

City of Pinellas Park

City Council

Agenda

Tuesday, November 20, 2018

6:00 PM

City Council Chambers

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

I. DECLARATIONS, PROCLAMATIONS AND PRESENTATIONS

SPECIAL PRESENTATION

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

Approval of Regular Council Minutes of November 8, 2018, as on file in the City Clerk's office.

III. PUBLIC HEARINGS

P1 ORDINANCE NO. 4073. ANNEXING INTO THE CITY OF PINELLAS PARK A CERTAIN PARCEL OF LAND GENERALLY LOCATED AT 11510 66TH STREET (JGN PROPERTIES, LLC AX18-39)

PUBLIC HEARING SECOND AND FINAL READING

(Speaker - Shannon Coughlin, Economic Development Manager)

NOTE: This is a voluntary annexation of 0.95 acres MOL of contiguous residential property located at 11510 66th Street.

C4 on 11/8/18 Council agenda.

ACTION: (Pass - Deny) Ordinance No. 4073. Public hearing second and final reading.

Department: Community Development

Reference Material: AX18-39 JGN Properties LLC Ordinance, Petition, Map and Attorney Letter.pdf

P2 <u>ORDINANCE NO. 4074.</u> ANNEXING INTO THE CITY OF PINELLAS PARK A CERTAIN PARCEL OF LAND GENERALLY LOCATED AT 11109 66TH STREET (KRIKOR & JANICE MOURADIAN AX18-40)

PUBLIC HEARING SECOND AND FINAL READING

(Speaker - Shannon Coughlin, Economic Development Manager)

NOTE: This is a voluntary annexation of 2.26 acres MOL of contiguous commercial property located at 11109 66th Street.

C6 on 11/8/18 Council agenda.

ACTION: (Pass - Deny) Ordinance No. 4074. Public hearing second and final reading.

Department: Community Development

Reference Material: AX18-40 Mouradian Ordinance, Petition, Map and Attorney Letter.pdf

P3 ORDINANCE NO. 4075. AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF **PINELLAS** PARK, FLORIDA, **ADOPTING** AN **AMENDED MASTER PLAN** RESIDENTIAL **PLANNED** CONTROLLING DEVELOPMENT **OF** UNIT **DEVELOPMENT** (RPUD) WITH UNDERLYING R-6 (MULTI-FAMILY RESIDENTIAL/COMMERCIAL) **ZONING** \mathbf{ON} A CERTAIN **PARCEL** OF GENERALLY LOCATED 4190 78TH AVENUE AT AND MORE **PARTICULARLY** DESCRIBED IN EXHIBIT "A" WHICH IS ATTACHED HERETO AND MADE A PART THEREOF; **ADOPTING** A REVISED **MASTER PLAN AND SUPPORTING** DOCUMENTATION FOR THE DEVELOPMENT OF A 21 LOT SINGLE FAMILY **ATTACHED** SUBDIVISION; **IMPOSING CONDITIONS OF DEVELOPMENT;** CERTIFYING CONSISTENCY WITH THE CITY'S **ADOPTED COMPREHENSIVE** PLAN; PROVIDING FOR REPEAL OF ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH TO THE EXTENT OF SUCH CONFLICT; PROVIDING FOR AN EFFECTIVE DATE - (PUD 2018-2R, Nineteen60 Captial Fund, LLC)

PUBLIC HEARING SECOND AND FINAL READING (QUASI-JUDICIAL)

(Speaker - Erica Lindquist - Planning and Development Review Manager)

NOTE: In April 2018, City Council approved the adoption of a Master Plan for a Residential Planned Unit Development (RPUD) for the development of 21 single family attached townhomes. The applicant is requesting a minor amendment to the Master Site Plan with a variance to reduce the rear

(east) setback from 15 feet to 12.5 feet to allow for perpendicular 2 foot wall extensions. The 2 foot wall extensions are necessary to meet fire code to allow for the installation of sliding glass patio doors on the rear walls of the units.

C7 on 11/8/18 Council agenda.

ACTION: (Pass - Deny) Ordinance No. 4075. Public hearing second and final reading - quasi-judicial.

Department: Community Development

Reference Material: Staff Report, Ordinance, Atty Ltr, Zoning Map, Backup, Application-PUD 2018-2R

P4 CONSIDERATION OF A PROPOSED DIVISION OF A LOT OF RECORD INTO TWO SUBSTANDARD LOTS WITH VARIANCES TO LOT WIDTH, LOT DEPTH, AND LOT AREA; A VARIANCE TO THE SUBDIVISION DENSITY REQUIREMENT; AND A WAIVER TO THE SETBACK FOR A LOT ADJACENT TO A RIGHT-OF-WAY OF INSUFFICIENT WIDTH IN THE T-1 MOBILE HOME SUBDIVISION ZONING DISTRICT - (MS 2019-1/MS 2019-5/VAR 2019-1, Marko Melojevic)

PUBLIC HEARING FIRST AND FINAL READING (QUASI- JUDICIAL)

(Speaker - Erica Lindquist, Planning & Development Review Manager)

NOTE: The applicant proposes a Division of a Lot of Record for a parcel of land in the T-1 (Mobile Home Subdivision) Zoning District into two substandard 52' x 80' lots with a waiver to the required setback for a Lot Adjacent to a Right-of-Way of Insufficient Width to allow a 20' front yard setback. The Land Use is RLM (Residential Low Medium), which allows a density of up to 10 dwelling units per acre. The proposed density is 10.47 dwelling units per acre.

ACTION: (Approve - Deny) MS 2019-1/MS 2019-5/VAR 2019-1, the Division of a Lot of Record into two substandard 52' x 80' lots with a variance to the density requirement and a waiver to the required setback for a Lot Adjacent to a Right-of-Way of Insufficient Width to allow a 20' front yard setback. Public hearing first and final reading - quasi-judicial

Department: Community Development

Reference Material: Staff Report, Applications, Map, Site Plans, Backup- MS 2019-1, MS 2019-5, VAR 2019-1

P5 RESOLUTION NO. 18-31. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PINELLAS PARK, FLORIDA, VACATING A PORTION OF A DRAINAGE EASEMENT ON A PARCEL OF LAND GENERALLY LOCATED AT 5260 113TH AVENUE IN SECTION 16, TOWNSHIP 30 SOUTH, RANGE 16 EAST; VACATING A PORTION OF A UTILITY EASEMENT ON A PARCEL OF LAND GENERALLY LOCATED AT 11346 **53RD STREET SECTION** 16, **TOWNSHIP** 30 SOUTH, **RANGE 16 EAST**; IN PROVIDING FOR AN EFFECTIVE DATE (V 2018-8, TSE Industries, Inc.)

PUBLIC HEARING FIRST AND FINAL READING

(Speaker - Erica Lindquist, Planning & Development Review Manager)

NOTE: TSE Industries is requesting the vacation of a 168 foot long portion of a 10 foot wide drainage easement located under an existing building generally located at 5260 113th Avenue between Lots 28 and 29 and the vacation of a 279 foot long portion of a 5 foot wide utility easement generally located at 11346 53rd Street to the north of Lot 27.

ACTION: (Adopt - Deny) Resolution No. 18-31. Public hearing first and final reading.

Department: Community Development

Reference Material: Staff report, Resolution, Attorney Ltr, Minutes, Application, Map- V 2018-8

IV. CONSENT AGENDA

C1 REAPPOINTMENT TO BOARD OF ADJUSTMENT - Gary Mygdal

NOTE: The term of Gary Mygdal's current appointment will expire on November, 30, 2018. Mr. Mygdal has expressed a desire to continue to serve on the Board of Adjustment for a three-year term, expiring on November 30, 2021.

ACTION: (Approve - Deny) The reappointment of Gary Mygdal to serve on the Board of Adjustment for a three year-term to expire on November 30, 2021.

<u>Department:</u> Community Development

Reference Material: INTEREST TO CONTINUE LETTER, ATTENDANCE RECORD- Mygdal

C2REAPPOINTMENT TO BOARD OF ADJUSTMENT - Deborah Jean "DJ" Schladweiler

NOTE: The term of Deborah Jean "DJ" Schladweiler's current appointment will expire on November, 30, 2018. Ms. Schladweiler has expressed a desire to continue to serve on the Board of Adjustment for a three-year term, expiring on November 30, 2021.

ACTION: (Approve - Deny) The reappointment of Deborah Jean "DJ" Schladweiler to serve on the Board of Adjustment for a three year-term to expire on November 30, 2021.

Community Development Department:

Reference Material: INTEREST TO CONTINUE LETTER, ATTENDANCE RECORD- Schladweiler

C3 RESOLUTION NO. 18-32. APPROVING PROJECT #B7121437441 AS A QUALIFIED APPLICANT FOR THE OUALIFIED TARGET INDUSTRY TAX REFUND PROGRAM PURSUANT TO SECTION 288.106, FLORIDA STATUTES; IDENTIFYING LOCAL GOVERNMENT FINANCIAL SUPPORT

FIRST AND FINAL READING

NOTE: Project #B7121437441 is a business service firm that would like to expand within Pinellas Park and projects hiring sixty (60) employees in qualified value-added jobs. The company plans to purchase and remodel an existing building. A tax refund has been requested of \$180,000. Eighty percent (\$144,000) will be funded by the State. The 20% local match (\$36,000) is being requested locally - 50% from Pinellas County (\$18,000) and 50% from the City (\$18,000). This incentive returns a portion of taxes paid by the business after the company meets its job creation and wage commitments. No more than 12.5% (\$1,500) of the total refund approved by the City may be taken in any single fiscal year. The tax refund will be paid over a series of fiscal years as determined by the State.

When relocated, they will be hiring 60 employees from the local workforce with annual pay scales above 115% of the average wage in the State of Florida. These wages would result in an economic impact of approximately \$14,315,000 as calculated by the U.S. Bureau of Economic Analysis Regional Input-Output Model for Pinellas County. The total estimated impact of this company relocating to Pinellas Park is a positive \$16,511,894 on the local economy. This is achieved through the creation of 60 higher paying jobs and expenditures related to the renovation of the building, and purchase of new equipment.

ACTION: (Adopt - Deny) Resolution No. 18-32. Community Development

Department:

Reference Material: B7121437441 Resolution and Attorney Letter.pdf

C4 <u>AUTHORIZATION FOR THE POLICE CHIEF TO SIGN PINELLAS COUNTY</u> JUVENILE OFFENDERS INTERAGENCY AGREEMENT

NOTE: This Interagency Agreement establishes a contract between all Pinellas law enforcement agencies and the Pinellas County School Board. It addresses procedures for the sharing of information between the entities related to juvenile offenders that are consistent with the requirements of Florida State Statute.

ACTION: (Approve - Deny) Authorization for the Police Chief to sign the Pinellas County Juvenile Offender Interagency Agreement.

Department: Police

Reference Material: atty letter, rm email, agreement

C5 <u>AUTHORIZATION FOR THE CITY OF PINELLAS PARK TO ACCEPT A</u> RIGHT-OF-WAY EASEMENT FROM TERRY SCOTT RYAN - 4180 70TH AVENUE

NOTE: The City of Pinellas Park has requested a right-of-way easement from Terry Scott Ryan to increase the right-of-way width to the required width and for the installation of a potable water main, and for the future maintenance and operation of said equipment at 4180 70th Avenue.

ACTION: (Approve - Deny) Authorization for the Mayor to accept a right-of-way easement from Terry Scott Ryan at 4180 70th Avenue.

Department: Public Works

Reference Material: 4180 70th Ave Right of Way Easement backup

C6 <u>AUTHORIZATION TO PURCHASE 475 AMR WATER METERS</u> - Empire Pipe and Supply Company

NOTE: This authorizes the purchase of 475 AMR water meters from Empire Pipe and Supply Company, 250 Ram Boulevard, Ste. 3, Midway, Florida 32343. This purchase is part of the ongoing Electronic Water Meter Installation Program. Empire Pipe and Supply is a sole source purchase. The purchase of the meters is budgeted in account 301381-575662. Project String 19381/535 PROGRAM-IMPROVE, in the amount of \$100,000.00.

ACTION: (Approve - Deny) Authorization to purchase 475 AMR water meters from Empire Pipe and Supply Company, Midway, Florida in the amount of \$99,750.00 to be charged to the appropriate account.

Department: Public Works

Reference Material: AMR water meter backup

C7 FOR AUTHORIZATION THE **CITY** OF **PINELLAS PARK** TO **RIGHT-OF-WAY EASEMENT FROM** LISA **KIRBY SMALLWOOD** 4140 70TH **AVENUE**

NOTE: The City of Pinellas Park has requested a right-of-way easement from Lisa Kirby Smallwood to increase the right-of-way width to the required width and for the installation of a potable water main, and for the future maintenance and operation of said equipment at 4140 70th Avenue.

ACTION: (Approve - Deny) Authorization for the Mayor to accept a right-of-way easement from Lisa Kirby Smallwood at 4140 70th Avenue.

Department: Public Works

Reference Material: 4140 70th Ave Right of Way Easement backup

C8 AUTHORIZATION FOR THE MAYOR TO SIGN AN ACCESS AGREEMENT WITH THE STATE FLORIDA, DEPARTMENT OF **ENVIRONMENTAL PROTECTION** OF (FDEP) FOR CONDUCTING AN **ENVIRONMENTAL ASSESSMENT** 6101 78TH AVENUE NORTH

NOTE: The State of Florida, Department of Environmental Protection (FDEP) is conducting an environmental assessment at 6101 78th Avenue North as part of the Petroleum Restoration Program (PRP).

ACTION: (Approve - Deny) Authorization for the Mayor to sign an access agreement with the State of Florida, Department of Environmental Protection (FDEP) for conducting an environmental assessment at 6101 78th Avenue North.

Department: Public Works

Reference Material: Petroleum Restoration Access Agreement backup

C9 <u>AUTHORIZATION FOR NEGOTIATIONS - CONSULTANT FOR RFP 18/009,</u> COMPREHENSIVE EMERGENCY MANAGEMENT PLAN (CEMP)

NOTE: The RFP Evaluation Committee, in accordance with Resolution 15-12, has reviewed the proposals submitted and recommends three consultants in the following order: 1) The Olson Group, LTD; 2) Advanced Planning Consultants, LLC; and 3) Disasters, Strategies & Ideas Group, LLC. Upon Council's recommendation and authorization, the City Manager will negotiate competitively with the most qualified firm; and, should he fail to reach an agreement, he will then negotiate with the

remaining firms in order of preference, in accordance with Section 287.055, Florida Statutes.

ACTION: (Approve - Deny) Authorization for City Manager to negotiate with the firms recommended by the Evaluation Committee, in order of preference as recommended, for RFP 18/009.

Department: Fire

Reference Material: Final results from RFP

V. REGULAR AGENDA

R1 CONSIDERATION OF A REQUEST TO ESTABLISH AN OUTDOOR STORAGE AREA WITH A WAIVER TO THE 6 FOOT HIGH SOLID WALL REQUIREMENT FOR OUTDOOR STORAGE ADJACENT TO A RIGHT-OF-WAY FOR A PARCEL OF LAND GENERALLY LOCATED AT 8111 63RD STREET IN THE M-1 LIGHT INDUSTRIAL ZONING DISTRICT - (MS 2019-3, Thomas & Christina Barber)

NOTE: The applicant proposes to establish an outdoor storage area for recreational vehicles and boat trailers. An existing double fence consisting of 6 foot high chain link with barbs inside a 6 foot high solid PVC fence would serve as a substitute for the required wall.

ACTION: (Approve - Deny) MS 2019-3 for a proposed outdoor storage area with a waiver to the required 6 foot high solid wall.

Department: Community Development

Reference Material: Staff report, application, map, site plan, photos- MS 2019-3

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 72 hours in advance.

DECEMBER

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
NOVEMBER S M T W T F S S 1 2 3 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17	JANUARY 2019 S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19					1
18 19 20 21 22 23 24 25 26 27 28 29 30	20 21 22 23 24 25 26 27 28 29 30 31				Holiday In The Park England Brothers Park	Holiday In The Park England Brothers Park
Orchestra Concert Performing Arts Center 1st Sunday in Advent	3	4	5	6 Forbes Rec. Holiday Hayride	Attack on Pearl Harbor December 7, 1941	United States entered WWII December 8, 1941 Breakfast with Santa Senior Center Pinellas Park Holiday Parade
9	North Pole Calling	11 5:30 PM Council Workshop CRA Immediately following	Pancake Breakfast Senior Center	Chanukah Begins 5:30 PM Agenda Session 6:00 PM Council Meeting	14	15
16	17	Organ Concert City Auditorium	19	Chanukah Ends	Winter Begins	22 Holiday Art Walk
23	Christmas Eve City Offices & Library Closed	Brush Site Closed No Trash Pick-Up Christmas Day City Offices & Library Closed	26 Kwanzaa Begins	27	28	29
30	New Year's Eve Library Closes @ 5:00 PM					

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SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	
		Brush Site Closed Kwanzaa Ends New Year's Day City Offices & Library Closed	2	3	4	Elvis Tribute Concert Performing Arts Center	
Partial Eclipse of the Sun Epiphany Orchestra Concert Performing Arts Center	7	8 5:30 PM Council Workshop	Pancake Breakfast Senior Center	5:30 PM Agenda Session 6:00 PM Council Meeting	11	12	
13	14	Organ Concert City Auditorium	16	17	18 Florida Arbor Day	19	
20	Total Eclipse of the Moon Martin Luther King Jr. Birthday (observed) City Offices & Library Closed	5:30 PM Council Workshop CRA After Workshop	23	5:30 PM Agenda Session 6:00 PM Council Meeting	25	Everly Brothers Tribute Concert Performing Arts Center Movies in the Park Fourth Saturday Art Walk	
27	28	29	30	31	DECEMBER 2018 S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 31	FEBRUARY S M T W T F S 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28	



City of Pinellas Park

Staff Report

File #: 18-651, Version: 1 **Agenda Date: 11/20/2018**

ORDINANCE NO. 4073. ANNEXING INTO THE CITY OF PINELLAS PARK A CERTAIN PARCEL OF LAND GENERALLY LOCATED AT 11510 66TH STREET (JGN PROPERTIES, LLC AX18-39)

PUBLIC HEARING SECOND AND FINAL READING

(Speaker - Shannon Coughlin, Economic Development Manager)

NOTE: This is a voluntary annexation of 0.95 acres MOL of contiguous residential property located at 11510 66th Street.

