna know somebody who sent them here. But if  
4967 their driver's license didn't say the City of Riviera Beach, I don't care if the President  
4968 himself sent you, you weren't getting a vaccine today.

4969 **Chairperson Botel:** Which president?

4970 **Fire Chief Curd:** So, rest assured, we did that well.

4971 [Chuckle]

4972 **Fire Chief Curd:** President Elect, President Outgoing, whoever it was. If you weren't  
4973 a resident, you weren't gonna get a vaccine today.

4974 [Chuckles]

4975 **Fire Chief Curd:** We were very fortunate, at the end, there were a lot of cancellations,  
4976 so then we called our crossing guards who are dealing with our children, who live here in  
4977 Riviera Beach.

4978 [Audience clapping]

4979 **Fire Chief Curd:** Sixty-five and older, to come and get the vaccine. And then, there  
4980 was just a couple of doses left at the end of the day, and we used it to vaccinate our pod  
4981 workers, who are gonna be working with the elderly, as we have subsequent events.

4982 So please, understand we're working very hard for you all. If, if we look good, you  
4983 look good. If you look good, the City looks good and that's our goal.

4984 I'll answer any other questions you have.

4985 **Chairperson Botel:** I just...

4986 **Chair Pro Tem Lawson:** Ma'...

4987 **Chairperson Botel:** ...wanna say, I heard...

4988 **Councilperson Miller-Anderson:** Madam. Chair?

4989 **Chairperson Botel:** ...great, great things... I'm sorry. Go ahead.

4990 **Councilperson Miller-Anderson:** No, go ahead. Go ahead.

4991 **Chairperson Botel:** I just wanna say, ev'.., everyone who came away from that  
4992 experience raved about it. So, thank you.

4993 **Fire Chief Curd:** We kicked butt.

4994 **Chairperson Botel:** Thank you. You did [chuckle]. You did, you did good.

4995 **Fire Chief Curd:** Yeah, we did.

4996 **Chair Pro Tem Lawson:** Madam...

4997 **Chairperson Botel:** Alright. Commiss'.., Councilman Lawson, and then Council'  
4998 [stammer]...

4999 **Chair Pro Tem Lawson:** Chief Curd...

5000 **Chairperson Botel:** ...Miller-Anderson.

5001 **Chair Pro Tem Lawson:** ...you dropped the mic.

5002 **Chairperson Botel:** You dropped the mic.

5003 **Chair Pro Tem Lawson:** You, you did a phenomenal job, you've been doing a  
5004 phenomenal job. You and Mr. Evans, both. So again, we've been.., you've been getting  
5005 a round of applause the whole night, and I wanna give you one as well to tell you guys  
5006 that you're doing a great job with this, and continue to support our community because  
5007 you make this easy for us. So, thank you, Chief, thank you, Mr. Evans.

5008 [Audience applause]

5009 **Fire Chief Curd:** Thank you.

5010 **Chairperson Botel:** Councilwoman Miller-Anderson, you had a comment?

5011 **Councilperson Miller-Anderson:** Yes. I just.., and I too emphasize that point what  
5012 Chief Curd said, if they didn't live in Riviera, if their ID didn't say that, they were not going  
5013 to get it. I understand my mom had problems trying to get hers done because her new  
5014 driver's license, for whatever reason, and I don't know if this is something the City needs  
5015 to look at, but the driver's license...

5016 **Fire Chief Curd:** Said West Palm...

5017 **Councilperson Miller-Anderson:** ...says 33404, but they're putting West Palm  
5018 Beach.

5019 **Fire Chief Curd:** Wasn't gonna get in.

5020 [Chuckle]

5021 **Councilperson Miller-Anderson:** Huh?

5022 **Fire Chief Curd:** It did say West Palm, and she wasn't gettin' in, but we were able to  
5023 resolve that through the property appraiser's office.

5024 **Councilperson Miller-Anderson:** I know. She told me. But, I, you know, that's,  
5025 that's, that's something new. I mean, no... I mean, I haven't received my new license for  
5026 that but, you know, it's not showing up as Riviera Beach, and that, you know, that, that  
5027 may be a problem for other things that people need verification on. So, Mr. Evans, I don't  
5028 know if that's something that someone at the City can look into, to find out... I know with  
5029 the post office, that happens too, where it shows up as West Palm Beach because, I  
5030 guess, of the main branch or whatever. But, you know, I don't want that to hinder people  
5031 for other things that they need..., when they need to verify what city they're living in. Even  
5032 though it had 33404. So, if you can check into that, Mr. Evans, and see if there is some  
5033 way for us to get credit for things saying Riviera Beach and not falling under West Palm  
5034 Beach. But, I just wanted to say that part because they were definitely on their job about  
5035 making sure that Riviera Beach residents, only, got in. So, I heard that firsthand.

