



City of Pinellas Park

City Council

Agenda

Thursday, September 11, 2025

6:00 PM

City Council Chambers

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

I. DECLARATIONS, PROCLAMATIONS AND PRESENTATIONS

SPECIAL PRESENTATION

POLICE DEPARTMENT SWEARING IN

PUBLIC COMMENT AND CORRESPONDENCE

CITIZENS COMMENTS ARE INVITED ON ITEMS OR CONCERNS NOT ALREADY SCHEDULED ON TONIGHT'S AGENDA. PLEASE LIMIT COMMENTS TO THREE MINUTES.

AT THIS TIME STAFF MEMBERS AND CITIZENS WILL BE SWORN IN IF THERE ARE ITEMS THAT ARE QUASI-JUDICIAL

II. APPROVAL OF MINUTES

ACTION: (Approve - Deny) Regular council minutes of August 28, 2025, as on file in the City Clerk's Office.

Department: City Clerk

Reference Material: [ADA 08.28.2025.CC.minutes_unapproved](#)

III. PUBLIC HEARINGS

- P1 **ORDINANCE NO. 2025-26. AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PINELLAS PARK, PINELLAS COUNTY, FLORIDA, AMENDING CHAPTER 10 OF THE CODE OF ORDINANCES OF THE CITY OF PINELLAS PARK, "WATER, RECLAIMED WATER, SEWERS AND OTHER UTILITIES", BY AMENDING SECTION 10-102 "DEFINITIONS" TO INCLUDE NEW DEFINITION FOR "CAPITAL RECOVERY FEE"; AMENDING SECTION 10-106 "UTILITY SERVICE CONNECTION CHARGES" TO BE RENAMED AS "CAPITAL RECOVERY FEES"; AMENDING SECTION 10-118 TO REPLACE THE TERM "CONNECTION CHARGES" WITH "CAPITAL RECOVERY FEES"; AMENDING SECTION 10-121 TO CLARIFY INTEREST RATE ACCRUING ON DEPOSITS; CREATING A NEW SECTION 10-128 TITLED "SANITARY SEWER METERS-INSTALLATION REQUIRED; VIOLATIONS" AND RENUMBERING FORMER SECTION 10-128 TO 10-130; CREATING A NEW SECTION 10-129 TITLED "SANITARY SEWER METERS-INSPECTION; DEFECTIVE METERS; ESTIMATE OF WASTEWATER; ACCESS FOR READINGS" AND RENUMBERING FORMER SECTION 10-129 TO**

10-131; RENUMBERING FORMER SECTIONS 10-130 THROUGH 10-133 TO NEW SECTIONS 10-132 THROUGH 10-135; PROVIDING FOR CODIFICATION IN THE CODE OF ORDINANCES; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE

PUBLIC HEARING, SECOND AND FINAL READING

(Speaker - Joy Yeates, Assistant Finance Administrator)

NOTE: Chapter 10 (Water, Reclaimed Water, Sewers, and Other Utilities) is being amended by adding in a new definition for "Capital Recovery Fee", clarifying how interest will accrue on deposits, creating two new sections for sanitary sewer meters, and renumbering several existing sections thereafter.

C7 on 8/28/25 Council agenda.

ACTION: (Pass - Deny) Ordinance No. 2025-26. Public hearing, second and final reading.

Department: Finance

Reference Material: [Ordinance 2025-XX Chapter 10](#)