C4 on 11/8/18 Council agenda.

ACTION: (Pass - Deny) Ordinance No. 4073. Public hearing second and final reading.

ORDINANCE	NO.	

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PINELLAS PARK, FLORIDA, ANNEXING INTO THE CITY OF PINELLAS PARK, FLORIDA, CERTAIN PARCELS OF LAND GENERALLY LOCATED AT 11510 66TH STREET, LEGALLY DESCRIBED AS ATTACHED HERETO IN EXHIBIT "A" AND MADE A PART HEREOF, LYING WITHIN SECTION 18, TOWNSHIP 30 SOUTH, RANGE 16 EAST, PINELLAS COUNTY, FLORIDA; PROVIDING FOR AMENDMENT OF THE LEGAL DESCRIPTION OF THE CORPORATE BOUNDARIES OF THE CITY OF PINELLAS PARK, FLORIDA; PROVIDING FOR THE ASSIGNMENT OF CITY ZONING CLASSIFICATION; PROVIDING FOR REPEAL OF ORDINANCES OR PARTS OF ORDINANCES CONFLICTING HEREWITH; PROVIDING FOR AN EFFECTIVE DATE.

(JGN PROPERTIES, LLC AX18-39)

WHEREAS, the Owners of certain parcels of land lying in an unincorporated area of Pinellas County, Florida, and contiguous to the City of Pinellas Park have petitioned City Council requesting that said land be annexed into the City of Pinellas Park. Florida: and

WHEREAS, all requirements of Florida Statutes, Chapter 171, pertaining to the voluntary annexation have been complied with.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF PINELLAS PARK, PINELLAS COUNTY, FLORIDA, AS FOLLOWS:

SECTION ONE: That the land lying in an unincorporated area of Pinellas County, Florida, and contiguous to the City of Pinellas Park, generally located at 11510 66th Street, and legally described as attached hereto in Exhibit "A" and made a part hereof, lying within Section 18, Township 30 South, Range 16 East, Pinellas County, Florida, is hereby annexed into the City of Pinellas Park.

SECTION TWO: That the legal description of the corporate boundaries of the City of Pinellas Park, Florida, is hereby amended to include the land herein annexed. The legal description of the City of Pinellas Park, Florida, contained in the City Charter, and all official City maps and other official documents shall be amended accordingly.

ORDINANCE NO.

SECTION THREE: That the land herein annexed shall be assigned the City zoning classification of M-1 which is the closest compatible to the County M-1 zoning on the subject parcels at the time of annexation.

SECTION FOUR: That the City Zoning Map is hereby amended to conform to the provisions of this Ordinance.

<u>SECTION FIVE</u>: That all Ordinances or parts of Ordinances in conflict with the provisions of this Ordinance be, and they are hereby, repealed insofar as the same affects this Ordinance.

SECTION SIX: That this Ordinance shall become effective immediately upon its final passage and adoption.

FIRST READING	DAY OF,	2018
PUBLISHED MAP & TITLE	DAY OF	2018
PUBLISHED MAP ONLY	DAY OF	2018
PUBLIC HEARING	DAY OF,	2018
PASSED THIS	DAY OF	2018
AYES: NAYS: ABSENT: ABSTAIN:		
APPROVED THIS	DAY OF,	2018
ATTEST:	SANDRA L. BRADBURY, MAYOR	
DIANE M. CORNA, MMC, CITY CLERK	—	

ORDINANCE NO.

ANNEXATION ORDINANCE LEGAL

JGN PROPERTIES, LLC

PARCEL: 18-30-16-69768-100-1601 LOCATED AT: 11510 66TH STREET

THE WEST 259.7' OF THE SOUTH 1/2 OF THE NORTH 1/2 OF FARM 16, PINELLAS FARMS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 7, PAGES 4 AND 5 OF THE PUBLIC RECORDS OF HILLSBOUROGH COUNTY, FLORIDA, OF WHICH PINELLAS COUNTY WAS FORMERLY A PART, IN THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 30 SOUTH, RANGE 16 EAST, PARCEL#18/30/16/69768/100/1601.

A PARCEL CONTAINING 0.95 ACRES M.O.L.

PETITION FOR ANNEXATION TO THE CITY OF PINELLAS PARK, FLORIDA

The undersigned, being the sole OWNER ("OWNER" is used herein for singular or plural, the singular shall include the plural, and any gender shall include all genders, as context requires) of the following described real property located within Pinellas County, Florida, hereby consents and agrees to annexation of such property by the City of Pinellas Park, Florida, and further requests the City of Pinellas Park to forthwith undertake annexation proceedings to annex the said real property:

PARCEL: 18-30-16-69768-100-1601 (Located at 11510 66th Street)

THE WEST 259.7' OF THE SOUTH 1/2 OF THE NORTH 1/2 OF FARM 16, PINELLAS FARMS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 7, PAGES 4 AND 5 OF THE PUBLIC RECORDS OF HILLSBOUROGH COUNTY, FLORIDA, OF WHICH PINELLAS COUNTY WAS FORMERLY A PART, IN THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 30 SOUTH, RANGE 16 EAST, PARCEL#18/30/16/69768/100/1601.

CONTAINING 0.95 ACRES M.O.L.

The names and addresses of the undersigned representing all of the legal owners of the above-described property are as follows:

JGN Properties, LLC Care of: Jeffery J. Nasse 6340 70th Avenue North Pinellas Park, FL 33781

JGN PROPERTIES, LLC:

NASSE, MANAGER

Witness Signature

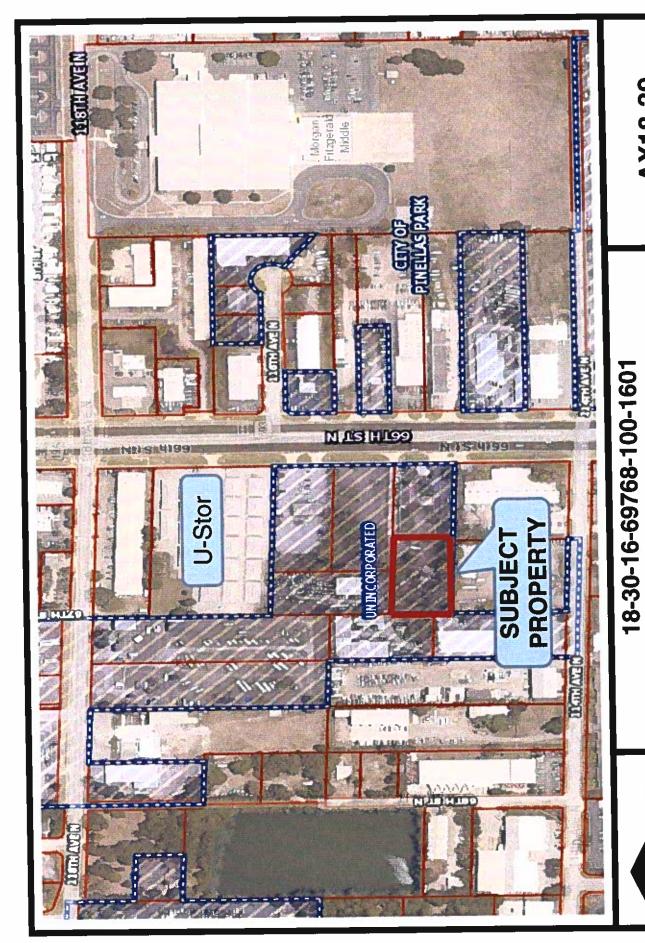
STEPLANE SCHOS

Print Name

Witness Signature

Bonnie Myers

11510 66th Street North



PINELLAS PARK

7273230888

5141 78TH AVE. • P.O. BOX 1100 **PINELLAS PARK, FL 33780-1100**

Please Respond To:

James W. Denhardt, City Attorney Lauren Christ Rubenstein, Assistant City Attorney Denhardt and Rubenstein, Attorneys at Law 2700 First Avenue North St. Petersburg, Florida 33713 (727) 327-3400 - Telephone (727) 323-0888 - Facsimile

October 23, 2018



PHONE · (727) 369-0700 FAX (727) 544-7448

Ms. Amanda Conte Community Development Division City of Pinellas Park P. O. Box 1100 Pinellas Park, Florida 33780-1100

RE: City Document #18-329

Annexation Ordinance AX18-39, JGN Properties, LLC

Dear Ms. Conte:

I have received and reviewed the above-referenced Annexation Ordinance for parcels located at 11510 66th Street. Assuming that the correct legal description is inserted in Exhibit A and that the property is in the legal name of the Petitioner, I would approve of the Ordinance as to form and correctness.

Verv/truly yours.

Jame's W. Denhardt

City Attorney

CC: Doug Lewis, City Manager

> Diane M. Corna, MMC, City Clerk Patrick Murphy, Deputy City Manager

Susan Walker, Community Services Administrator

Tom Shevlin, Interim Planning & Zoning Director

JWD/dh 18-329,10232018.LAC.AX18-39 JGN Properties Annex Ord.wpd



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City of Pinellas Park

Staff Report

File #: 18-653, Version: 1 **Agenda Date: 11/20/2018**

ORDINANCE NO. 4074. ANNEXING INTO THE CITY OF PINELLAS PARK A CERTAIN PARCEL OF LAND GENERALLY LOCATED AT 11109 66TH STREET (KRIKOR & JANICE MOURADIAN AX18-40)

PUBLIC HEARING SECOND AND FINAL READING

(Speaker - Shannon Coughlin, Economic Development Manager)

NOTE: This is a voluntary annexation of 2.26 acres MOL of contiguous commercial property located at 11109 66th Street.

C6 on 11/8/18 Council agenda.

ACTION: (Pass - Deny) Ordinance No. 4074. Public hearing second and final reading.

ORDINANCE	NO.	

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PINELLAS PARK, FLORIDA, ANNEXING INTO THE CITY OF PINELLAS PARK, FLORIDA, CERTAIN PARCELS OF LAND GENERALLY LOCATED AT 11109 66TH STREET, LEGALLY DESCRIBED AS ATTACHED HERETO IN EXHIBIT "A" AND MADE A PART HEREOF, LYING WITHIN SECTION 17, TOWNSHIP 30 SOUTH, RANGE 16 EAST, PINELLAS COUNTY, FLORIDA; PROVIDING FOR AMENDMENT OF THE LEGAL DESCRIPTION OF THE CORPORATE BOUNDARIES OF THE CITY OF PINELLAS PARK, FLORIDA; PROVIDING FOR THE ASSIGNMENT OF CITY ZONING CLASSIFICATION; PROVIDING FOR REPEAL OF ORDINANCES OR PARTS OF ORDINANCES CONFLICTING HEREWITH; PROVIDING FOR AN EFFECTIVE DATE.

(KRIKOR & JANICE MOURADIAN AX18-40)

WHEREAS, the Owners of certain parcels of land lying in an unincorporated area of Pinellas County, Florida, and contiguous to the City of Pinellas Park have petitioned City Council requesting that said land be annexed into the City of Pinellas Park, Florida; and

WHEREAS, all requirements of Florida Statutes, Chapter 171, pertaining to the voluntary annexation have been complied with.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF PINELLAS PARK, PINELLAS COUNTY, FLORIDA, AS FOLLOWS:

SECTION ONE: That the land lying in an unincorporated area of Pinellas County, Florida, and contiguous to the City of Pinellas Park, generally located at 11109 66th Street, and legally described as attached hereto in Exhibit "A" and made a part hereof, lying within Section 17, Township 30 South, Range 16 East, Pinellas County, Florida, is hereby annexed into the City of Pinellas Park.

SECTION TWO: That the legal description of the corporate boundaries of the City of Pinellas Park, Florida, is hereby amended to include the land herein annexed. The legal description of the City of Pinellas Park, Florida, contained in the City Charter, and all official City maps and other official documents shall be amended

ORDINANCE NO.

accordingly.

SECTION THREE: That the land herein annexed shall be assigned the City zoning classification of CH which is the closest compatible to the County C-3 zoning on the subject parcels at the time of annexation.

SECTION FOUR: That the City Zoning Map is hereby amended to conform to the provisions of this Ordinance.

<u>SECTION FIVE</u>: That all Ordinances or parts of Ordinances in conflict with the provisions of this Ordinance be, and they are hereby, repealed insofar as the same affects this Ordinance.

SECTION SIX: That this Ordinance shall become effective immediately upon its final passage and adoption.

DIANE M. CORNA, MMC, CITY CLERK		
ATTEST:	SANDRA L. BRADBURY, MAYO	R
APPROVED THIS	DAY OF	_, 2018
AYES: NAYS: ABSENT: ABSTAIN:		
PASSED THIS	DAY OF	_, 2018
PUBLIC HEARING	DAY OF	_, 2018
PUBLISHED MAP ONLY	DAY OF	_, 2018
PUBLISHED MAP & TITLE	DAY OF	_, 2018
FIRST READING	DAY OF	_, 2018

ORDINANCE NO.

Exhibit A AX18-40

ANNEXATION ORDINANCE LEGAL

Krikor & Janice Mouradian

Parcel: 17-30-16-69750-200-2405 Located at: 11109 66th Street

THE NORTH 1/2 OF THE SOUTH 1/2 OF FARM 24, LESS THE ROAD RIGHT OF WAY ON THE WEST, PINELLAS FARMS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 7, PAGES 4 AND 5 OF THE PUBLIC RECORDS OF HILLSBOUROGH COUNTY, FLORIDA, OF WHICH PINELLAS COUNTY WAS FORMERLY A PART, IN THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 30 SOUTH, RANGE 16 EAST, PARCEL#17/30/16/69750/200/2405.

A PARCEL CONTAINING 2.25 ACRES M.O.L.

PETITION FOR ANNEXATION TO THE CITY OF PINELLAS PARK, FLORIDA

The undersigned, being the sole OWNER ("OWNER" is used herein for singular or plural, the singular shall include the plural, and any gender shall include all genders, as context requires) of the following described real property located within Pinellas County, Florida, hereby consents and agrees to annexation of such property by the City of Pinellas Park, Florida, and further requests the City of Pinellas Park to forthwith undertake annexation proceedings to annex the said real property:

PARCEL: 17-30-16-69750-200-2405

(Located at 11109 66th Street)

THE NORTH 1/2 OF THE SOUTH 1/2 OF FARM 24, LESS THE ROAD RIGHT OF WAY ON THE WEST, PINELLAS FARMS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLATBOOK 7, PAGES 4 AND 5 OF THE PUBLIC RECORDS OF HILLSBOUROGH COUNTY, FLORIDA, OF WHICH PINELLAS COUNTY WAS FORMERLY A PART, IN THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 30 SOUTH, RANGE 16 EAST, PARCEL#17/30/16/69750/200/2405.

CONTAINING 2.26 ACRES M.O.L.

The names and addresses of the undersigned representing all of the legal owners of the above-described property are as follows:

Krikor & Janice Mouradian 6500 90th Avenue North Pinellas Park, FL 33782-4713

Witness Signature

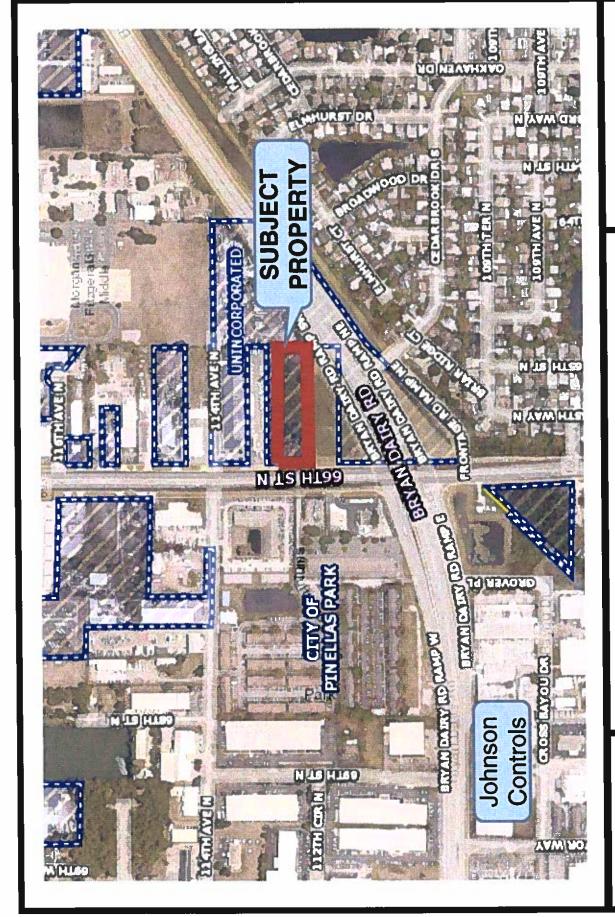
OWNERS' SIGNATURES:

KRIKOR MOURADIAN, OWNER

Witness Signature

Print Name

ANICE MOURADIAN, OWNER



17-30-16-69750-200-2405

11109 66th Street

City of PINELLAS PARK

7273230888

5141 78TH AVE. • P.O. BOX 1100 PINELLAS PARK, FL 33780-1100

Please Respond To:

James W. Denhardt, City Attorney Lauren Christ Rubenstein, Assistant City Attorney Denhardt and Rubenstein, Attorneys at Law 2700 First Avenus North St. Petersburg, Florida 33713 (727) 327-3400 - Telephone (727) 323-0888 - Facsimile

October 23, 2018

Ms. Amanda Conte Community Development Division City of Pinellas Park P. O. Box 1100 Pinellas Park, Florida 33780-1100

RE: City Document #18-331

Annexation Ordinance AX18-34. Mouradian

Dear Ms. Conte:

I have received and reviewed the above-referenced Annexation Ordinance. Assuming that the correct legal description is inserted in Exhibit A and that the property is in the legal name of the Petitioner, I would approve of the Annexation Ordinance as to form and correctness.