5036 And, you know, I wanted Mr. Evans and Chief Curd to speak about, you know, the,  
5037 the task that it has taken in order for this to happen. As they explained, some of this stuff  
5038 is happening, and he mentioned this during the meeting last week, on the COVID call,  
5039 that things are gonna be happening really quick, people need to pay attention, be aware.  
5040 I mean, we're, you're doing robo calls, you're doing social media, you're doing TV 18. I  
5041 mean, it's..., the information is getting out there, and it doesn't help that we have some  
5042 people in the community that are saying otherwise. We had where they could call in to  
5043 get an appointment, we had where they could go online and make an appointment. So,  
5044 the options were there. Unfortunately, it is something that happens fairly quickly. And  
5045 so, I would just encourage everyone to just really pay attention and, and, and inquire  
5046 because it, it has happening fairly quickly.

5047 But, I just wanted to make sure that people understood there were two different  
5048 vaccinations that were taking place. And, that first one, I don't know how much control  
5049 we had over the first one because I believe the first, the Greater Bethel was..., Greater  
5050 Bethel Church was supposed to be handling that, and we kinda took it on at the last  
5051 minute, and we did a really great job with that.

5052 So, you know, I mean, I know a lot of people wanna criticize but they don't  
5053 understand the work that goes in to make these things happen. And, we're at the very  
5054 beginning stages of getting these vaccines. Some communities don't even have it. So,  
5055 we're, we're trying to do what we can to help our residents, and we just ask for your  
5056 patience. If you have questions, please contact people instead of, you know, spreading  
5057 misinformation out there because that, that does not help.

5058 So, thank you all so much for all that you do. I'm sorry I have not been able to  
5059 come to any of these activities, but I know you all are working hard, and I appreciate it.  
5060 Because, people, people are really dying from this, so we need to do all we can to help  
5061 our residents. Thank you all for all your help.

5062 **City Manager Evans:** And, Madam...

5063 **Chairperson Botel:** Thank you. Anyone else?

5064 **Chairperson Botel:** Madam Chair? And, and really quickly. I, I just wanna say  
5065 that we are the only municipality that follows up with a personal phone call. We have our  
5066 dispatchers that called every person that has received the vaccine at a Riviera Beach  
5067 site, except for...

5068 [Audience applause]

5069 **City Manager Evans:** ...Heron Estate. Addition, the Town of Palm Beach only did  
5070 online registration. We said our community needs multiple options, and we're gonna  
5071 provide for those multiple options. So, we know that there's opportunities for us to  
5072 improve, we know that there's better ways for us to build a mousetrap, but right now, the  
5073 county thinks that our mousetrap is the best mousetrap in the county. So...

5074 [Audience applause]

5075 **City Manager Evans:** ...we're, we're gonna continue to do what we can do, and  
5076 continue to advocate for additional vaccines. But, like Chief Curd said, there will be  
5077 subsequent follow ups. One of the things that we would like to invite the Board out and  
5078 we can schedule that with you at the second vaccine, especially, the vaccine that we did  
5079 on Sunday, on the 17<sup>th</sup>, actually falls on Valentine's Day. And so, we wanna do something  
5080 nice for our seniors while they're there. So, if we can coordinate with the Board Members  
5081 to set up shifts, I think it would mean a lot to a majority of your residents that.., to see you  
5082 there at the pods, and see how they operate...

5083 [Audience applause]

5084 **City Manager Evans:** ...and those types of things.

5085 [Audience applause and exclamation]

5086 **Chairperson Botel:** Thank you. I think we have a mo'... Thank you. Anything  
5087 else? We have a motion and a second to allocate this \$250,000. If you are in agreement,  
5088 vote yes. If you're not, vote no. Madam Clerk.

5089 **City Clerk Anthony:** Councilperson Miller-Anderson?

5090 **Councilperson Miller-Anderson:** Yes.

5091 **City Clerk Anthony:** Councilperson Lanier?

5092 **Councilperson Lanier:** Yes.

5093 **City Clerk Anthony:** Councilperson McCoy?

5094 **Councilperson McCoy:** Yes.