P2 ORDINANCE NO. 2025-27. AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PINELLAS PARK, PINELLAS COUNTY, FLORIDA, PERTAINING TO THE OPERATION OF THE POTABLE WATER, RECLAIMED WATER AND SANITARY SEWER UTILITY SYSTEMS; ADOPTING POTABLE WATER, RECLAIMED WATER, AND SANITARY SEWER UTILITY RATES, UTILITY CONNECTION CHARGES, CAPITAL RECOVERY FEES, AND DEPOSITS PREVIOUSLY ESTABLISHED BY ORDINANCE 4270; AMENDING CHARGES PERTAINING TO POTABLE AND RECLAIMED WATER CONNECTION CHARGES, POTABLE WATER BACKFLOW PREVENTER CHARGES, ADDITIONAL POTABLE AND RECLAIMED WATER FEES, AND CAPITAL RECOVERY FEES; PROVIDING FOR REPEAL OF ORDINANCE NO. 4270; PROVIDING FOR REPEAL OF ALL OTHER ORDINANCES OR PARTS OF ORDINANCES CONFLICTING HERewith TO THE EXTENT OF SUCH CONFLICT; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE

PUBLIC HEARING, SECOND AND FINAL READING

(Speaker - Joy Yeates, Assistant Finance Administrator)

NOTE: This ordinance passes rate changes for potable water, reclaimed water and sanitary sewer charges, along with other miscellaneous fees for FY 2026 through FY 2030 to include a Pinellas County pass through on the wholesale purchase rates on water, sewer, and reclaimed water. The rate changes, should they be approved, will be effective with all billing issued on or

after October 1, 2025.

C8 on 8/28/25 Council agenda.

ACTION: (Pass - Deny) Ordinance No. 2025-27. Public hearing, second and final reading.

Department: Finance

Reference Material: [Ordinance 2025-XX UB rates 10.01.25](#)

- P3** CONDITIONAL USE APPROVAL FOR AN ACCESSORY DWELLING UNIT (ADU) IN THE SINGLE-FAMILY RESIDENTIAL (R-1) ZONING DISTRICT WITH A WAIVER TO THE SIDE YARD SETBACK REQUIREMENTS - (ADU-2025-00005; 8391 54th Street North; Yusniel Eligio Medina and Rachel Sosa)

PUBLIC HEARING, FIRST AND FINAL READING (QUASI-JUDICIAL)

(Speaker - Michael Ciarleglio, Associate Planner)

NOTE: The applicant is requesting conditional use approval for an Accessory Dwelling Unit (ADU) in the Single-Family Residential (R-1) Zoning District, with waivers to the ADU requirement that the structure meet a 10-foot side yard setback.

ACTION: (Approve - Deny) ADU-2025-00005. Public hearing, first and final reading (quasi-judicial).

Department: Community Development

Reference Material: [ADA ADU-2025-00005](#)

- P4** RESOLUTION NO. 2025-11. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PINELLAS PARK, PINELLAS COUNTY, FLORIDA, VACATING A RIGHT-OF-WAY ADJACENT TO 11203 49TH STREET NORTH IN SECTION 16, TOWNSHIP 30 SOUTH, RANGE 16 EAST; PROVIDING FOR AN EFFECTIVE DATE. (11203 49th Street North.; VAC-0525-00004; Bayside Business Park, LLC)

PUBLIC HEARING, FIRST AND FINAL READING

(Speaker - Todd Biron, Planning Coordinator)

NOTE: This is a resolution to vacate unused and unimproved right-of-way within the Pinellas Farms subdivision adjacent to 11203 49th Street North.

ACTION: (Adopt - Deny) Resolution No. 2025-11. Public hearing, first and final reading.

Department: Community Development

Reference Material: [ADA Staff Report VAC-0525-0000 Final V2](#)

- P5 RESOLUTION NO. 2025-10. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PINELLAS PARK, PINELLAS COUNTY, FLORIDA, ESTABLISHING A TENTATIVE MILLAGE RATE OF 5.6500 MILLS FOR AD VALOREM TAXATION OF PROPERTY WITHIN THE CITY FOR FISCAL YEAR 2025-26 TO \$35,531,696; PROVIDING FOR AN EFFECTIVE DATE.**

FIRST PUBLIC HEARING AND FIRST READING

(Speaker - Dan Katsiyiannis, Management and Budget Administrator)

NOTE: The city is required under F.S. 200.065 to adopt a tentative millage rate for the city's proposed budget for the fiscal year 2025-2026. The proposed rate of 5.6500 represents an increase of 4.64% over the roll-back rate of 5.3994

ACTION: (Adopt - Deny) Resolution No. 2025-10. First public hearing and first reading.