Very trub

Jame's W. Denhardt

City Attorney

Doug Lewis, City Manager CC:

> Diane M. Corna, MMC, City Clerk Patrick Murphy, Deputy City Manager

Susan Walker, Community Services Administrator Tom Shevlin, Interim Planning & Zoning Director

JWD/dh 18-321 10232019 LAC,AX19-40 Mouredian Ord.wpd





PHONE

(727) 369-0700

FAX

· (727) 544-7448



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City of Pinellas Park

Staff Report

File #: 18-657, Version: 1 **Agenda Date: 11/20/2018**

ORDINANCE NO. 4075. AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PINELLAS PARK, FLORIDA, ADOPTING AN AMENDED MASTER PLAN CONTROLLING DEVELOPMENT OF A RESIDENTIAL PLANNED UNIT DEVELOPMENT (RPUD) WITH UNDERLYING R-6 (MULTI -FAMILY RESIDENTIAL/COMMERCIAL) ZONING ON A CERTAIN PARCEL OF LAND GENERALLY LOCATED AT 4190 78TH AVENUE AND MORE PARTICULARLY DESCRIBED IN EXHIBIT "A" WHICH IS ATTACHED HERETO AND MADE A PART THEREOF; ADOPTING A REVISED MASTER PLAN AND SUPPORTING DOCUMENTATION FOR THE DEVELOPMENT OF A 21 LOT SINGLE FAMILY ATTACHED SUBDIVISION; IMPOSING CONDITIONS OF **DEVELOPMENT**; **CERTIFYING CONSISTENCY WITH** THE CITY'S **ADOPTED** COMPREHENSIVE PLAN; PROVIDING FOR REPEAL OF ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH TO THE EXTENT OF SUCH CONFLICT; PROVIDING FOR AN EFFECTIVE DATE - (PUD 2018-2R, NINETEEN60 CAPTIAL FUND, LLC)

PUBLIC HEARING SECOND AND FINAL READING (QUASI-JUDICIAL)

(Speaker - Erica Lindquist - Planning and Development Review Manager)

NOTE: In April 2018, City Council approved the adoption of a Master Plan for a Residential Planned Unit Development (RPUD) for the development of 21 single family attached townhomes. requesting a minor amendment to the Master Site Plan with a variance to reduce the rear (east) setback from 15 feet to 12.5 feet to allow for perpendicular 2 foot wall extensions. The 2 foot wall extensions are necessary to meet fire code to allow for the installation of sliding glass patio doors on the rear walls of the units.

C7 on 11/8/18 Council agenda.

ACTION: (Pass - Deny) Ordinance No. 4075. Public hearing second and final reading - quasi-judicial.

Case Number: PUD 2018-2R Owner: Nineteen60 Capital Fund LLC

City Council (First Reading): November 8, 2018 Agent: Brian Barker, PE (Deuel & Associates)

City Council (Public Hearing): November 20, 2018

I. GENERAL INFORMATION

A. Request: A minor amendment to a Master Site Plan for a Residential Planned

Unit Development (RPUD) overlay with underlying R-6 (Multi-family Residential/Commercial) Zoning for the development of single family attached townhomes and a variance to reduce the rear (east) setback from 15 feet to 12.5 feet to allow for perpendicular 2

foot wall extensions.

B. Proposed Use: The 2 foot wall extensions are necessary to meet fire code to allow

for the installation of sliding glass patio doors on the rear walls of

the units.

C. Location: 4190 78th Ave (Located on 42nd Lane between 76th Ave and 78th

Ave)

D. Site Area: 1.4 acres (M.O.L.)

E. Land Use Designation: CRD (Community Redevelopment District)

Zoning Classification: RPUD (Residential Planned Unit Development) overlay with

underlying R-6 (Multi-family Residential/Commercial) Zoning

F. Public Notification: November 5, 2018

G. Legal Advertising: November 5, 2018

H. Legal Description:

THE EAST 100 FEET OF THE WEST 410.5 FEET OF THE NORTH ½ OF THE NORTHEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 30 SOUTH, RANGE 16 EAST, PINELLAS COUNTY, FLORIDA, LESS 33 FEET OF THE NORTH END AND LESS 20 FEET OF THE SOUTH END FOR PUBLIC STREET PURPOSES ABOVE RECORDED TRACT OTHERWISE KNOWN AS LOT 18, BLOCK 2, ACCORDING TO THE UNRECORDED PLAT OF THE HAINES ROAD FARMS.

II. SITE AND VICINITY CHARACTERISTICS

A. Zoning/Development History:

In April 2018, City Council approved the adoption of a Master Plan for an RPUD (Residential Planned Unit Development) for the development of 21 single family attached townhomes. The following items were approved concurrently:

- 1. Conditional Use to allow up to 15 dwelling units per acre;
- 2. Variance to create a substandard private right-of-way (a 20 foot wide one-way road running north to south in front of the townhomes);
- 3. Waiver to the requirement for sidewalks on both sides of the road to allow for a sidewalk on the east side only;
- 4. Variance to reduce minimum lot frontage on the private road from 40 feet to 18 feet;
- 5. Variance to reduce minimum lot width in the R-6 Zoning District from 100 feet to 18 feet;
- 6. Variance to increase maximum block length from 600 feet to 600.73 feet;
- 7. Variance to reduce minimum block width from two tiers of lots to one:
- 8. Variance to intersection design standards for a local street intersecting with a collector street;
- 9. Variance to improvements to an abutting right-of-way (78th Avenue); and
- 10. Variance to building design standards for staggering of building facades.

In addition, the amended Master Site Plan adopted by City Council in April 2018 included a proposed rear (east) setback of 15 feet, which was less than the 20 foot required setback.

B. Site Characteristics:

The site is a rectangular shaped parcel with frontage on 76th and 78th Avenues. A permit application was submitted by the developer in September 2018 for site work including grading, stormwater management, landscaping, and utilities.

C. Vicinity Characteristics:

AREA	ZONING	LAND USE	EXISTING CONDITIONS
NORTH	R-1	RU	Single family dwellings
SOUTH	B-1	CRD	Public Storage
EAST	R-6	CRD	Sawgrass apartments
WEST	R-6	CRD	Vacant, previously a day care center

D. Essential Services Summary:

Planning & Zoning Director:

No objection

Building Development Director:

No objection

Life Safety Management:

No objection/Comment

Request approved. All development to comply with the Florida Fire Prevention Code.

Police Department Crime Prevention Officer:

No objection

Public Works Divisions:

Public Works Administrator:

No objection

Construction Services Director:

No objection

Utilities Director:

No objection

Transportation & Stormwater Director:

No objection

PPWMD Executive Director:

No objection

Pinellas County Schools:

No response received

CRA Coordinator:

No objection

Community Development Administrator:

(U) 10/29/10

III. MASTER PLAN REVIEW

(Only one aspect of Master Plan Review is relevant for the requested amendment.)

Sufficiency of setbacks, screens, buffers and general amenities to preserve internal and external harmony and compatibility with uses inside and outside the proposed development and to control adverse effects of noise, lights, dust, fumes, and other nuisances.

<u>Analysis</u>: The applicant proposes to reduce the rear (east) setback from 15 feet to 12.5 feet to allow for construction of perpendicular 2 foot wall extensions. The 2 foot wall extensions are necessary to meet fire code to allow for the installation of sliding glass patio doors on the rear walls of the units.

IV. MOTION

After reviewing the amended Master Plan, I move to APPROVE/DENY Case No. PUD 2018-2R for the acceptance of a minor amendment to the Master Plan within an RPUD (Residential Planned Unit Development) with underlying R-6 Multi-family Residential/Commercial Zoning to reduce the rear (east) setback from 15 feet to 12.5 feet to allow for perpendicular 2 foot wall extensions, subject to the following condition:

1. All previous conditions of the Master Site Plan, Conditional Uses, Variances, and Waivers approved for PUD 2018-2 shall remain in full force and effect.

ORDINANCE	NO.	

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PINELLAS PARK, FLORIDA, ADOPTING AN AMENDED MASTER PLAN CONTROLLING DEVELOPMENT OF A RESIDENTIAL PLANNED UNIT DEVELOPMENT (RPUD) WITH UNDERLYING R-6 (Multi-family Residential/Commercial) ZONING ON A CERTAIN PARCEL OF LAND GENERALLY LOCATED AT 4190 78TH AVENUE AND MORE PARTICULARLY DESCRIBED IN **EXHIBIT "A"** WHICH IS ATTACHED HERETO AND MADE A PART THEREOF; ADOPTING A REVISED MASTER PLAN AND SUPPORTING DOCUMENTATION FOR THE DEVELOPMENT OF A 21-LOT SINGLE FAMILY ATTACHED SUBDIVISION; IMPOSING CONDITIONS OF DEVELOPMENT; CERTIFYING CONSISTENCY WITH THE CITY'S ADOPTED COMPREHENSIVE PLAN; PROVIDING FOR REPEAL OF ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH TO THE EXTENT OF SUCH CONFLICT; PROVIDING FOR AN EFFECTIVE DATE. (PUD 2018-2R, Nineteen60 Capital Fund, LLC)

WHEREAS, the City Council reviewed Case No. PUD 2008-1 and adopted Ordinance No. 3613 on March 27, 2008, adopting a Residential Planned Unit Development (RPUD) and a supporting Master Site Plan on a property being 1.401 acres (MOL) in size and generally located at 4190 78th Avenue;

WHEREAS, the City Council reviewed Case No. PUD 2018-2 and adopted Ordinance No. 4060 on April 12, 2018, adopting an amended Master Site Plan controlling development of a Residential Planned Unit Development (RPUD) on a property being 1.401 acres (MOL) in size and generally located at 4190 78th Avenue and has received a revised Master Site Plan for review;

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF PINELLAS PARK, PINELLAS COUNTY, FLORIDA, AS FOLLOWS:

SECTION ONE: That the attached revised Master Plan, last revised on May 15, 2018, is hereby adopted as the Master Plan for the purpose of controlling development on the 1.401 acres MOL parcel of land generally located at 4190 78th Avenue and more particularly described as follows:

THOSE PARCELS LEGALLY DESCRIBED IN **EXHIBIT "A"** WHICH IS ATTACHED HERETO AND MADE A PART HEREOF.

SECTION TWO: That the following attached Exhibit "B" shall be controlling as to the development of said RPUD, and is adopted as part of this ordinance as:

EXHIBIT "B" - MASTER PLAN

and, that the following conditions of approval be adopted:

Development controls are established through the development order, consisting of the application, staff report and preliminary and final site plans, along with any accompanying text or graphics that constitute land development regulations applicable to the subject site. The submitted site plan, prepared by Deuel Associates, last revised on May 15, 2018, and as may be directed by City Council to revise as a result of their review, shall be accepted as the controlling site plan for the development. All regulations not addressed in the site plan and supporting documentation shall default to Code in effect at the time of the "RPUD" Residential Planned Unit Development adoption.

SECTION THREE: That the City Council does hereby certify that this Ordinance is consistent with the City's Comprehensive Plan and elements thereof adopted pursuant to the Local Government Comprehensive Planning and Land Development Regulation Act.

SECTION FOUR: That this Ordinance shall become effective immediately upon its final passage and adoption.

SECTION FIVE: That all Ordinar	nces, or parts of Ord	inances
in conflict with the provisions of	this Ordinance be, as	nd they
are hereby repealed insofar as the sa	ame affect this Ordina	ince.
FIRST READING THE DAY OF		20
PUBLISHED THE DAY OF		20
PUBLIC HEARING THE DAY OF		20
PASSED THIS DAY OF	, 20	
AYES:		
NAYES:		
ABSENT:		
ABSTAIN:		
APPROVED THIS DAY OF		20
	Sandra L. Bradbury	
	MAYOR	
ATTEST:		
Diane M. Corna, MMC		
CITY CLERK		

Exhibit "A"

THE EAST 100 FEET OF THE WEST 410.5 FEET OF THE NORTH ½ OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 30 SOUTH, RANGE 16 EAST, PINELLAS COUNTY FLORIDA, LESS 33 FEET OF THE NORTH END AND LESS 20 FEET OF THE SOUTH END FOR PUBLIC STREET PURPOSES ABOVE RECORDED TRACT OTHERWISE KNOWN AS LOT 18, BLOCK 2, ACCORDING TO THE UNRECORDED PLAT OF THE HAINES ROAD FARMS.

EXHIBIT "B"

MASTER SITE PLAN (prepared by Deuel & Associates, last revised on May 15, 2018)

- 5 - ORDINANCE NO. _____

PINELLAS PARK

5141 78TH AVE. • P.O. BOX 1100 PINELLAS PARK, FL 33780-1100

Please Respond To:

James W. Denhardt, City Attorney Lauren Christ Rubenstein, Assistant City Attorney Denhardt and Rubenstein, Attorneys at Law 2700 First Avenue North St. Petersburg, Florida 33713 (727) 327-3400 - Telephone (727) 323-0888 - Facsimile

October 29, 2018

Ms. Erica Lindquist
Planning and Zoning Coordinator
City of Pinellas Park
P. O. Box 1100
Pinellas Park, Florida 33780-1100

RE: City Document #18-333 Ordinance for PUD 2018-2R

Dear Ms. Lindquist:

I have received and reviewed the above-referenced Ordinance. I would approve of the Ordinance as to form and correctness.

Very truly yours,

James W. Denhardt

City Attorney

cc: Doug Lewis, City Manager

Diane M. Corna, MMC, City Clerk Patrick Murphy, Asst. City Manager

Susan Walker, Community Development Administrator

JWD/dh 18-333.10292018.LEL.PUD2018-2R Ord,wpd



FLORIDA

PHONE

• (727) 369-0700

FAX

• (727) 544-7448

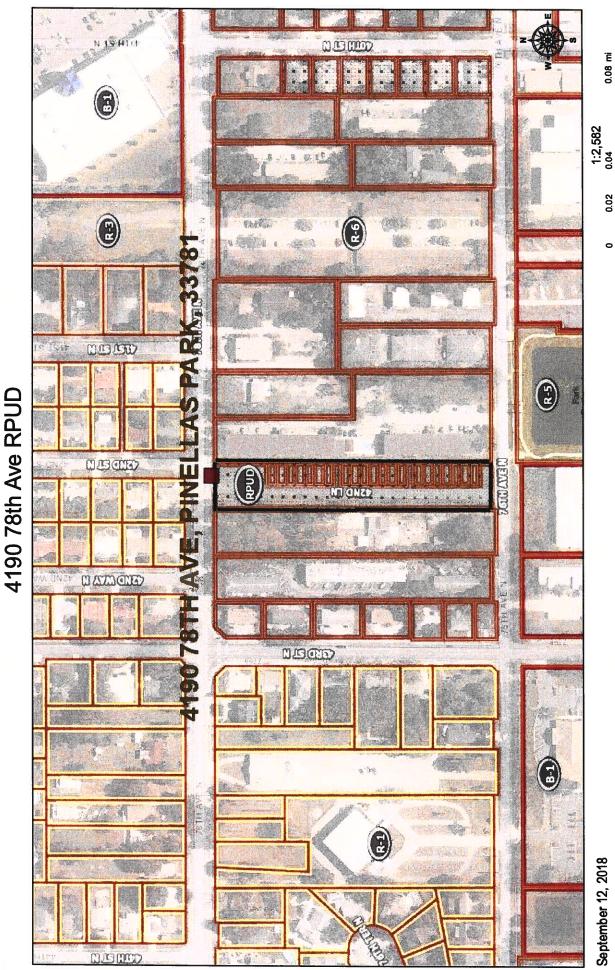
City of Pinellas Park, Jason A Griffin, Kewin Marlow Sources; Earl, HERE, Camin, Intermep, Increment P Corp., GEBCO, USGS, SCO, PPS, MRCAN, GedBase, IGN, Kedaster NL, Cridance Suvey, Earl Japen, METI, Esi China (Hong Kong), swisstopo, © OpenStreetMap

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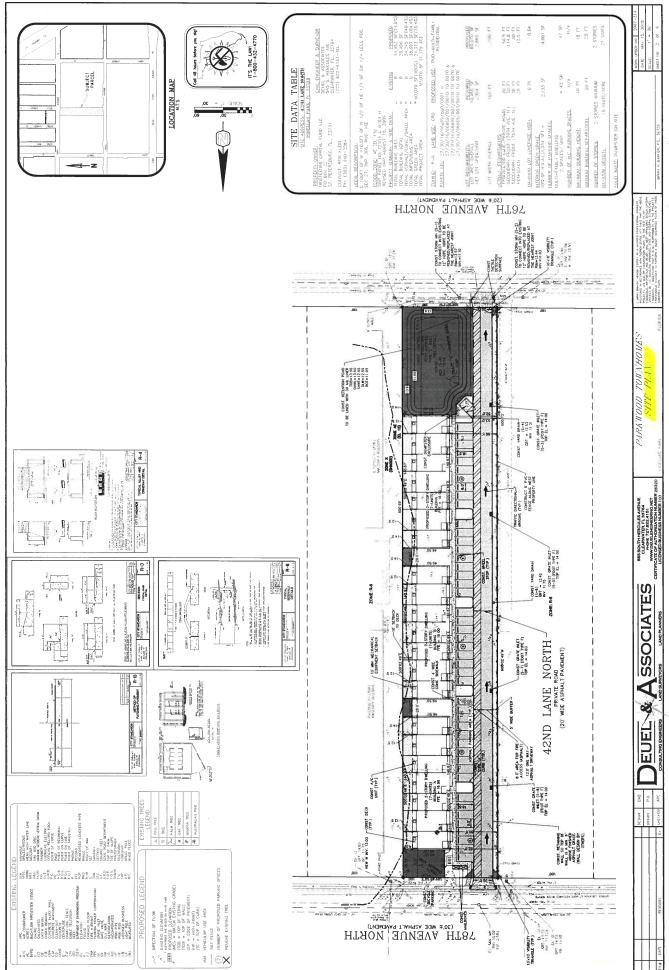
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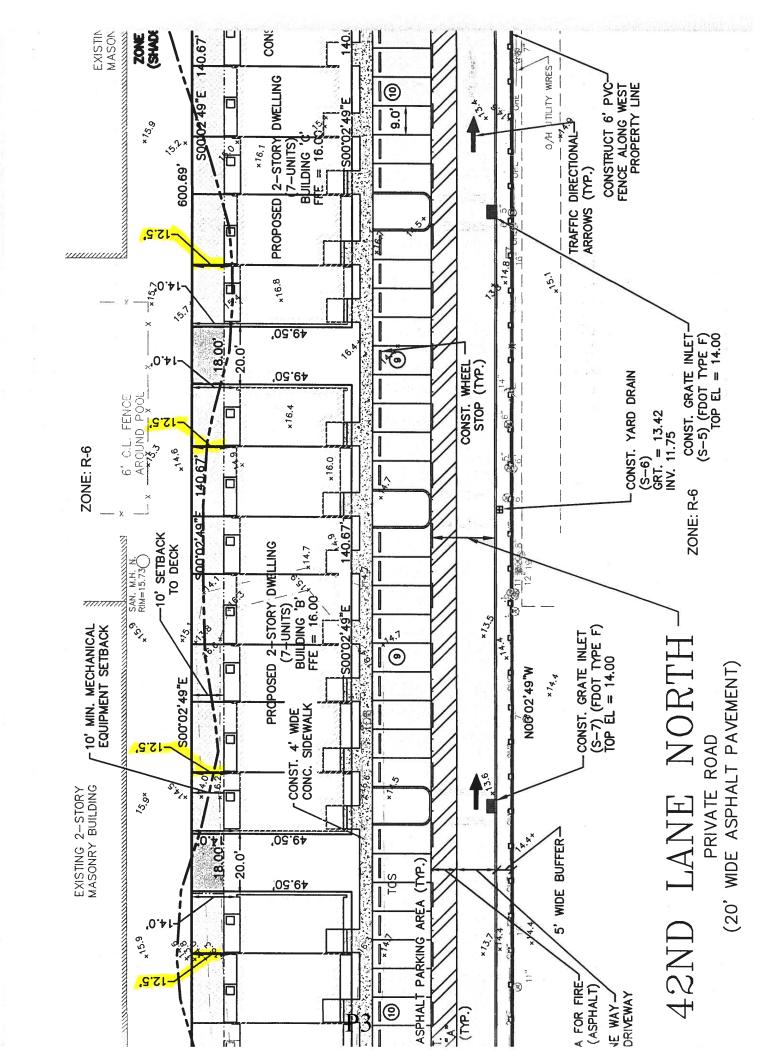