- 5095 **City Clerk Anthony:** Pro Tem Lawson?
- 5096 **Chair Pro Tem Lawson:** Yes.
- 5097 **City Clerk Anthony:** Chair Botel?
- 5098 **Chairperson Botel:** Yes. We have a unanimous vote. Thank you.
- 5099 **Fire Chief Curd:** Thank you.
- 5100 **Chairperson Botel:** My Agenda does not say discussion by City Manager, but I  
5101 know we should allow him to discuss... No, he's passing.
- 5102 **City Manager Evans:** I'm good.
- 5103 **DISUCSSION BY CITY ATTORNEY**
- 5104 **Chairperson Botel:** Discussion by City Attorney.
- 5105 **City Attorney Wynn:** No, thank you.
- 5106 **Chairperson Botel:** Thank you.
- 5107 **CITY COUNCIL COMMITTEE REPORTS**
- 5108 **Chairperson Botel:** City Council committee reports. I have two very quick ones.  
5109 Palm Beach North Chamber Government Affairs Committee met last January..., January  
5110 8<sup>th</sup>. KaShamba Miller-Anderson was there with me. We had a, a presentation by Mary  
5111 Wozny, Education Specialist at the Solid Waste Authority, and Rob Long, Chair of Public  
5112 Relations of Palm Beach Soil and Water Conservation District. And today, we had a  
5113 League of Cities director's meeting.
- 5114 **Councilperson Lanier:** [Inaudible].
- 5115 **Chairperson Botel:** What?
- 5116 **Councilperson Lanier:** I'm sorry.
- 5117 **Chairperson Botel:** Today we had a League of Cities director's meeting where we  
5118 talked about the Palm Beach Emergency., Palm Beach County Emergency Medical  
5119 Services Ordinance revision. The Tourism Committee has been very active. Our  
5120 subcommittee meetings are scheduled.
- 5121 Anyone else have committee reports?

5122 **STATEMENTS BY THE MAORY AND CITY COUNCIL**

- 5123 **Chairperson Botel:** We'll have statements by the Mayor and City Council, starting  
5124 with the... Mayor is gone. Okay. Starting with Mr. McCoy.

5125 **Councilperson McCoy:** Alright. Nothing, Madam Chair.

5126 **Chairperson Botel:** Mr. Lawson.

5127 **Chair Pro Tem Lawson:** Thank you, Madam Chair. Just quickly, I wanna announce,  
5128 we will be hosting a job fair here in the Marina at 10:00 a.m. sharp. Be dressed to impress.  
5129 Be here on time, and ready to be getting fully employed. Employers are looking for people  
5130 to fill positions that they've lost and a lot of people are looking to have positions filled. So,  
5131 that job fair will be starting at 10:00 a.m., right here in the Marina. We'll be following CDC  
5132 guidelines, so please wear a mask as well. And this is gonna be part of a series of job  
5133 fairs that's gonna be happening right here in the City of Riviera Beach.

5134 The other issues I will save.

5135 Thank you.

5136 **Chairperson Botel:** Thank you. Commissioner Miller-Anderson.

5137 **Councilperson Miller-Anderson:** Just two things. I wanted to say thank you all for  
5138 the MLK activities, those of you that participated. Sorry I couldn't be to any of them, but  
5139 it seemed like it was a.., people enjoyed it. And I know all the hard work that goes into  
5140 doing those things on top of you all trying to do the vaccine, so I appreciate your help in  
5141 trying to keep the [inaudible] going in the middle of a pandemic.

5142 And then also, I just wanted to remind you all again about the Citizen Leadership  
5143 Academy. I think Marsha sent out an email not too long ago. So, if you could take a look  
5144 at that, we would love to have all the Council participate in one of the sessions, very  
5145 briefly. But the deadline, again, is January 31<sup>st</sup>. You can sign up online or call the phone  
5146 number that they flyer is on. I think everyone received one.

5147 Thank you all so much.

5148 **Chairperson Botel:** Councilwoman Lanier.

5149 **Councilperson Lanier:** I had a list of things I was gonna say. I just packed it up.

5150 **Chairperson Botel:** Okay. [Chuckle].

5151 **Councilperson Lanier:** I did want to thank the City Manager again, Mr. Evans and the  
5152 Chief.., Fire Chief Curd, for the wonderful job that they did for the vaccine on Saturday  
5153 and today.

5154 Also, I wanted to thank all of the volunteers.., all the City employees who  
5155 participated I our Martin Luther King.., Martin Luther King Cleanup on Monday. It was  
5156 very successful. We got a lot of trash and garbage out of the neighborhood. And I really  
5157 wanted to thank the City employees, especially Public Works, for being able to help us  
5158 and the, I think it's the Florida Democratic Women's Club.