Department: OMB

Reference Material: [ADA Revised Resolution Establishing Millage Rate](#)

- P6 ORDINANCE NO. 2025-28. A TENTATIVE APPROPRIATION AND ANNUAL BUDGET ORDINANCE OF THE CITY OF PINELLAS PARK, FLORIDA, COVERING THE FISCAL YEAR BEGINNING OCTOBER 1, 2025 AND ENDING SEPTEMBER 30, 2026; BEING AN ORDINANCE APPROPRIATING FUNDS REQUIRED FOR THE PURPOSE OF MEETING THE GENERAL OPERATING EXPENSES OF THE CITY FOR SALARIES, WAGES, FEES NECESSARY OR PROPER, DISBURSEMENTS AND OTHER EXPENDITURES NECESSARY OR PROPER FOR THE OPERATION OF THE CITY GOVERNMENT, THE WATER AND SEWERAGE UTILITY SYSTEM, AND FOR THE PURPOSE OF MEETING DEBT RETIREMENT REQUIREMENTS AND CAPITAL IMPROVEMENTS DURING SAID FISCAL YEAR; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.**

(Speaker - Dan Katsiyiannis, Management and Budget Administrator)

FIRST PUBLIC HEARING AND FIRST READING

NOTE: In accordance with the State Statute and the City Charter, the city is adopting a tentative budget by ordinance.

ACTION: (Pass - Deny) Ordinance No. 2025-28. First public hearing and first reading.

Department: OMB

Reference Material: [ADA Appropriation and Annual Budget Ordinance](#)
[Proposed Budget FY25-26](#)

IV. CONSENT AGENDA

- C1 **RESOLUTION NO. 2025-12.** A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PINELLAS PARK, PINELLAS COUNTY, FLORIDA, MODIFYING, RATIFYING, AND CONFIRMING RATES CHARGED BY THE CITY OF PINELLAS PARK TO ITS CUSTOMERS FOR GARBAGE, TRASH, REFUSE, SOLID WASTE, AND RECYCLING COLLECTION TO COVER INCREASED COSTS INCURRED BY THE CITY'S SOLID WASTE CONTRACTOR, WASTE MANAGEMENT, INC., OF FLORIDA, AS A RESULT OF ITS INCREASED COSTS BOTH AS A RESULT OF INFLATION BUT ALSO AS A RESULT OF THE INCREASED COSTS OF COLLECTION AND DISPOSAL OF GARBAGE, TRASH, REFUSE, SOLID WASTE, AND RECYCLING; OTHERWISE RATIFYING PAST RATES CHARGED BY THE CITY AND CONFIRMING THE CONTINUANCE OF SUCH RATE SCHEDULE EXCEPT AS CHANGED HEREIN; PROVIDING FOR AN EFFECTIVE DATE

FIRST READING PRIOR TO PUBLIC HEARING

NOTE: This resolution modifies rates charged by the City to its customers for garbage, trash, refuse, solid waste, and recycling collection based upon increased costs as a result of inflation and additional pass-through charges from Pinellas County to the City's contractor, Waste Management, Inc., of Florida, for fees at the Pinellas County Solid Waste Facility.

ACTION: (Adopt - Deny) Resolution No. 2025-12.

Department: Finance

Reference Material: [Resolution 2025-XX Garbage Rate Resolution and Exhibit A](#)

- C2 **REAPPOINTMENT OF PARKS AND RECREATION ADVISORY BOARD MEMBER - Jeanne Kepple**

NOTE: Jeanne Kepple's term as a Parks and Recreation Advisory Board member expired on December 31, 2024. She has expressed interest in continuing to serve on the board for another two-year term. The Parks and Recreation Advisory Board agreed that she should be reappointed with a term to expire December 31, 2027.