September 12, 2018

Centerlines

Private Roads





City of Pinellas Park. Florida APPLICATION FOR PLANNED UNIT DEVELOPMENT (PUD)

FOR OFFICE USE ONLY
CASE # PUD 2018-2R PZ MEETING: NA C/CRA MEETING: 10.11.18 COUNCI
PLAT SHEET: F-4 RELATED CASES: 2018-2 RECEIPT NUMBER: 243176
ZONING DISTRICT: RPUD LAND USE DESIGNATION: CRD DATE RECEIVED: 96/2018
REQUEST AND PROPERTY INFORMATION
REQUEST: Minor Amendment to Residential Planned Unit Development (RPUD) located at 4190 78th Avenue,
See attached Minor Amendment Request and Property Information Narrative
GENERAL LOCATION OF PROPERTY OR ADDRESS: Subject property is located west of Parkwood Townhomes community or
42nd Lane N. (Private Road) between 76th Avenue N. and 78th Avenue N. in Pinellas Park [4190 - 78th Avenue]
PROPERTY SIZE (Acreage or Square Feet): 1.40 Acres
CURRENT USE, NUMBER AND TYPE OF BUILDINGS: Condo Common Area - Open/Green Space (939) + Vacant PUD (0033)
27-30-16-66869-000-0001 + 27-30-16-66869-001-0010 to 0070 +
PARCEL NUMBER(S): 27-30-16-66869-002-0010 to 0070 + 27-30-16-66869-003-0010 to 0070
LEGAL DESCRIPTION: LOT, BLOCK, SUBDIVISION
OR METES AND BOUNDS DESCRIPTION (attach if lengthy): Please refer to the Site Plan submitted.

PROPERTY OWNER: Nineteen60 Capital Fund LLC PHONE: (303) 960-2284
ADDRESS/CITY/ZIP: P.O. Box 22, St. Petersburg, Florida 33731
AUTHORIZED AGENT: Brian A. Barker, PE [Deuel & Associates] PHONE: (727) 822-4151
ADDRESS/CITY/ZIP: 565 S. Hercules Avenue, Clearwater, Florida 33764
OTHER REPRESENTATIVE:PHONE: ()
ADDRESS/CITY/ZIP:

City of Pinellas Park, Florida
Application for Minor Amendment of Planned Unit Development (PUD)
Parkwood Townhomes PUD



MINOR AMENDMENT REQUEST:

The minor amendment request is to reduce the rear yard setback from 15.0-feet to 12.5-feet to allow for construction of perpendicular 2-foot wall extensions. The east facing walls will meet a minimum of 14.0 foot setback from the east property line. The 2-foot perpendicular wall extensions allow for the construction of sliding glass doors at the rear of the units that would otherwise not be allowed to be installed due to fire code restrictions.

Owner / Applicant: Ninteen60 Capital Fund LLC
Parcel Numbers: 27-30-16-66869-000-0001 +

27-30-16-66869-001-0010 to 0070 + 27-30-16-66869-002-0010 to 0070 + 27-30-16-66869-003-0010 to 0070

AFFIDAVIT OF OWNERSHIP

STATE OF FLORIDA - COUNTY OF PINELLAS:

NAME OF ALL PROPERTY OWNERS,	being first duly swom,	depose(s) and say(s)
------------------------------	------------------------	----------------------

NAME OF A	ALL PROPERTY OWNERS, being first duly swom, depose(s) and say(s):
	Ninetten60 Capital Fund LLC
1.	That (I am/we are) the owner(s) and record title holder(s) of the following described property, to wit:
	ADDRESS OR GENERAL LOCATION: Pinellas County Parcel Numbers: 27-30-16-66869-000-0001 + 27-30-16-66869-001-0010 to 0070 + 27-30-16-66869-002-0010 to 0070 + 27-30-16-66869-003-0010 to 0070
	LEGAL DESCRIPTION OF PROPERTY. Type legal directly on this sheet. If too lengthy, type on separate sheet titled "Exhibit A" and attach: See attached "Exhibit A"
2.	That this property constitutes the property for which an application is being made to the City of Pinellas Park, Florida (NATURE OF REQUEST): Minor Amendment to Residential Planned Unit Development (RPUD) located at 4190 78th Avenue,
	Pinellas Park, FL to reduce the Rear [East] Setback from 15-feet to 12.5-feet [see attached Request]
3.	That the undersigned (has/have) appointed and (does/do) appoint Brian Barker, Deuel & Assoc. as (his/their) agent(s) to execute any petitions or other documents necessary to affect such application.
4.	That this affidavit has been executed to induce the City of Pinellas Park, Florida, to consider and act on the above described property; to include City representatives to enter upo property to make inspections as are necessary to visualize site conditions and/or determine compatibility.
	Ronald Kloin Mallon Signed (PROPERTY OWNER)
STATE OF	FLORIDA The foregoing instrument was acknowledged before meith's 25 th Day of clausary 2018 (Date)
RY PUBLIC	Ryan McDermott By Ronald Klein Planne of person actinity beging and little of positions
OF FLORIO	My Commission Expires 08/25/2020 is personally known to me or who has produced <u>Colls radio State Driver License</u> Type of identification and who did (did not) take an oath.
	(SEAL ABOVE)

PUD.APL - Revised 1993, 6/994, 11/05, 7/08, 2/11, 5/15

Ryan McDermott

City of Pinellas Park, Florida Minor Amendment Request for Planned Unit Development (PUD) Parkwood Townhomes PUD

Ехнівіт "А"

THE EAST 100 FEET OF THE WEST 410.5 FEET OF THE NORTH ½ OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 30 SOUTH, RANGE 16 EAST, PINELLAS COUNTY FLORIDA, LESS 33 FEET OF THE NORTH END AND LESS 20 FEET OF THE SOUTH END FOR PUBLIC STREET PURPOSES ABOVE RECORDED TRACT OTHERWISE KNOWN AS LOT 18, BLOCK 2, ACCORDING TO THE UNRECORDED PLAT OF THE HAINES ROAD FARMS.

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City of Pinellas Park

Staff Report

File #: 18-674, Version: 1 Agenda Date: 11/20/2018

CONSIDERATION OF A PROPOSED DIVISION OF A LOT OF RECORD INTO TWO SUBSTANDARD LOTS WITH VARIANCES TO LOT WIDTH, LOT DEPTH, AND LOT AREA; A VARIANCE TO THE SUBDIVISION DENSITY REQUIREMENT; AND A WAIVER TO THE SETBACK FOR A LOT ADJACENT TO A RIGHT-OF-WAY OF INSUFFICIENT WIDTH IN THE T-1 MOBILE HOME SUBDIVISION ZONING DISTRICT - (MS 2019-1/MS 2019-5/VAR 2019-1, Marko Melojevic)

PUBLIC HEARING FIRST AND FINAL READING (QUASI- JUDICIAL)

(Speaker - Erica Lindquist, Planning & Development Review Manager)

NOTE: The applicant proposes a Division of a Lot of Record for a parcel of land in the T-1 (Mobile Home Subdivision) Zoning District into two substandard 52' x 80' lots with a waiver to the required setback for a Lot Adjacent to a Right-of-Way of Insufficient Width to allow a 20' front yard setback. The Land Use is RLM (Residential Low Medium), which allows a density of up to 10 dwelling units per acre. The proposed density is 10.47 dwelling units per acre.

ACTION: (Approve - Deny) MS 2019-1/MS 2019-5/VAR 2019-1, the Division of a Lot of Record into two substandard 52' x 80' lots with a variance to the density requirement and a waiver to the required setback for a Lot Adjacent to a Right-of-Way of Insufficient Width to allow a 20' front yard setback. Public hearing first and final reading - quasi-judicial

CASE NUMBER: MS 2019-1 / MS 2019-5/ VAR 2019-1

HEARING DATE: CC: November 20, 2018

OWNER: Marko Milojevic AGENT: Joseph Chavez

I. GENERAL INFORMATION

A. Request:

A proposed Division of a Lot of Record into two substandard lots, with variances to lot width, lot depth, and lot area; a variance to the subdivision density requirement; and a waiver to the setback for a lot adjacent to a right-of-way of insufficient width.

B. Proposed use: Subdivision of vacant parcel

C. Location: 82nd Avenue, West of 60th Street

D. Site Area: 0.2 Acre (M.O.L.)

E. Land Use Plan Designation: RLM (Residential Low Medium)

Zoning Classification: T-1 (Mobile Home Subdivision)

F. Public Notification: October 26, 2018

G. Legal Advertising: October 26, 2018

H. Legal Description:

EVANS SUB NO. 1 S 80FT OF W 104FT OF RANCH F

11. SITE AND VICINITY CHARACTERISTICS

Α. Development History:

The subject property was platted in 1923 as the west 104 feet of Ranch "F," less the north 15 feet of Evans Subdivision No. 1 as recorded in the Official Record Book 6, page 30, according to Pinellas County records. In 1991, permit # 1991-1514 was issued for the demolition of a wood frame mobile home. A new mobile home and fence were installed in 1991 under permit # 1991-1660 and 1991-1792 respectively. The lot is now vacant with no record of a demolition permit for the mobile home.

B. Site Characteristics:

At the time of this submittal, the subject parcel is vacant. The parcel is located on 82nd Avenue, which is a collector road. The surrounding parcels vary in size and shape.

C. Vicinity Characteristics:

AREA	LAND USE PLAN MAP	ZONING	EXISTING CONDITIONS
NORTH	RLM	T-1	Mobile Homes
SOUTH	RLM	T-1	Mobile Homes and Single Family Homes
EAST	RLM	T-1	Mobile Homes and Single Family Homes
WEST	RLM	T-1	Mobile Homes and Single Family Homes

D. **Essential Services Summary:**

Interim Planning & Development Services Director: Objection/Comments Approval will set a precedent. Neighborhood is developed to the south with lots of a similar size as proposed lots. Lots to the north, west, and east are larger.

Building Division Director:

No objection/Comments Building has no concerns other than the construction of SFR to meet the requirements of the

Florida Building Code.

Life Safety Management:

No objection

Police Department Crime Prevention Officer:

No objection

Neighborhood Services Division Director:

No objection/Comments

We performed a site inspection and reviewed the plan for ESR Case No.: MS 2019-1/VAR 2019-1 on October 10, 2018 under CE Case# 2018-2851 and found no violations at this time.

Public Works Divisions:

Public Works Administrator:

No objection

Engineering Services Director:

No objection/Comments

There will be an additional 10' setback due to insufficient right of way width per Section 18-1503.8.

Utilities Division Director:
Transportation & Stormwater Director:
PPWMD Executive Director:

No objection No objection No objection

Community Development Administrator:

E. Applicable Codes:

ARTICLE 1

SECTION 18-108.1. - GENERAL REQUIREMENTS.

(A) Where topographical, technical, preservation or other conditions peculiar to this site exist; and where strict adherence to this code would cause unnecessary hardship, or where the City wishes to encourage a different development pattern or subdivision design, the City Council may authorize a variance or modification. (Ord. No. 2501, 9-10-1998)

The City Council may not grant a variance to the Subdivision Code which would also create a variance to density (residential dwelling units, transient units, or residential equivalent beds). (Ord. No. 626, 2-22-1973; Ord. No. 1382, 4-26-1984; Ord. No. 2216, 9-27-1993; Ord. No. 2501, 9-10-1998)

Analysis: The subject parcel is located in the "T-1" Mobile Home Subdivision Zoning District, which allows for development of single family dwellings at a maximum allowable density of 8.7 dwelling units per net acre. The Land Use is RLM – Residential Low Medium, which allows a density of up to 10 dwelling units per net acre. The proposed density is 10.47, which is greater than the Land Use allows. The applicant proposes two substandard parcels, each measuring 52' x 80'. There are surrounding parcels to the south that measure 52' X 80'.

- (B) Any request for a variance to the provisions of this Section shall be submitted in writing to the Planning & Development Services Division. (Ord. No. 2501, 9-10-1998)
 - <u>Analysis</u>: The applicant has submitted an application to request a variance to the Subdivision Code and proposes to develop the lots with moderate sized single family dwellings. The "T-1" Mobile Home Subdivision regulations has a minimum floor area of 800 square feet.
- (C) In determining whether variances should be wholly or partially granted, City Council shall consider the following criteria: character of the immediately surrounding development; size of the parent parcel; configuration and natural features of the land to be developed; adequacy of off-site improvements; traffic impacts; and nature of the proposed development. (Ord. No. 2501, 9-10-1998)

<u>Analysis</u>: The character of the immediate neighborhood consists of mobile homes and single family dwellings. According to Article 1 of the Subdivision Code, Section 108, City Council may not grant a variance to the Subdivision Code which would also create a variance to density. However, there are lots zoned for mobile homes to the south which have the same dimensions as the requested lots.

ARTICLE 15

SECTION 18-1503.5. - DIVISION OF LOTS/UNITY OF TITLE DOCUMENTS.

- (B) The City may require owners of developed lots comprising: 1) more than one (1) lot of record; or 2) one (1) lot of record large enough to be subdivided in compliance with minimum required lot area and dimensions of this Article, to execute a "Lot Line Adjustment" or "Unity of Title" document pursuant to Section 18-101.5 of the Land Development Code, which shall be recorded through the City Clerk's Office. This shall be required when the City Manager determines it to be necessary in order to ensure that the lot(s) shall not subsequently be subdivided, transferred, conveyed or sold in any manner that creates or exacerbates a violation of the provisions of this Article.
- (C) The recorded document required above shall stipulate that a lot or lots shall be held under single ownership, shall not be eligible for further subdivision and shall not be transferred, conveyed, sold or divided in any unit other than in its entirety. If a lot or lots are controlled by a Unity of Title, the City Manager may release the Unity of Title for justified cause. In any case where a waiver or variance, other than an administrative variance, of any provision of Chapter 18 would be necessary prior to release of the Unity of Title, then City Council shall approve or deny the release of the recorded Unity of Title. Lot(s) that are controlled by a Unity of Title document may be subdivided if the Unity of title is released and all requirements of this Article are met. (Ord. No. 3748, § 3, 10-28-2010)

<u>SECTION 18-1503.8. - MEASUREMENTS OF YARD SETBACKS ON LOTS ADJACENT TO RIGHTS-OF-WAY OF INSUFFICIENT WIDTH.</u>

- (A) In any case where a proposed or existing lot abuts a planned or existing right-of-way which does not yet have the full dedicated right-of-way width as presented in Article 1, Subdivision Code, the Comprehensive Plan, a City Thoroughfare Plan, or as required by another governmental agency having jurisdiction over the right-of-way, the yard setbacks for such properties for all improvements, including but not limited to buildings, structures, signs, landscaping, drainage ponds, and buffers, shall be measured from the ultimate right-of-way lines. This requirement shall not apply to developed parcels on existing local streets where the Future Traffic Circulation Plan does not indicate a change of functional classification to a higher classification that also requires a greater right-of-way width and the requirements of Section 18-105.5(A), (C) and (D) do not apply.
- (B) An applicant may request a waiver of a City right-of-way width requirement by making written application for a waiver to the City Council. The City Council shall grant or deny the application based on the following factors:
 - 1. The impact that the applicant's proposal would have on the existing and proposed right-ofway in the area;
 - 2. The location of the applicant's property;
 - 3. Traffic patterns in the area;
 - 4. The character and age of the neighborhood; and
 - 5. Any other factor that is relevant and material to the waiver request.

In granting such waivers, the City Council shall find that such waiver will not be contrary to the public interest and may prescribe appropriate conditions and safeguards. A violation of such conditions and safeguards shall be deemed a violation of this Article.

<u>Analysis</u>: According to Article 15, Section 18-1503.8, an additional 10' front yard setback is required for the property. The subject parcel is located on 82nd Avenue, which is a collector road and has a required width of 80'. The actual width of 82nd Avenue is 60'. The measurement for the front yard setback is taken from the actual right of way line; the front yard setback should be 30' per Code.