5159 **Chairperson Botel:** Yes.

5160 **Councilperson Lanier:** That come out and also helped us with the cleanup. We really  
5161 wanted to thank them for their help.

5162 I had a list but it's late. I, I forgot. I think that will be it until the next meeting.

5163 **Chairperson Botel:** Thank you. I just have a of couple things. We will be having  
5164 that beach access path meeting on January 25<sup>th</sup> at 6:00 o'clock. And, those two meetings  
5165 about the manage mooring fields.

5166 I had an excellent phone call with the funders for the Pay for Success grant which  
5167 will., I won't go into what it'll bring, but the [stammer] the first year budget is \$854,000.  
5168 So, we're looking for a great success when we have that grant passed.

5169 I also wanna thank the people who contributed to the MLK drive by..., drive through  
5170 luncheon that was a great success, and the cleanup that I participated in and felt every  
5171 inch of my body the next morning.

5172 And also, just a quick note that we will be doing a project called Feeding Fifty  
5173 Fatherless Families in corporation with the Youth Recreation and, and MAMA.

5174 I think that is it.

5175 **ADJOURNMENT**

5176 **Chairperson Botel:** And this meeting is adjourned at about 1:35 in the morning.

5177 Thank you.

5178 [Gavel]

5179 **City Employees, Public Comment Speakers and Others**

- 5180 Parks & Recreation Director Richard Blankenship
- 5181 Parks & Recreation Director Blankenship
- 5182 Acting Public Works Director Terrence Bailey
- 5183 Acting Public Works Director Bailey
- 5184 Procurement Director Althea Pemsel ..... Procurement Director Pemsel
- 5185 Fane Lozman ..... Mr. F. Lozman
- 5186 Dr. Lydia Smith..... Dr. L. Smith
- 5187 Bishop Thomas Masters..... Bishop T. Master

5188 Mary Brabham.....Ms. M. Brabham

5189 Cindy March .....Ms. C. March

5190 J.B. Dixon.....Ms. J.B. Dixon

5191 Doretta Paulk .....Ms. D. Paulk

5192 Development Services Director Clarence Sirmons

5193 Development Services Director Sirmons

5194 Assistant City Attorney Lina Busby .....Assistant City Attorney Busby

5195 Lewis, Longman & Walker Robert Diffenderfer, Esq. ....Mr. R. Diffenderfer

5196 Bessie Brown .....Ms. B. Brown

5197 Doretta Paulk .....Ms. D. Paulk

5198 Library Director Rodney Freeman .....Library Director Freeman

5199 Deputy City Manager Elizabeth McBride.....Deputy City Manager McBride

5200 Finance and Administrative Services Director Randy Sherman

5201 Finance and Administrative Services Director Sherman

5202 Alpha Educational Foundation George Lockhart.....Mr. G. Lockhart

5203 Building Official Michael Brown .....Building Official Brown

5204 Risk Management Director Steve Shields

5205 Risk Management Director Shields

5206 Glen Spiritis.....Mr. G. Spiritis

5207 Fire Chief John Curd .....Fire Chief Curd

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5209 **APPROVED:**

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5214 **RONNIE L. FELDER**  
5215 **MAYOR**

**JULIA A. BOTEL, Ed.D**  
**CHAIRPERSON**

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5217 **ATTEST:**

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5221  
5222 **CLAUDENE L. ANTHONY**  
5223 **CERTIFIED MUNICIPAL CLERK**  
5224 **CITY CLERK**

**DOUGLAS A. LAWSON**  
**CHAIR PRO TEM**

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**TRADRICK MCCOY**  
**COUNCILPERSON**

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5232 **KASHAMBA MILLER-ANDERSON**  
5233 **COUNCILPERSON**

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**SHIRLEY D. LANIER**  
**COUNCILPERSON**

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5240 **MOTIONED BY:** \_\_\_\_\_

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5242 **SECONDED BY:** \_\_\_\_\_

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5244 **T. MCCOY** \_\_\_\_\_

5245 **K. MILLER-ANDERSON** \_\_\_\_\_

5246 **S. LANIER** \_\_\_\_\_

5247 **J. BOTEL** \_\_\_\_\_

5248 **D. LAWSON** \_\_\_\_\_

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5250 **DATE APPROVED:**     **FEBRUARY 17, 2021**    

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