ACTION: Approve the reappointment of Jeanne Kepple to serve as a member of the Parks and Recreation Advisory Board with a two-year term to expire December 31, 2027.

Department: Leisure Services

Reference Material: [Parks & Rec Aug. 18- Minutes, Admin Report](#)

**C3 REAPPOINTMENT OF PARKS AND RECREATION ADVISORY BOARD MEMBER-
Joanne Dauphin**

NOTE: Joanne Dauphin's term as a Parks and Recreation Advisory Board member expired December 31, 2024. She has expressed interest in continuing to serve on the board for another two-year term. The Parks and Recreation Advisory Board agreed that she should be reappointed with a term to expire December 31, 2027.

ACTION: Approve the reappointment of Joanne Dauphin to serve as a member of the Parks and Recreation Advisory Board with a two-year term to expire December 31, 2027.

Department: Leisure Services

Reference Material: [Parks & Rec Aug. 18- Minutes, Admin Report](#)

**C4 AWARD OF BID - ITB 25.017 110TH AVENUE FORCE MAIN - Kamminga &
Roodvoets, Inc.**

NOTE: Bids were legally advertised and five (5) bids were received with Kamminga & Roodvoets, Inc. (5219 Cone Road, Tampa, FL 33610) being the low bidder with a bid submittal of \$3,185,150.00 for the 110th Avenue Force Main project. This shall be charged to account 301381-562538 21381/573.

ACTION: (Approve - Deny) Authorization to award ITB 25.017 110th Avenue Force Main project to Kamminga & Roodvoets, Inc. of Tampa, FL to be charged to the appropriate account.

Department: Public Works

Reference Material: [110th Ave Force Main backup](#)

**C5 AWARD OF BID - ITB 25.015 FIRE STATION 35 SITE WORK - Evolution Contracting,
LLC**

NOTE: Bids were legally advertised and eight (8) bids were received with Evolution Contracting, LLC (28059 U.S. Highway 19 North., Clearwater, FL 33761) being the lowest bidder with a submittal of \$867,452.00. This project is for the site improvements to accommodate a new training tower located at 11350 43rd Street North. The account to be charged is 301282-562512, 25282/452-IMPROVE. The amount budgeted for this project is \$867,452.00.

ACTION: (Approve - Deny) Authorization to award bid ITB 25.015 - Fire Station 35 site work to Evolution Contracting, LLC to be charged to the appropriate account.

Department: Public Works

Reference Material: [ITB 25.015](#)

C6 AUTHORIZATION FOR APPROVAL OF CHANGE ORDER NO. 1 AND FINAL PAYMENT FOR ANNUAL CITYWIDE STREET RESURFACING AND CURB REPLACEMENT, HILLSBOROUGH COUNTY BID 19970 PIGGYBACK - Ajax Paving Industries of Florida, LLC

NOTE: This action is recommended so that final payment can be processed and the contract closed out. The Change Order represents unused funds, a reduction in the contract amount of \$123,324.06, 6.85% of original contract amount. Final payment for this contract is \$154,415.31. The total contract amount is \$1,676,675.94. The account to be charged will be 301481-562538, 25481/104-PROGRAM-CONSTRUCT.

ACTION: (Approve - Deny) Authorization for approval and acceptance of final payment for Annual Citywide Street Resurfacing and Curb Replacement, Hillsborough County Bid 19970 Piggyback, for a total contract amount of \$1,676,675.94 and authorization of final payment to Ajax Paving Industries of Florida, LLC. to be charged to the appropriate account.