This requirement would create a block face inconsistent with the existing subdivision development. The buildable area would be reduced significantly due to these requirements, which may make reasonable development impossible. The applicant has requested a waiver to this requirement in order to maintain a front yard setback of 20'; the rear yard setback would remain at 15 feet and the side yard setback would remain at 5 feet.

SECTION 18-1537.1. - BOARD OF ADJUSTMENT.

- (D) The City may grant variances from the following provisions of this Article:
 - 1. Height.
 - Area requirements, including but not limited to those for open space, pervious area, lot coverage, and dwelling size. Variances may be granted for lot dimensions provided minimum area requirements are maintained.
 - 3. Required quantities, including but not limited to, required landscape materials, parking spaces, vehicular stacking and loading spaces, and signs.
 - 4. Required (including minimum or maximum) dimensions, separations and locations.

III. <u>SECTION 18-1503.5. - DIVISION OF LOTS/UNITY OF TITLE DOCUMENTS.</u> (MS 2019-1)

- (B) The City may require owners of developed lots comprising: 1) more than one (1) lot of record; or 2) one (1) lot of record large enough to be subdivided in compliance with minimum required lot area and dimensions of this Article, to execute a "Lot Line Adjustment" or "Unity of Title" document pursuant to Section 18-101.5 of the Land Development Code, which shall be recorded through the City Clerk's Office. This shall be required when the City Manager determines it to be necessary in order to ensure that the lot(s) shall not subsequently be subdivided, transferred, conveyed or sold in any manner that creates or exacerbates a violation of the provisions of this Article.
- (C) The recorded document required above shall stipulate that a lot or lots shall be held under single ownership, shall not be eligible for further subdivision and shall not be transferred, conveyed, sold or divided in any unit other than in its entirety. If a lot or lots are controlled by a Unity of Title, the City Manager may release the Unity of Title for justified cause. In any case where a waiver or variance, other than an administrative variance, of any provision of Chapter 18 would be necessary prior to release of the Unity of Title, then City Council shall approve or deny the release of the recorded Unity of Title. Lot(s) that are controlled by a Unity of Title document may be subdivided if the Unity of title is released and all requirements of this Article are met.

<u>Analysis</u>: The applicant submitted an application to subdivide a parcel of land in the T-1 Mobile Home Subdivision Zoning District. The parcel is not large enough to meet minimum area requirements, minimum lot width, or minimum lot depth if subdivided.

IV. ANALYSIS OF VARIANCE CRITERIA (VAR 2019-1)

Character of the immediately surrounding development.

<u>Analysis</u>: The subject parcel is located in the T-1 Mobile Home Subdivision Zoning District, which allows for development of single family dwellings at a maximum allowable density of 8.7 dwelling units per net acre. The Land Use is RLM – Residential Low Medium, which allows a density of up to 10 dwelling units per net acre. The proposed density is 10.47, which is greater than the Land Use allows.

B. Size of the parent parcel

<u>Analysis</u>: The subject parcel is a lot of record 104' x 80' or 8,320 square feet. Currently, the existing lot depth does not meet the minimum requirement of 90 feet. Because the applicant proposes a lot width of 52 feet, the minimum lot area per Code would not be met. Two substandard lots, each 52' X 80' or 4,160 square feet, would be created. Several properties in the Evans Subdivision to the south are also 52' in width. The proposed lot width would be consistent with these properties.

The Land Development Code allows variances to lot width and depth, but does not allow variances to the required minimum lot area. According to Article 15, Section 18-1537-1, "Variances may be granted for lot dimensions provided minimum area requirements are maintained."

C. Configuration and natural features of the land to be developed

Analysis: The current parcel is 104' x 80'. Surrounding properties vary in size and shape.

D. Adequacy of off-site improvements

<u>Analysis</u>: The offsite improvements are adequate.

E. Traffic impacts

<u>Analysis</u>: There will be no significant traffic impacts.

F. Nature of the proposed development

<u>Analysis</u>: The nature of the proposed development would be consistent with the surrounding properties.

V. DEVELOPMENT CONSIDERATIONS

- 1. Section 18-1537.4(A) of the Land Development Code requires building permits to be obtained within one (1) year of the date the variance is granted.
- 2. All previously recorded easements remain in effect.
- 3. All other T-1 Mobile Home Subdivision Zoning District regulations must be maintained.

VI. MOTION

After review of Case No. MS 2019-1/MS 2019-5/VAR 2019-1, the variance criteria established in the Land Development Code, and the corresponding Findings of Fact identified in the staff report, I move to (Approve/Deny/Approve with Conditions) the Division of a Lot of Record into two substandard 52' x 80' lots with a waiver to the required setback for a Lot Adjacent to a Right-of-Way of Insufficient Width to allow a 20' front yard setback.

City of Pinellas Park, Florida APPLICATION FOR MISCELLANEOUS CASES

FOR OFFICE USE ONLY
CASE # MS 20(9-) PZ MEETING: CC MEETING: 8
PLAT SHEET: 6-5 RELATED CASES: VAR 2019-1 RECEIPT NUMBER: 243182
ZONING DISTRICT: T-1 LAND USE DESIGNATION: RUM DATE RECEIVED: 10 4 18

REQUEST AND PROPERTY INFORMATION
REQUEST (CHECK ONE):
Preliminary site plan approval ("M-1" & "IH" abutting or functionally abutting residential/mixed use zoning districts) Preliminary site plan approval "T-2", "P", "OS", "PRES" Alcoholic Beverage Waiver Waiver of Separation Requirements for Clubs/Lodges Landscape Waiver Release of Unity of Title Lot Line Adjustment / Proforements for Clubs/Lodges Other Miscellaneous
SPECIFIC REQUEST:
GENERAL LOCATION OF PROPERTY OR ADDRESS: 82 NO NOTH, EVANS SUB NO 1 5 80FT OF W 104 F PROPERTY SIZE (Acreage / Square Feet): 104 × 80 < \$ 320 >
CURRENT USE (Number and Type of Buildings): VACANT
PARCEL NUMBER(S): EVANS SUB NO 1 SO 80 FT OF W 104 FT OF RANCH F
LEGAL DESCRIPTION: LOT, BLOCK, SUBDIVISION
OR METES AND BOUNDS DESCRIPTION (attach is lengthy):
OWNER/APPLICANT INFORMATION
PROPERTY OWNER: MACKO MILOIEVIC PHONE: (127) 656-2995
ADDRESS/CITY/ZIP: 5049 715+ AUG N
AUTHORIZED AGENT: JOSE PH CHAVEZ PHONE: (17) 432-0967
ADDRESS/CITY/ZIP: 4900 48+4 Ave No. ST. Perensburg, Pr 33709
OTHER REPRESENTATIVE: DEJAN MITTOVIC PHONE: (727) 656-2995
ADDRESS/CITY/ZIP: 4900 49Th AUG NO. ST. PETERSburg, FL

AFFIDAVIT OF OWNERSHIP

STATE OF FLORIDA - COUNTY OF PINELLAS: NAME OF ALL PROPERTY OWNERS, being first duly sworn, depose(s) and say(s): Arko Milojevic That (I am/we are) the owner(s) and record title holder(s) of the following described property, to wit: 1. ADDRESS OR GENERAL LOCATION: AUG MOTTH PINGUAL PARK, FL LEGAL DESCRIPTION OF PROPERTY. Type legal directly on this sheet. If too lengthy, type on separate sheet titled "Exhibit A" and attach: OF W 104FT That this property constitutes the property for which an application is being made to the City of Pinellas Park, Florida (NATURE OF REQUEST): 2. split the 104 × 80 Ft 104, 52 × 40 FT 1011 Allowing For two homes to be built Chave any petitions or other documents That the undersigned (has/have) appointed and (does/do) appoint 3. necessary to affect such application. That this affidavit has been executed to induce the City of Pinellas Park, Florida, to consider and act on the above described property; to include City representatives to enter upon property to make inspections as are necessary to visualize site conditions and/or determine compatibility. SIGNED (PROPERTY OWNER) The foregoing instrument was acknowledged before me this 9 12 STATE OF FLORIDA COUNTY OF <u>filojevic</u> who is personally known to me or who has produced ____ Notary Public State of Florida Dejan Mitrovic My Commission GG 232544 as identification and who did (did not) take an oath. ____ Notary Public, Commission No. GG 232 544 (SEAL ABOVE)

+ rovic ____Name of Notary typed, printed or stamped)

City of Pinellas Park. Florida APPLICATION FOR BOARD OF ADJUSTMENT

CASE # VA R 2019-1 BOA MEETING: CRA MEETING: PLAT SHEET: RELATED CASES: DATE RECEIVED: ZONING DISTRICT: LAND USE DESIGNATION: RECEIPT NUMBER: REQUEST AND PROPERTY INFORMATION two houses that will conform to the such mast loss balt on 52- to parcels. would prequest constructed to build one hows would not provide for GENERAL LOCATION OF PROPERTY OR ADDRESS: 82 NO AVE N. PINGILAS PACK 104 × 80 PROPERTY SIZE (Acreage / Square Feet): CURRENT USE, NUMBER AND TYPE OF BUILDINGS: NO building or structure of ANY KIND ON this property. 29-30-16-26460-000-0061 LEGAL DESCRIPTION: LOT ✓ ____, BLOCK_____ __, SUBDIVISION OR METES AND BOUNDS DESCRIPTION (attach if lengthy): OWNER/APPLICANT INFORMATION - PLEASE PRINT CLEARLY MARKO Milojevic PROPERTY OWNER: PHONE: (927) 656-2995 ADDRESS/CITY/ZIP 5049 7137 AUG NO ADDRESS/CITY/ZIP: 4900 Mitrovic PHONE: (727) 656 -2955

THE APPLICANT BELIEVES THAT BOARD OF ADJUSTMENT SHOULD GRANT THIS REQUEST BECAUSE:
This would Allow for two confurning house to be built
willing AN Area that the largest portion of hours
Are built (SEE Attaches) To be linited to building only
ONE house would not Allow for A return on Investment
<u>VARIANCE</u> : A variance from the terms of the Zoning Code shall not be granted until the applicant can justify the need for a variance by providing responses to the following criteria:
 Describe the special conditions and circumstances that exist which are peculiar to the land, structure or building involved and are not applicable to other lands, buildings or structures in the same Zoning District.
Current vocant let size #> 104x80, Apparently this was never
sptil as the case to most of the ArEA. By planing this parcel to be
split you would beable to boild two howers that will confirm to
this Neighborhood.
2. Why would the literal interpretation of the provisions of the Zoning Code deprive you of rights commonly enjoyed by other properties in the same Zoning District under terms of the Code?
the current e-ps would deprive me of development will all other parcels being of spine size.
But a wet build by Splite 2156.
3. Explain how the special conditions or circumstances of this case do not result from actions of the applicant.
Epproval to move forward.
BPPROVAL TO MOVE FORWARD.
 Will granting the variance requested confer on the applicant any special privilege that is denied by the Zoning Code to other lands, structures or buildings in the same Zoning District.
No surrouling properties are same As
No surrouling properties are same AS

BOA.APL - Revised 1993, 6/ 1994, 1/ 1996, 8/ 2001, 5/ 2002, 11/2005, 7/ 2008, 2/ 2011, 6/2013, 5/2015

5. Will this be the minimum variance that will make possible the reasonable use of the land, building or structure if granted?
YES, you would be conforming to most parcels In the Area!
6. How will the granting of the variance be in harmony with the general purpose and intent of the Zoning Code, not be injurious to the neighborhood, or be detrimental to the public welfare?
by allowing the split of these parcels I would be In line with heighborhood!
would be In line with heighborhood!

MS 2019-1 / MS 2019-5 / VAR 2019-1



Legend

Centerlines

Light Industrial - M-1

Residential / Office / Retail - ROR

Open Space - O/S

Single Family Residential - R-1

Duplex Residential - R-4

Multifamily Residential - R-5

Multifamily Residential/Comm

Single Family Residential Estate - R-E

Residential Planned Unit Development - RP

Rural Residential - RR

Mobile Home Subdivision - T-1

Town Center - TC

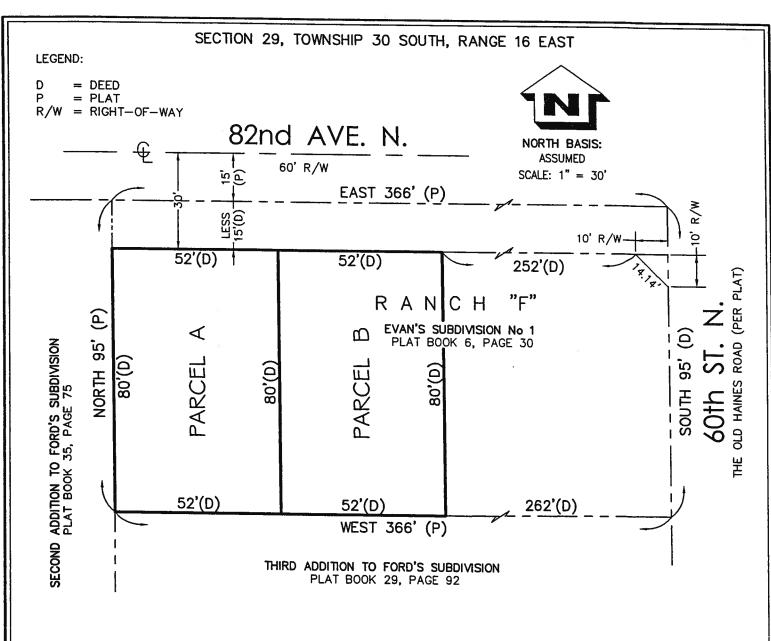
General Commercial - B-1

Commercial Neighborhood - CN

General Office - GO

NORTH

WGS_1984_Web_Mercator_Auxillary_Sphere



SKETCH AND LEGAL DESCRIPTION:

PARCEL A

THE WEST 52 FEET OF RANCH "F", LESS THE NORTH 15 FEET THEREOF, EVANS SUBDIVISION No. 1, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 6, PAGE 30 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

PREPARED: SEPTEMBER 21, 2018

SKETCH AND LEGAL DESCRIPTION:

PARCEL B

THE EAST 52 FEET OF THE WEST 104 FEET OF RANCH "F", LESS THE NORTH 15 FEET THEREOF, EVANS SUBDIVISION No. 1, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 6, PAGE 30 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

THIS IS NOT A SURVEY

This Sketch and Legal Description was prepared without the benefit of a title search and is subject to all easements, Rights—of—way, and other matters of record.

NOTE: Sketch and Legal Description not valid without the signature and the original raised seal of a Florida Licensed Surveyor and Mapper.

I hereby certify that the sketch and Legal Description represented hereon meet the requirements of Chapter 5J-17, Florida Adm!nistrative Code.

JOHN O. BRENDLA
Florida Surveyor's Registration No. 4601
Certificate of Authorization No. LB 760

Prepared by:

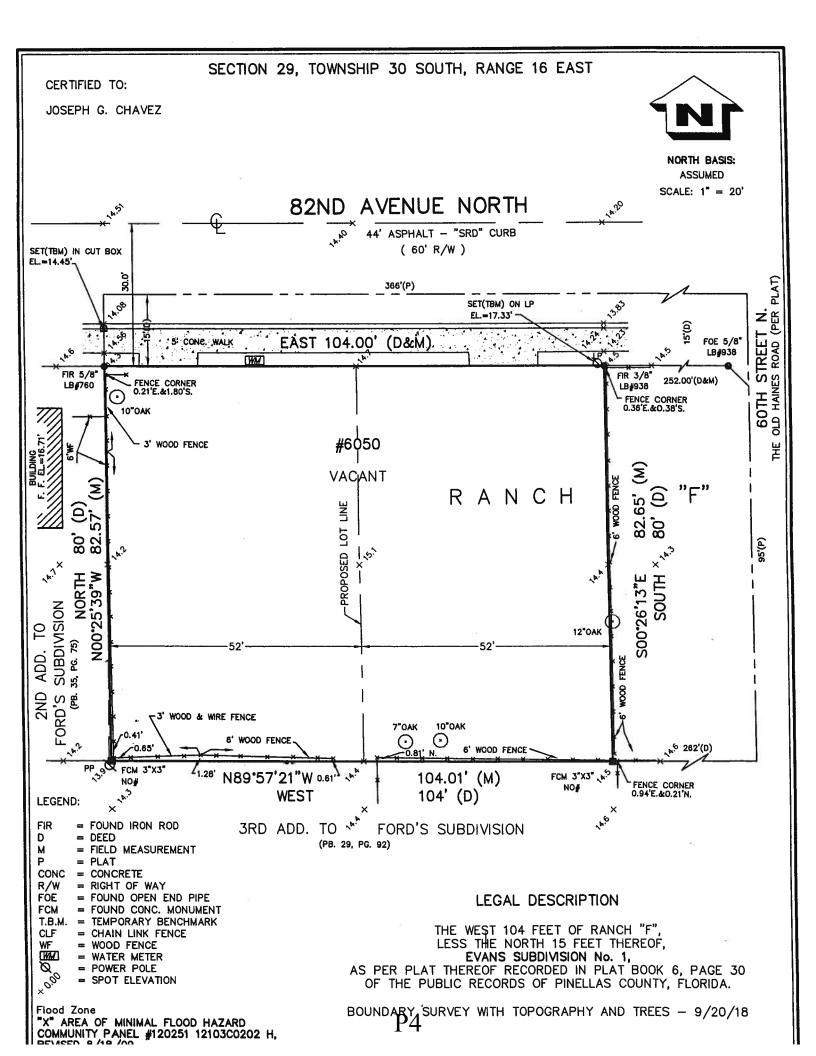
JOHN C. BRENDLA & ASSOCIATES, INC.

PROFESSIONAL LAND SURVEYORS AND MAPPERS

4015 82nd Avenue North

Pinellas Park, Florida 33781

phone (727) 576-7546 ~ fax (727) 577-9932



City of Pinellas Park Comprehensive Plan Housing Element Goals, Objectives, and Policies

HOUSING

GOAL H.1

Provide safe, sanitary, and decent housing in a variety of types, sizes, locations and costs to meet the needs of current and future residents regardless of race, ethnic or national origin, religion, sex, age, disability, income, or familial status.

OBJECTIVE H.1.1

The City will support the provision of an adequate supply of dwelling units in a variety of types, locations and costs to meet the current and projected housing needs of all residents.

POLICY H.1.1.1

Through the land use plan and zoning regulations, the City shall continue to support a land use pattern and land use decisions that provide for diverse housing opportunities and choices at varying densities and locations, while ensuring the provision of adequate public services, utilities, and amenities.

POLICY H.1.1.3

The City shall continue to encourage redevelopment and urban infill residential development that are compatible with and support the integrity and viability of existing residential neighborhoods.



City of Pinellas Park

Staff Report

File #: 18-670, Version: 1 Agenda Date: 11/20/2018

CONSIDERATION OF A REQUEST TO ESTABLISH AN OUTDOOR STORAGE AREA WITH A WAIVER TO THE 6 FOOT HIGH SOLID WALL REQUIREMENT FOR OUTDOOR STORAGE ADJACENT TO A RIGHT-OF-WAY FOR A PARCEL OF LAND GENERALLY LOCATED AT 8111 63RD STREET IN THE M-1 LIGHT INDUSTRIAL ZONING DISTRICT - (MS 2019-3, Thomas & Christina Barber)

PUBLIC HEARING FIRST AND FINAL READING (QUASI-JUDICIAL)

(Speaker - Erica Lindquist, Planning & Development Review Manager)

NOTE: The applicant proposes to establish an outdoor storage area for recreational vehicles and boat trailers. An existing double fence consisting of 6 foot high chain link with barbs inside a 6 foot high solid PVC fence would serve as a substitute for the required wall.

ACTION: (Approve - Deny) MS 2019-3 for a proposed outdoor storage area with a waiver to the required 6 foot high solid wall. Public hearing first and final reading - quasi-judicial.

CASE NUMBER: MS 2019-3

OWNER: Thomas & Christina Barber

City Council:

November 20, 2018

I. GENERAL INFORMATION

A. Request:

Establish an outdoor storage area with a waiver to the 6' solid wall requirement for outdoor storage adjacent to a right-of-way for a property located in the M-1 Light Industrial Zoning District. An existing double fence consisting of a 6' chain link with barbs inside a 6' high solid PVC fence would serve as a substitute for the wall requirement.

B. Proposed use:

Commercial with Outdoor storage

C. Location:

8111 63rd Street, Pinellas Park FL 33781

D. Site Area:

0.82 acre MOL

E. Land Use Plan Designation:

IL (Industrial Limited)

Zoning Classification:

M-1 (Light Industrial)

F. Public Notification:

NA

G. Legal Advertising:

NA

H. Legal Description:

PINELLAS PARK INDUSTRIES LOT $6 \& S 1/2 ext{ OF VAC PVT R/W ADJ ON N PER O.R.} 13580/895$

II. <u>SITE AND VICINITY CHARACTERISTICS</u>

A. Zoning/Development History:

This property is a lot of record and has not been platted according to the City's records. The original structure was demolished and a new 12,600 square foot commercial structure was built in 2006.

B. Site Characteristics:

The subject parcel is a corner lot located at the intersection of 63rd Street and 80th Avenue. There is currently a 12,600 gross square foot building on the property with associated vehicular use area in the front.

C. Vicinity Characteristics:

AREA	LAND USE PLAN	ZONING	EXISTING CONDITIONS
NORTH	IL	M-1	Public Works Operations Center
SOUTH	RU	R-1	Single family residential
EAST	IL	M-1	Light Manufacturing
WEST	RU	R-1	Single family residential

D. Essential Services Summary:

Interim Planning & Zoning Director:

No objection

Building Division Director:

No objection

Life Safety Management:

No objection/Comments
Storage must still provide access to building, No portable refueling station system without a permit.

Police Department Crime Prevention Officer:

No objection/Comments
They are already storing vehicles. Recommend adequate lighting to deter break-ins and thefts at the location. Perhaps video surveillance if not already installed.

Public Works Divisions:

Public Works Administrator:

Engineering Services Director:

Utilities Division Director:

Transportation & Stormwater Director:

No objection

No objection

No objection

PPWMD Executive Director:

No objection

Neighborhood Services No objection/Comments

MS 2019-3/Barber/MT PAGE 2

We performed a site inspection and reviewed the application and found no violations at this time.

Community Development Administrator:

E. Applicable Codes:

Sec. 18-1530.11. - OUTDOOR STORAGE. (A)

Zoning District	Permitted?	Yards Where Prohibited	% Lot Coverage	Enclosure Required	Accessory Use Only?
M-1	Yes	Front and Secondary Front	N/A	6' min. wall adjacent to R.O.W., residential, mixed-use, quasi-public zoning; 6' fence on other sides.	No

III. WAIVER REQUEST

Pursuant to Section 1530.11(A)4, a waiver to the requirement for a solid wall may upon written request be considered by City Council, except where the property upon which the outdoor storage area is located abuts or functionally abuts residential, mixed use or public/semi-public zoned properties. In determining whether or not to grant a request to allow a solid fence, City Council shall consider the following criteria:

- Use of abutting properties
- Right-of-way classifications,
- Extent of existing solid fencing within the surrounding area,
- Fence material proposed, and
- Length of proposed fence/wall

<u>Analysis</u>: The primary business on the subject property is light manufacturing. The owners have had an active BTR since 1999 at a prior location in Pinellas Park and have recently transferred the BTR to the subject parcel. They would like to utilize the vacant area for storage of recreational vehicles and boats, which they say is a growing demand in the area.

The BTR for TBC Ventures, LLC DBA Integrity Industries states "no outdoor storage." Article 15 Section 18-1530-11 of the Land Development Code allows the establishment of outdoor storage in "M-1" Light Industrial Zoning District with a required 6' wall installed adjacent to right-of-way. The owner has requested a waiver to the wall requirement to allow the existing double fence consisting of a 6' chain link with barbs inside a 6' high solid PVC fence along the south and the west property lines as a substitute for the wall requirement. The properties to the south and the west are residential.

In determining whether to grant a request to allow a solid fence in place of a wall, City Council shall consider the following criteria: use of abutting properties, right-of-way classifications, extent of existing solid fencing within the surrounding area, fence material proposed, and length of proposed fence/wall.

2W11/8/18

<u>Analysis</u>: Functionally abutting properties to the south and west are residential. The property to the east is light manufacturing. The property to the north is the Public Works Operations Center. The right-of-way classifications are local streets.

Along 80th Avenue, there is existing solid fence along the side yards of the residential lots. Along 63rd Street, the residential front yards are open with no shielding to the surrounding area.

IV. <u>DEVELOPMENT CONSIDERATIONS</u>

1. A Building Permit is to be obtained within six months of approval.

V. MOTION

(Approve – Deny) A request to establish an outdoor storage area with a waiver to the requirement for an enclosure to the outdoor storage area from a solid wall as required by Section 18-1530.11 "Outdoor Storage" to allow the existing double fence consisting of a 6' chain link with barbs inside a 6' high solid PVC fence to serve as a substitute for the wall requirement for a parcel of land generally located at 8111 63rd Street.

City of Pinellas Park, Florida APPLICATION FOR MISCELLANEOUS CASES

FOR OFFICE USE ONLY
CASE # MS 2019-3 PZ MEETING: 11 20 18
PLAT SHEET: AS RELATED CASES: RECEIPT NUMBER: <u>843185</u>
ZONING DISTRICT: WI LAND USE DESIGNATION: DATE RECEIVED: 1918

REQUEST AND PROPERTY INFORMATION
REQUEST (CHECK ONE):
Preliminary site plan approval ("M-1" & "IH" abutting or functionally abutting residential/mixed use zoning districts) Preliminary site plan approval "T-2", "P", "OS", "PRES" Alcoholic Beverage Waiver Waiver of Separation Requirements for Clubs/Lodges Landscape Waiver Release of Unity of Title Lot Line Adjustment Other Miscellaneous
SPECIFIC REQUEST: Authorize MARIANCE FOR USE OF CHAINLINK WITH PRIVACE FENCING DUENTOP INSTEAD OF CONCRETE Block WALL to ALLOW FOR RV AND BUAT
GENERAL LOCATION OF PROPERTY OR ADDRESS: 8/11/63/257, N. PINEULAS PARK FL. 3
PROPERTY SIZE (Acreage / Square Feet): 30 AC
CURRENT USE (Number and Type of Buildings): Light Manufacturing Assembly M-1
PARCEL NUMBER(S): 29-30-16-71168-000-0060
LEGAL DESCRIPTION: LOT 6, BLOCK, SUBDIVISION PINEURS PARK INDUSTRIES
OR METES AND BOUNDS DESCRIPTION (attach is lengthy):

OWNER/APPLICANT INFORMATION
PROPERTY OWNER: THOMAS & CALISTINA BARBEL PHONE: (727) 521-1940
ADDRESS/CITY/ZIP: 4738 68th TERRACE N PINELLAS PARK, FL. 33781
AUTHORIZED AGENT: PHONE: ()
ADDRESS/CITY/ZIP:
OTHER REPRESENTATIVE: PHONE: ()
ADDRESS/CiTY/ZIP:

AFFIDAVIT OF OWNERSHIP

STATE OF FLORIDA - COUNTY OF PINELLAS:

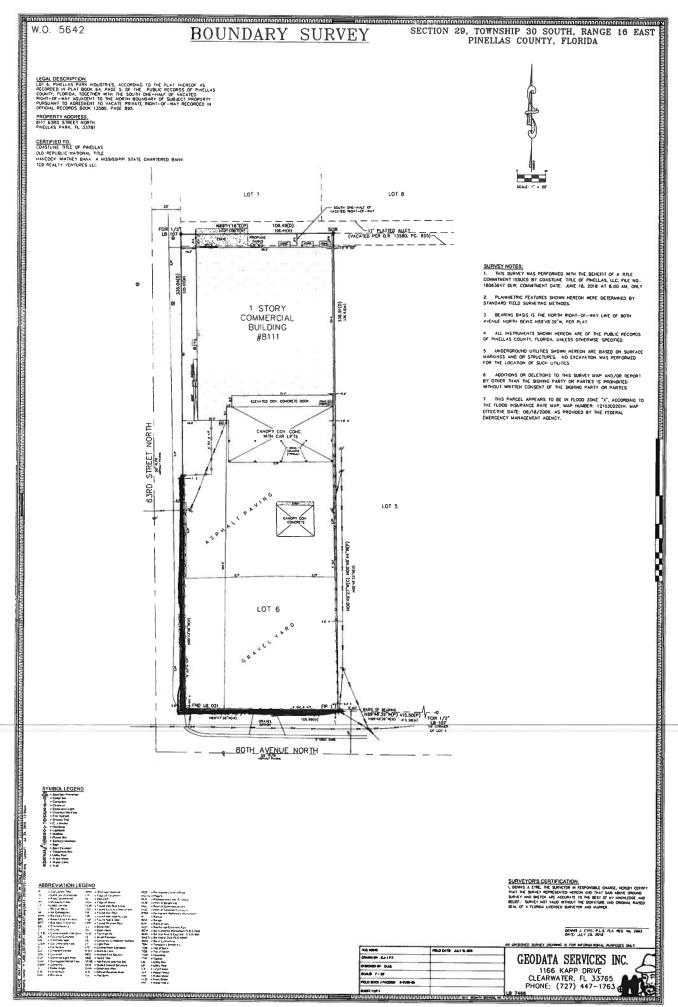
THOMAS E, BARL	
ChEKTINA Me BAN	
That (I am/we are) the owner(s) and record title holder 1.	er(s) of the following described property, to wit:
ADDRESS OR GENERAL LOCATION:	. 0 0
8/11 63 5T. N	! PINELLAS PARK, FL. 33781
	I directly on this sheet. If too lengthy, type on separate sheet titled "Exhibit A" and attach:
PINEUAS PARK INDUSTRO	IES LOT 6 & 5 1/2 OF VAC PUT 4/W ASS ON N PER C
	n application is being made to the City of Pinellas Park, Florida (NATURE OF REQUEST):
Authorize VAZIANCE	to uticizE EXISTING Chairway/PRIVACY FENCING
IN-LEIU OF COM	LETE Block WALL.
 That the undersigned (has/have) appointed and (does necessary to affect such application. 	s/do) appoint as (his/their) agent(s) to execute any petitions or other documents
That this affidavit has been executed to induce the C property to make inspections as are necessary to visu SIGNED (PROPERTY OWNER)	ity of Pinellas Park, Florida, to consider and act on the above described property; to include City representatives to enter upon palicy site conditions and/or determine compatibility. SIGNED (PROPERTY OWNER)
STATE OF FLORIDA	The foregoing instrument was acknowledged before me this
COUNTY OF Pinchas	By Thomas Bucker and Christina Barbor.
ol a de JONATHAN SHAW	(Hame of person acknowledging and bitle of position) S
Notary Public. State of Florida Commission# GG 195349 My comm. expires May 6, 2022	who is personally known to me or who has produced
	as identification and who did (did not) take an eath. Notary Public, Commission No. 64 195349.
(SEAL ABOVE)	AMI MANA
(Name of Notary typed, printed or stamped)

Cly of Pinellas Park, Jason A Griffin, Kewin Martow Sources: Esn, HERE, Garmin, Intermap, increment P.Corp., GEBCO, USGS, FAO, NPS, NRCAN, Coedase, IGN, Kadaster NL, Ordnance Survey, Esn Jagan, MET, I, Esn China (Hong Kong), swastopo, © OpenStreekMap

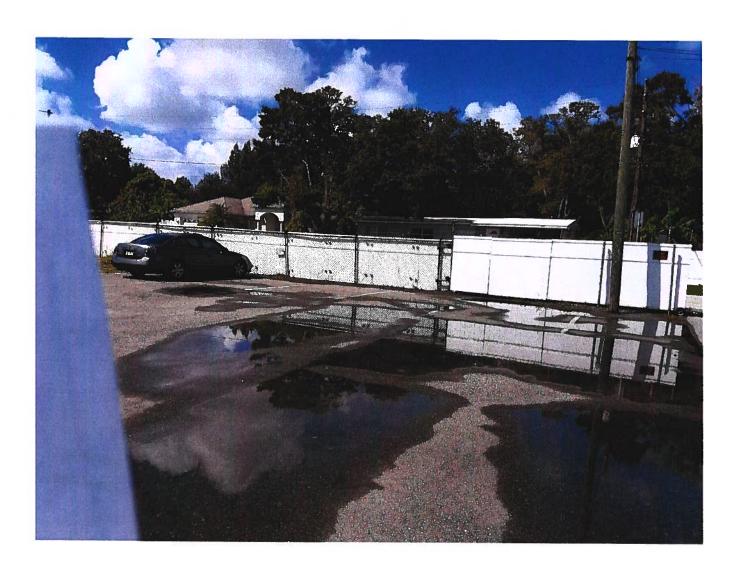
November 2, 2018

Centerlines

Private Roads







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Staff Report

File #: 18-656, Version: 1 Agenda Date: 11/20/2018

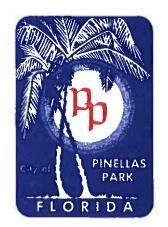
REAPPOINTMENT TO BOARD OF ADJUSTMENT - Gary Mygdal

NOTE: The term of Gary Mygdal's current appointment will expire on November, 30, 2018. Mr. Mygdal has expressed a desire to continue to serve on the Board of Adjustment for a three-year term, expiring on November 30, 2021.

ACTION: (Approve - Deny) The reappointment of Gary Mygdal to serve on the Board of Adjustment for a three year-term to expire on November 30, 2021.



5141 78TH AVE. • P.O. BOX 1100 PINELLAS PARK, FL 33780-1100



FLORIDA

PHONE • (727) 369-0700 FAX • (727) 544-7448

October 23, 2018

To: Nicole Tikkanen, Planning & Zoning Staff Assistant

Subject: Interest in continuation to serve on the Board of Adjustment, Gary Mygdal

Ms. Tikkanen,

Please accept this letter as an expression of interest to continue to serve the community on the Board of Adjustment. My term expires on November 30, 2018 and I do wish to continue serving the City, Council, and the citizens of Pinellas Park.

Sincerely,

Mr. Gary Mygdal



CITY OF PINELLAS PARK, FLORIDA

ATTENDANCE RECORD - 2017

BOARD OF ADJUSTMENT

MEMBER	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	ост	NOV	DEC
CHARLES MURRAY	NM	Р	NM	Р	Р	Р	NM	NM	NM	NM	NM	NM
EDWARD KOSINSKI	NM	Р	NM	Р	Р	Р	NM	NM	NM	NM	NM	NM
WILLIAM HOLMES	NM	Р	NM	Р	Р	Р	NM	NM	NM	NM	NM	NM
ROBERT ANDOLINA	NM	Р	NM	Р	Р	Р	NM	NM	NM	NM	NM	NM
JOHN VONHOF	NM	Р	NM	Р	Р	Р	NM	NM	NM	NM	NM	NM
EDWARD CORRAO	NM	E	NM	Е	Е	R	R	R	R	R	R	R
MUNAF KAPADIA	NM	Р	NM	Е	Р	Р	NM	NM	NM	NM	NM	NM
GARY MYGDAL**	-	-	-	-	-	-	-	NM	NM	NM	NM	NM

P = PRESENT

E = EXCUSED

U = UNEXCUSED

R = RESIGNED

NM = NO MEETING

** Newly appointed

CITY OF PINELLAS PARK, FLORIDA

ATTENDANCE RECORD – 2018

BOARD OF ADJUSTMENT

MEMBER	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	ост	NOV	DEC
CHARLES MURRAY	Р	Р	Р	NM	Р	Р	NM	NM	Р	Р		
WILLIAM HOLMES	Р	Р	Р	NM	Р	Р	NM	NM	Р	Р		
ROBERT ANDOLINA	Р	Р	Р	NM	Р	Р	NM	NM	Р	Р		
JOHN VONHOF	Р	Р	Р	NM	Р	Р	NM	NM	Р	Р		
GARY MYGDAL	Р	Р	Р	NM	Р	Р	NM	NM	Р	Р		
CAROL SINGLETON**			Р	NM	Р	Р	NM	NM	Р	Р		
DJ SCHLADWEILER**						Р	NM	NM	Р	Р		

P = PRESENT

E = EXCUSED

U = UNEXCUSED

R = RESIGNED

NM = NO MEETING

** Newly appointed



Staff Report

File #: 18-675, Version: 2 Agenda Date: 11/20/2018

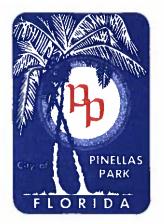
REAPPOINTMENT TO BOARD OF ADJUSTMENT - Deborah Jean "DJ" Schladweiler

NOTE: The term of Deborah Jean "DJ" Schladweiler's current appointment will expire on November, 30, 2018. Ms. Schladweiler has expressed a desire to continue to serve on the Board of Adjustment for a three-year term, expiring on November 30, 2021.