Department: Public Works

Reference Material: [Final payment with Change Order - ADA format](#)

C7 AUTHORIZATION FOR CITY MANAGER TO SIGN A MEMORANDUM OF UNDERSTANDING FOR MUTUAL AID, USE OF DEBRIS MANAGEMENT SITES AND FUEL OPERATIONS IN DECLARED EMERGENCIES, City of South Pasadena, 7047 Sunset Drive South, South Pasadena, FL 33707

NOTE: This memorandum authorizes The City of Pinellas Park to enter into an agreement to provide mutual aid to The City of South Pasadena during declared emergencies by allowing them to utilize The City of Pinellas Park's Disaster Debris Management Sites and Fuel services. The City Attorney reviewed and approved the Memorandum Of Understanding under review # 25-188.

ACTION: (Approve - Deny) Authorization for City Manager to sign the Memorandum of Understanding between The City of Pinellas Park and The City of South Pasadena, 7047 Sunset Drive South., South Pasadena, FL 33707.

Department: Public Works

Reference Material: [MEMORANDUM OF UNDERSTANDING DMS.FUEL final ADA](#)

C8 AUTHORIZATION FOR FINAL PAYMENT FOR BID 24.007 PWOC CONCRETE WALL CONSTRUCTION - Permacast, LLC

NOTE: This action is recommended so that final payment can be processed and the project closed out. Final payment for this contract is \$10,435.50. The total contract amount is \$208,710.00. The account to be charged is 301175-562512 Project String 23175/200-CONSTR.

ACTION: (Approve - Deny) Authorization to make final payment for Bid 24.007 PWOC Concrete Wall Construction to Permacast, LLC in the amount of \$10,435.50 to be charged to the appropriate account.

Department: Public Works

Reference Material: [Permacast - PWOC Wall Pay App#4](#)

C9 AUTHORIZATION FOR APPROVAL OF FINAL PAYMENT FOR FOXMOOR ESTATES AND PINEBROOK NEIGHBORHOOD POND DREDGING - Bayside Dredging, LLC

NOTE: Final payment is recommended so the final invoice can be processed and the contract closed out. Final payment for this contract is \$62,750.00. The total contract amount is \$522,250.00. The account to be charged will be 301382-562520, 25382/711-CONSTRUT.

ACTION: (Approve - Deny) Authorization for approval and acceptance of final payment for Foxmoor Estates and Pinebrook Neighborhood Pond Dredging provided by Bayside Dredging, LLC, for a total contract amount of \$522,250.00 and authorization of final payment for Bayside Dredging, LLC to be charged to the appropriate account.

Department: Public Works

Reference Material: [Pay Request #4 final](#)

C10 SELECTION OF A CITY COUNCIL MEMBER TO SERVE ON EVALUATION COMMITTEE FOR RFP 25/016 - Davis Commons Construction Manager at Risk

NOTE: In accordance with the City's Procurement Administrative Policy Manual, and Evaluation Committee shall be established and a Council member appointed, to review proposals for Construction Manager at Risk (CMAR) and to make a recommendation to the City Council and City Manager.

City Council will select the Council Member who will serve on the Evaluation Committee to review and evaluate the proposals received in response to the Request for Proposals (RFP25/016) for selection of a CMAR for the construction of Davis Commons.

ACTION: (Approve - Deny) Selection of City Council Member _____ to serve on the Evaluation Committee to review and evaluate proposals for RFP 25/016 - Davis Commons Construction Manager at Risk.

Department: Public Works

V. REGULAR AGENDA

NONE

VI. COMMENTS BY COUNCIL MEMBERS AND QUESTIONS – COUNCIL TO COUNCIL

VII. ADJOURNMENT

PLEASE NOTE that if a person decides to appeal any decision made by City Council with respect to any matter considered at the above-cited meeting, the person will need a record of the proceedings and, for such purpose, may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. The City maintains a digital recording of all public hearings. In the event that you wish to appeal a decision, the digital recording may or may not adequately insure a verbatim record of the proceedings; therefore, you may wish to provide a court reporter at your own expense (Section 286.0105, Florida Statutes).

FOR THE HEARING IMPAIRED — An interpreter for the hearing impaired will be made available upon requests made at least 48 hours in advance.