ACTION: (Approve - Deny) The reappointment of Deborah Jean "DJ" Schladweiler to serve on the Board of Adjustment for a three year-term to expire on November 30, 2021.

PINELLAS PARK

5141 78TH AVE. • P.O. BOX 1100 PINELLAS PARK, FL 33780-1100



FLORIDA

PHONE • (727) 369-0700 FAX • (727) 544-7448

October 23, 2018

To: Nicole Tikkanen, Planning & Zoning Staff Assistant

Subject: Interest in continuation to serve on the Board of Adjustment, DJ Schladweiler

Ms. Tikkanen,

Please accept this letter as an expression of interest to continue to serve the community on the Board of Adjustment. My term expires on November 30, 2018 and I do wish to continue serving the City, Council, and the citizens of Pinellas Park.

Sincerely,

Mr. D Schladweiler

CITY OF PINELLAS PARK, FLORIDA

ATTENDANCE RECORD - 2017

BOARD OF ADJUSTMENT

MEMBER	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	ост	NOV	DEC
CHARLES MURRAY	NM	Р	NM	Р	Р	Р	NM	NM	NM	NM	NM	NM
EDWARD KOSINSKI	NM	Р	NM	Р	Р	Р	NM	NM	NM	NM	NM	NM
WILLIAM HOLMES	NM	Р	NM	Р	Р	Р	NM	NM	NM	NM	NM	NM
ROBERT ANDOLINA	NM	Р	NM	Р	Р	Р	NM	NM	NM	NM	NM	NM
JOHN VONHOF	NM	Р	NM	Р	Р	Р	NM	NM	NM	NM	NM	NM
EDWARD CORRAO	NM	E	NM	Е	Е	R	R	R	R	R	R	R
MUNAF KAPADIA	NM	Р	NM	Е	Р	Р	NM	NM	NM	NM	NM	NM
GARY MYGDAL**	-	-	-	-	-	-	-	NM	NM	NM	NM	NM

P = PRESENT

E = EXCUSED

U = UNEXCUSED

R = RESIGNED

NM = NO MEETING

** Newly appointed

CITY OF PINELLAS PARK, FLORIDA

ATTENDANCE RECORD – 2018

BOARD OF ADJUSTMENT

MEMBER	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	ост	NOV	DEC
CHARLES MURRAY	Р	Р	Р	NM	Р	Р	NM	NM	Р	Р		
WILLIAM HOLMES	Р	Р	Р	NM	Р	Р	NM	NM	Р	Р		
ROBERT ANDOLINA	Р	Р	Р	NM	Р	Р	NM	NM	Р	Р		
JOHN VONHOF	Р	Р	Р	NM	Р	Р	NM	NM	Р	Р		
GARY MYGDAL	Р	Р	Р	NM	Р	Р	NM	NM	Р	Р		
CAROL SINGLETON**			Р	NM	Р	Р	NM	NM	Р	Р		
DJ SCHLADWEILER**						Р	NM	NM	Р	Р		

P = PRESENT

E = EXCUSED

U = UNEXCUSED

R = RESIGNED

NM = NO MEETING

** Newly appointed



Staff Report

File #: 18-668, Version: 1 Agenda Date: 11/20/2018

RESOLUTION NO. 18-32. APPROVING PROJECT #B7121437441 AS A QUALIFIED APPLICANT FOR THE QUALIFIED TARGET INDUSTRY TAX REFUND PROGRAM PURSUANT TO SECTION 288.106, FLORIDA STATUTES; IDENTIFYING LOCAL GOVERNMENT FINANCIAL SUPPORT

FIRST AND FINAL READING

NOTE: Project #B7121437441 is a business service firm that would like to expand within Pinellas Park and projects hiring sixty (60) employees in qualified value-added jobs. The company plans to purchase and remodel an existing building. A tax refund has been requested of \$180,000. Eighty percent (\$144,000) will be funded by the State. The 20% local match (\$36,000) is being requested locally - 50% from Pinellas County (\$18,000) and 50% from the City (\$18,000). This incentive returns a portion of taxes paid by the business after the company meets its job creation and wage commitments. No more than 12.5% (\$1,500) of the total refund approved by the City may be taken in any single fiscal year. The tax refund will be paid over a series of fiscal years as determined by the State.

When relocated, they will be hiring 60 employees from the local workforce with annual pay scales above 115% of the average wage in the State of Florida. These wages would result in an economic impact of approximately \$14,315,000 as calculated by the U.S. Bureau of Economic Analysis Regional Input-Output Model for Pinellas County. The total estimated impact of this company relocating to Pinellas Park is a positive \$16,511,894 on the local economy. This is achieved through the creation of 60 higher paying jobs and expenditures related to the renovation of the building, and purchase of new equipment.

ACTION: (Adopt - Deny) Resolution No. 18-32.

RESOLUTION	NO .

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PINELLAS PARK, FLORIDA APPROVING PROJECT #B7121437441 AS A QUALIFIED APPLICANT FOR THE QUALIFIED TARGET INDUSTRY TAX REFUND PROGRAM PURSUANT TO SECTION 288.106, FLORIDA STATUTES; IDENTIFYING LOCAL GOVERNMENT FINANCIAL SUPPORT FOR PROJECT #B7121437441; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Legislature of the State of Florida established the Qualified Target Industry Business Tax Refund Program ("QTI Program") to encourage the growth of Florida's economy by creating high-wage, value-added employment opportunities, and authorized the Florida Department of Economic Opportunity to accept, review and approve applications for tax refunds to qualified target undustry businesses; and

WHEREAS, the QTI Program requires 20% local financial participation as tax refunds become due; and

WHEREAS, Project #B7121437441 is a business service firm that would like to expand within Pinellas County and projects hiring 60 employees in qualified value-added jobs; and

WHEREAS, the Mayor and City Council of the City of Pinellas Park finds that providing QTI Program tax refunds to Project #B7121437441 serves the public purpose of promoting positive impacts on and benefits to the City's economic vitality.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF PINELLAS PARK, PINELLAS COUNTY, FLORIDA, AS FOLLOWS:

SECTION ONE: Project #B7121437441 is approved as a Qualified Target Industry Business pursuant to Section 288.106, Florida Statutes. This recommendation is based upon the creation of the specified jobs and is contingent upon Pinellas County's review and confirmation of Project #B7121437441's final application.

SECTION TWO: Project #B7121437441's average private sector wage commitment calculation shall be at least 115% of the State of Florida average annual wage.

SECTION THREE: The necessary commitment of local financial support for the Qualified Target Industry Business for the Qualified Target Industry Tax Refund Program has been identified in the total sum of \$36,000 with 50% of the local contribution to be paid by Pinellas County and 50% to be paid by the City of Pinellas Park subject to annual appropriations, and will be paid to the Florida Economic Development Trust Fund as tax refunds become due. The funding authorized herein is intended to represent the local financial support required by Section 288.106, Florida Statutes and is conditioned upon the applicant meeting all statutory requirements of the QTI Program. Nothing herein will prevent other jurisdictions or private sector entities from making or increasing their contributions. However, in no event will the total contribution of the City of Pinellas Park for Project #B7121437441 exceed \$18,000

SE	ECTION FOUR:	That	this R	esoluti	on sl	nall be in	ı ful	l fo	rce and
effect	immediately	upon	its ac	doption	and	approval	in	the	manner
provide	ed by law.								
ADOPTED	THIS		DAY	OF				_, 20)18.
AY	ÆS:								
NA	AYS:								
ABSE	INT:								
ABSTA	AIN:								
APPROVE	D THIS		DAY	OF					2018.
						Sandra	L. B MAYC		ury
ATTEST:									
Γ	Diane M. Corn CITY CLERK								

PINELLAS PARK

7273230888

5141 78TH AVE. • P.O. BOX 1100 PINELLAS PARK, FL 33780-1100

Please Respond To:

James W. Denhardt, City Attorney Lauren Christ Rubenstein, Assistant City Attorney Denhardt and Rubenstein, Attorneys at Law 2700 First Avenue North St. Petersburg, Florida 33713 (727) 327-3400 - Telephone (727) 323-0888 - Facsimile

November 7, 2018

Ms. Shannon Coughlin Economic Development Manager City of Pinellas Park P. O. Box 1100 Pinellas Park, Florida 33780-1100

RE: City Document #18-348

QTI Resolution - Project B7121437441

Dear Ms. Coughlin:

I have received and reviewed the QTI Resolution. I would approve of the Resolution as to form and correctness.

Very truly yours,

Lauren C. Rubenstein Assistant City Attorney

cc: Doug Lewis, City Manager

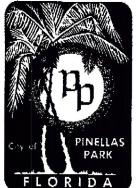
Diane M. Corna, MMC, City Clerk

Patrick Murphy, Deputy City Manager

Susan Walker, Community Development Administrator

LCR/dh

18-349.11072019.LSC,QTI Resolution.wpd



FLORIDA

PHONE

• (727) 369-0700

FAX

· (727) 544-7448



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Staff Report

File #: 18-664, Version: 1 Agenda Date: 11/20/2018

AUTHORIZATION FOR THE POLICE CHIEF TO SIGN PINELLAS COUNTY JUVENILE OFFENDERS INTERAGENCY AGREEMENT

NOTE: This Interagency Agreement establishes a contract between all Pinellas law enforcement agencies and the Pinellas County School Board. It addresses procedures for the sharing of information between the entities related to juvenile offenders that are consistent with the requirements of Florida State Statute.

ACTION: (Approve - Deny) Authorization for the Police Chief to sign the Pinellas County Juvenile Offender Interagency Agreement.

PINELLAS PARK

5141 78TH AVE. • P.O. BOX 1100 PINELLAS PARK, FL 33780-1100

Please Respond To:

James W. Denhardt, City Attorney Lauren Christ Rubenstein, Assistant City Attorney Denhardt and Rubenstein, Attorneys at Law 2700 First Avenue North St. Petersburg, Florlda 33713 (727) 327-3400 - Telephone (727) 323-0888 - Facsimile

October 31, 2018

Sergeant Michael Linquist
Pinellas Park Police Department
City of Pinellas Park
P. O. Box 1100
Pinellas Park, Florida 33780-1100

RE: City Document #18-345

Pinellas County Juvenile Offenders Interagency Agreement

Dear Sergeant Linquist:

I have received and reviewed the Interagency Agreement regarding sharing information about juvenile offenders. On page 15, where the Pinellas Park Police Department signature block appears, an additional signature block should appear as follows:

Approved as to form and correctness

James W. Denhardt, City Attorney

With that change, I would approve of the Agreement as to form and correctness. As this Agreement deals with protected information and could expose the City to some potential liability, this is the type of Agreement that City Council would need to approve.

Very truly yours:

James W. Denhardt

City Attorney

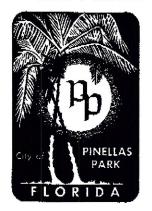
cc: Doug Lewis, City Manager

Diane M. Corna, MMC, City Clerk Patrick Murphy, Deputy City Manager

Chief Michael Haworth Captain Brian Unmisig

JWD/dh

18-345.10312018,LSML.Pin Cty Juv Offendere Interegen



FLORIDA

PHONE • (727) 369-0700 FAX • (727) 544-7448





Fwd: Atty Doc 18-345, Pinellas County Interagency Agreement for Juvenile Offenders

1 message

Matthew Pruitt <mpruitt@pinellas-park.com>

Wed, Oct 31, 2018 at 9:03 AM

To: Nichole Strickland <nstrickland@pinellas-park.com>, Jennifer Carfagno <jcarfagno@pinellas-park.com>, Diane Corna <DCorna@pinellas-park.com>

Cc: denhardtlaw <denhardtlaw@aol.com>, Michael Linquist <MLinquist@pinellas-park.com>, Lynn Ross <LRoss@pinellas-park.com>, Matthew Pruitt <mpruitt@pinellas-park.com>

Good Morning,

The attached Interagency Agreement has been reviewed by the Human Resources Department. There are no additions, changes, or comments offered; as they may pertain to the evaluation of risk exposures.

Thank you.

Matt Pruitt, RMPE Risk Management & Pension Director p#727-369-0634

www.pinellas-park.com

*This message may contain information which is part of a Human Resources File and may therefore be exempt from disclosure in accordance with F.S. 768.28. Please notify the sender and destroy this message if you have received in error.

----- Forwarded message -----

From: Nichole Strickland <nstrickland@pinellas-park.com>

Date: Tue, Oct 30, 2018 at 2:54 PM

Subject: Atty Doc 18-345, Pinellas County Interagency Agreement for Juvenile Offenders

To: Lynn Ross <LRoss@pinellas-park.com>, Lisa Hendrickson <LHendrickson@pinellas-park.com>, Matthew Pruitt <mpruitt@pinellas-park.com>

For your review.

Thank you,

Nichole Strickland, MMC Deputy City Clerk City Clerks Office City of Pinellas Park (727) 369-0618

PLEASE NOTE: All electronic mail sent to and from the City of Pinellas Park is subject to the Public Records provision of the Florida Statutes, and may be released as part of a public records request.

----- Forwarded message ------

From: Michael Linquist < MLinquist@pinellas-park.com>

Date: Tue, Oct 30, 2018 at 2:37 PM

Subject: Pinellas County Interagency Agreement for Juvenile Offenders

To: Nichole Strickland <nstrickland@pinellas-park.com> Cc: Jennifer Carfagno <jcarfagno@pinellas-park.com>

Good afternoon,

May you please route for review and approval through RM and City Attorney?

Also, Chief Haworth is requesting we receive guidance from Mr Denhardt on if we can sign this without Council Approval.

Respectfully,

Sergeant Mike Linquist #152 **Special Services Sergeant Pinellas Park Police Department** 7700 59th St N Pinellas Park, FL 33781

Office: (727) 369-7808

PINELLAS School Safety Interagency Agreement_10_30_18_2 (1).pdf

INTERAGENCY AGREEMENT REGARDING SHARING INFORMATION ABOUT JUVENILE OFFENDERS

THIS INTERAGENCY AGREEMENT (hereinafter referred to as "Interagency Agreement") is made this 4th day of October, 2018, by and between The Pinellas County School District Superintendent, or his or her designee, State of Florida, Department of Juvenile Justice Probation and Community Intervention (DJJ-C06), Pinellas County Sheriff's Office (PCSO), Clearwater Police Department, Largo Police Department, Gulfport Police Department, Pinellas Park Police Department, St. Petersburg Police Department, Tarpon Springs Police Department, Belleair Police Department, Treasure Island Police Department, Indian Shores Police Department, Pinellas County School District Police Department, Kenneth City Police Department.

1. Agreement

- A. The purpose of this agreement is to implement the requirements contained in paragraph (c) of subsection (1) of s. 985.04, Florida Statutes.
- B. Personal identifiable information may be released without consent of the student or the student's parents to parties to this Interagency Agreement pursuant to Florida Statute 1002.221 (2)(c).
- C. All parties agree to promote a coordinated effort among agencies and staff to implement the provisions of s. 985.04(1)(c), Florida Statutes.
- D. All parties agree to participate in Interagency planning meetings, as appropriate
- E. All parties to this Interagency Agreement shall cooperate in the dissemination of information relating to students pursuant to any agreement entered into by the parties pursuant to Florida Statute 985.04(1)(c).
- F. All parties are required to comply with all state and/or federal laws related to records use, security, dissemination, and retention/ destruction. Consequences for any violation shall be governed in accordance with the law.
- G. All parties shall comply with Florida Statute 943.0525 and shall maintain confidentiality of information that is not otherwise exempt from Florida Statute 119.071(1), or as otherwise provided by law.

Pinellas County Schools

- A. Notify the appropriate school personnel in writing pursuant to section 985.04(4) and other applicable statutes in accordance with adopted school board policies.
- B. Designate and inform all parties to this Agreement of the name, address, and telephone number or numbers of the contact person or persons by geographic region, to be responsible for receiving juvenile arrest information.
- C. Request juvenile criminal history information only for purposes of assessment, placement, or school safety, security of persons and property, Florida Statute 985.04(1)(b)(2018).

- D. Designate and inform the PCSO, and above listed police departments within Pinellas County, of the name, address, and telephone number or numbers of the contact person to be responsible for receiving confidential criminal history information, Florida Statute.
- E. Ensure that information obtained through the criminal history database is disseminated only to appropriate Pinellas district school superintendent personnel and carries an appropriate warning regarding the reliability, confidentiality and control of further dissemination.
- F. Provide notification to any classroom teacher of assignment to the teacher's classroom of a juvenile who has been placed in a probation or commitment program for a felony offense.

Department of Juvenile Justice

- A. Immediately notify the PCSO, above named Police Departments, and Pinellas district school superintendent, or his or her designee or their designees, upon learning of the move or other relocation into, out of, or within Pinellas County, of a juvenile offender who has been adjudicated delinquent or guilty of or had adjudication of delinquency or guilt withheld for, the commission of a violent misdemeanor or violent felony, Florida Statute 985.047(2)(b).
- B. Share dispositional, placement and case management information with the appropriate agency or agencies, the district school superintendent, or his or her designee for purposes of assessment, placement and enhanced supervision of juveniles referred to the DJJ, Florida Statute 985.04(4)(d).
- C. Ensure that information disseminated pursuant to this Agreement carries an appropriate warning regarding the reliability, confidentiality and control of further dissemination. Such warning shall be in accordance with the Florida Department of Law Enforcement Criminal Justice Information System User Agreement requirements.

Pinellas County Sheriff's Department

- A. Promptly provide notification to Pinellas district school superintendent, or his or her designee, of juveniles arrested within Pinellas County for crimes of violence or violations of law which would be a felony if committed by an adult, Florida Statute 985.04 (2018).
- B. Provide Florida summary criminal history information to the Pinellas district school superintendent, or his or her designee or his or her designee(s), upon request, regarding juveniles who are students enrolled in or about to be enrolled in the school district of Pinellas County when necessary for assessment, placement or security of persons or property. Further, the Sheriff will establish, and forward to the Pinellas County district school superintendent the internal procedures of the PCSO for receiving, processing and providing information pursuant to such requests, Florida Statute 985.04 (2018).
- C. Ensure that information disseminated pursuant to this Agreement carries an appropriate warning regarding the reliability, confidentiality and control of further dissemination. Such warning shall be in accordance with the Florida Department of Law Enforcement Criminal Justice Information System User Agreement requirements.

- D. Provide information to the Pinellas district school superintendent or his or her designee concerning those students who meet the statutory definition under Florida Statute 874.03(2), as a criminal gang member.
- E. Notify the Pinellas district school superintendent, or his or her designee the name and address of any employee of the school district who is arrested and/or charged with a felony or with a misdemeanor involving the abuse of a minor child or the sale or possession of a controlled substance. Notification to the Pinellas district school superintendent, or his or her designee shall be within 48 hours of the arrest or charge and shall include the specific charge for which the employee was arrested charged.

Clearwater Police Department, Largo Police Department, Gulfport Police Department, Pinellas Park

Police Department, St. Petersburg Police Department, Tarpon Springs Police Department, Belleair

Police Department, Treasure Island Police Department, Indian Shores Police Department, Pinellas

County School District Police Department, Kenneth City Police Department

- A. Immediately provide notification to the Pinellas district school superintendent, or his or her designee, of juveniles within the School District of Pinellas County arrested or taken into custody for crimes of violence or violations of law which would be a felony if committed by an adult, Florida Statute 985.04 (2018).
- B. Provide Florida summary criminal history information to the Pinellas district school superintendent or his or her designee(s), upon request, regarding juveniles who are students enrolled in or about to be enrolled in the school district of Pinellas County when necessary for assessment, placement or security of persons or property. Further, the Police Chief will establish, and forward to the district school superintendent the internal procedures of their agency for receiving, processing and providing information pursuant to such requests.
- C. Ensure that information disseminated pursuant to this Agreement carries an appropriate warning regarding the reliability, confidentiality and control of further dissemination. Such warning shall be in accordance with the Florida Department of Law Enforcement Criminal Justice Information System User Agreement requirements.
- D. Provide information to the Pinellas district school superintendent or his or her designee concerning those students who meet the statutory definition under Florida Statute 874.03(2), as a criminal gang member.
- E. Notify the Pinellas district school superintendent, or his or her designee the name and address of any employee of the school district who is arrested and/or charged with a felony or with a misdemeanor involving the abuse of a minor child or the sale or possession of a controlled substance. Notification to the Pinellas district school superintendent, or his or her designee shall be within 48 hours of the arrest or charge and shall include the specific charge for which the employee was arrested/charged.
- 2. <u>Term of Agreement</u> The term of this Agreement shall take effect upon the date the last party executes the same ("Effective Date"). This Agreement shall renew every five years unless

terminated by either party by providing sixty (60) days advance written notice to the other party. This Agreement may be modified or amended upon written agreement of all parties.

3. Notices

A. All notices, demands, or other writings required to be given or made or sent in this Agreement, or which may be given or made or sent, by either party to the other, shall be deemed to have been fully given or made or sent when in writing and addressed as follows:

Pinellas County Sheriff's Office

Clearwater Police Department

Largo Police Department

Gulfport Police Department

Pinellas Park Police Department

St. Petersburg Police Department

Tarpon Springs Police Department

Belleair Police Department

Treasure Island Police Department

Indian Shores Police Department

Pinellas County School District Police Department

Kenneth City Police Department

Department of Juvenile Justice Circuit 06

Pinellas District School Superintendent

- B. All notices required, or which may be given hereunder, shall be considered properly given if (1) personally delivered, (2) sent by certified United States mail, returned receipt requested, or
- (3) sent by FedEx or other equivalent overnight letter delivery company, (4) sent by email.
- C. The effective date of such notices shall be the date personally delivered, or if sent by mail, the date of the postmark, or if sent by overnight letter delivery company, the date the notice was picked up by the overnight delivery company.
- D. Parties may designate other parties or address to which notices shall be sent by notifying, in writing, the other party in a manner designated for the filling of notice hereunder.

- 4. <u>Entire Agreement</u> This document embodies the entire agreement and understanding between the parties with respect to the subject matter hereto and supersedes all prior agreements, representation and understandings wither oral, written, or otherwise relating thereto. This Agreement may not be modified or terminated except as provided herein.
- 5. <u>Counterparts</u> This Agreement may be executed in counterparts to expedite its implementation and Effective Date.

IN WITNESS WHEREOF, this Interagency Agreement has been executed by and on behalf of the Pinellas district school superintendent, or his or her designee, a political subdivision of the State of Florida, PCSO, Clearwater Police Department, Largo Police Department, Gulfport Police Department, Pinellas Park Police Department, St. Petersburg Police Department, Tarpon Springs Police Department, Belleair Police Department, Treasure Island Police Department, Indian Shores Police Department, Pinellas County School District Police Department, Kenneth City Police Department, DJJ-C06, on this 4th day of October, 2018.

PINELLAS PARK POLICE DE	PARTMENT
Ву:	
Chief	
Date:	
Approved as to form and	d correctness
James W. Denhardt, Cit	y Attorney



Staff Report

File #: 18-662, Version: 1 Agenda Date: 11/20/2018

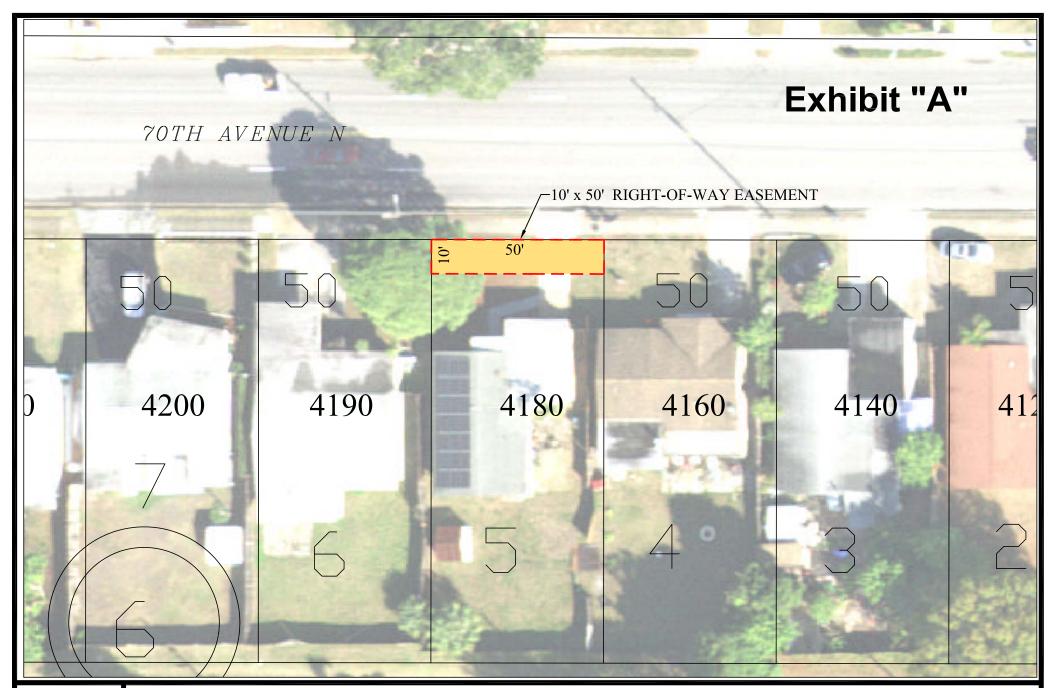
AUTHORIZATION FOR THE CITY OF PINELLAS PARK TO ACCEPT A RIGHT-OF-WAY EASEMENT FROM TERRY SCOTT RYAN - 4180 70TH AVENUE

NOTE: The City of Pinellas Park has requested a right-of-way easement from Terry Scott Ryan to increase the right-of-way width to the required width and for the installation of a potable water main, and for the future maintenance and operation of said equipment at 4180 70th Avenue.

ACTION: (Approve - Deny) Authorization for the Mayor to accept a right-of-way easement from Terry Scott Ryan at 4180 70th Avenue.

RIGHT OF WAY EASEMENT

Mailing Address 4180 70th Avenue Nat 5141 78th Avenue North, Pinellas Second Part" are used herein for sin as context requires.) WITNESSETH, That the said Party other valuable considerations, in hand grants and releases unto the Party of the 27/30/16/10530/006/0050, Property	day of
BLOCK 6, BOULEVARD PA	ENT OVER, ACROSS AND THROUGH THE NORTH 10.00' OF LOT 5, ARK NO.1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN FINE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.
A	A PARCEL CONTAINING 0.01 ACRES M.O.L.
	arty of the First Part that this easement shall run with the land described above. I Party of the First Part has hereunto set his Hand and Seal the day and year first above written. ERED IN OUR PRESENCE: OWNER
(Wit.)	
(Wit.)(print name below signature)	
STATE OF FLORIDA	The foregoing instrument was acknowledged before me this, 2018 by
COUNTY OF PINELLAS	(Name of person acknowledging and title of position)
	Notary Public signature (Name of Notary typed, printed or stamped)
	Personally known or produced identification
	Type of identification produced
ATTENTION NOTARY: Although the information	on requested below is OPTIONAL, it could prevent fraudulent attachment of this certificate to an unauthorized document.
THIS CERTIFICATE MUST BE	Title or Type of Document RIGHT OF WAY EASEMENT
ATTACHED TO THE DOCUMENT DESCRIBED AT RIGHT:	Number of Pages Date of Document Signers Other than Named Above NONE
-	<u> </u>





10' x 50' RIGHT-OF-WAY EASEMENT 4180 70TH AVENUE NORTH PINELLAS PARK, FL 33781

PINELLAS PARK

5141 78TH AVE. * P.O. BOX 1100 PINELLAS PARK, FL 33780-1100

Please Respond To:

James W. Denhardt, City Attorney
Lauren Christ Rubenstein, Assistant City Attorney
Denhardt and Rubenstein, Attorneys at Law
2700 First Avenue North
St. Petersburg, Florida 33713
(727) 327-3400 - Telephone
(727) 323-0888 - Facsimile

October 29, 2018

Mr. Aaron Petersen Construction Services Director City of Pinellas Park P. O. Box 1100 Pinellas Park, Florida 33780-1100

RE: City Document #18-338

Right-of-Way Easement for 4180 70th Avenue

Dear Mr. Petersen:

I have received and reviewed the above-referenced Right-of-Way Easement. The notary jurat should be updated to include the venue, by including State of Florida, County of Pinellas, in the upper left hand corner of the box. Once that change is made, and assuming that the legal description is correct, I would approve of the Right-of-Way Easement as to form and correctness.

PINELLAS PARK
FLORIDA

FLORIDA

PHONE

· (727) 369-0700

FAX

• (727) 544-7448



Very truly yours,

James W. Denhardt City Attorney

CC:

Doug Lewis, City Manager

Diane M. Corna, MMC, City Clerk Patrick Murphy, Asst. City Manager

Bart Diebold, Public Works Administrator

JWD/dh

18-338.10292018.LAP.ROW Essement for 4180 70th Ave.wpd
PRINTED ON RECYCLED PAPER



Staff Report

File #: 18-663, Version: 1 Agenda Date: 11/20/2018

AUTHORIZATION TO PURCHASE 475 AMR WATER METERS - Empire Pipe and Supply Company

NOTE: This authorizes the purchase of 475 AMR water meters from Empire Pipe and Supply Company, 250 Ram Boulevard, Ste. 3, Midway, Florida 32343. This purchase is part of the ongoing Electronic Water Meter Installation Program. Empire Pipe and Supply is a sole source purchase. The purchase of the meters is budgeted in account 301381-575662. Project String 19381/535 PROGRAM-IMPROVE, in the amount of \$100,000.00.

ACTION: (Approve - Deny) Authorization to purchase 475 AMR water meters from Empire Pipe and Supply Company, Midway, Florida in the amount of \$99,750.00 to be charged to the appropriate account.



101 Regency Parkway Mansfield, Texas 76063 PH# 800-765-6518 817-842-8000 FAX# 817-842-8100

August 15, 2018

Mr. Marty Reich Director of Public Utilities City of Pinellas Park 6051 78th Avenue N. Pinellas Park, FL 33781

Dear Mr. Reich:

Ref: Exclusive Distribution

Empire Pipe & Supply is currently Master Meter's exclusive distributor in the State of Florida, which includes Pinellas County. Furthermore, Empire Pipe & Supply is the only approved distributor within these territory lines of the State of Florida. All pricing inquiries and sales opportunities of Master Meter products must be handled through Empire Pipe & Supply.

Empire Pipe & Supply was selected as our exclusive distributor due to their location and willingness to maintain inventory, which allows them to better service Master Meter customers in that area. They have made a commitment to stocking products for the various customers in the area and to providing ongoing support and the sales effort needed to grow our business.

Exclusive agreements are very common in our industry today due to the complexity of the products being sold. The knowledge needed to properly support a product line such as water meters and electronics is essential to servicing our customers. Working exclusively with one distributor in an area makes it easier to properly track the movement of product and is critical to our ability to respond when a problem occurs.

Please feel free to contact me if you should have any questions. Master Meter and Empire Pipe & Supply look forward to having the opportunity to work with you and thank you for your business.

Respectfully,

Brandon Foster

Regional Vice President of Sales

bfoster@mastermeter.com

(706) 594-5763



Customer

PINELLAS PARK PO BOX 1100 PINELLAS PARK, FL

33780-1100

EMPIRE PIPE - ORLANDO EMPIRE PIPE & SUPPLY - ORLANDO 2301 ALTON ROAD BIRMINGHAM, AL

35210

Telephone: 407-295-2400

9/2	6/18 Bid	ID:	5001686 POTABLE AND RECLAIM METERS	,	Page 1
Line	Quantity	Sell Per	Description	Net Price	Extended Price
10	334	EA	5/8 x 3/4 3GDS USG PLS MASTER	210.00	70,140.00
20	138	EA	MTR MJ UC39 5/8X3/4REC3GMTRPLB	210.00	28,980.00
40	3	EA	F11-AA020101 - 3/4" FAM MTR 3G REG NL TUBE	210.00	630.00

Subtotal:

99,750.00

Tax:

.00

Bid Total:

99,750.00

Date: Thu, Nov 1, 2018, 8:51 AM Subject: Re: Electronic Meter CIP

To: Will Herbert < wherbert@pinellas-park.com>

Good morning Will,

As this is part of an ongoing project that has specific software requirements, I confirm this purchase as sole source. Please obtain City Council approval and proceed with your purchase.

Thank you.

Gary Moskaluk Purchasing Director City of Pinellas Park (727)369-5711

On Wed, Oct 31, 2018 at 3:39 PM Will Herbert <wherbert@pinellas-park.com> wrote:

Gary,

Here is the info including the sole source for the purchase of electronic meters.

Please look over and advise.

Thank you sir, Will

Will Herbert City of Pinellas Park Utilities Supervisor Office (727) 369-5737

Cell: (727) 214-7845 Fax: (727) 369-5797

wherbert@pinellas-park.com



Staff Report

File #: 18-665, Version: 1 Agenda Date: 11/20/2018

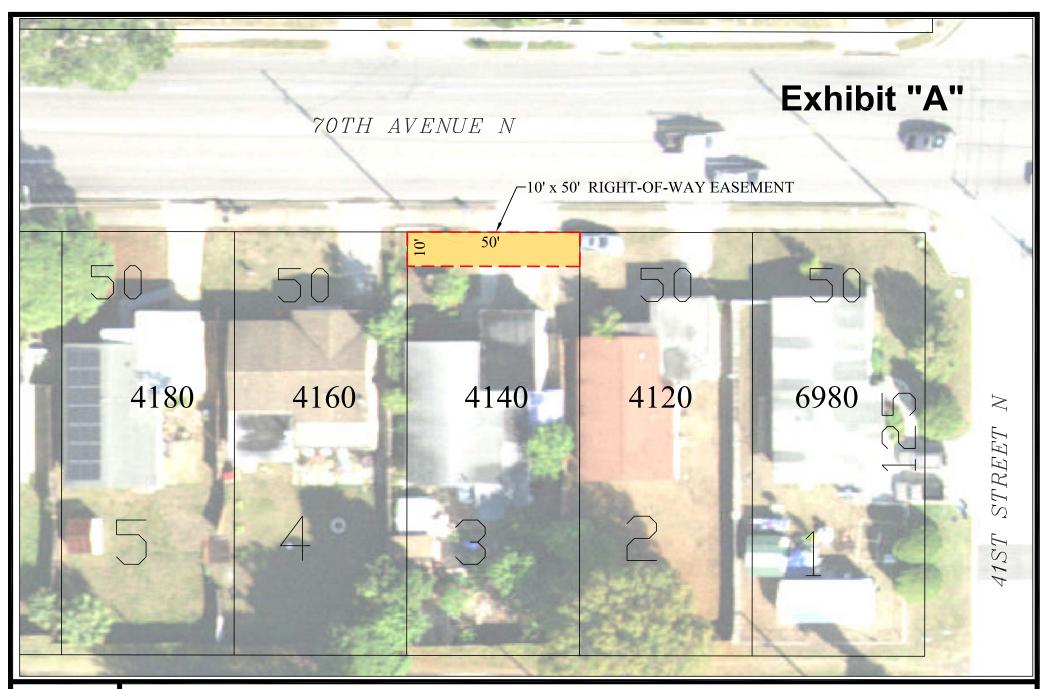
AUTHORIZATION FOR THE CITY OF PINELLAS PARK TO ACCEPT A RIGHT-OF-WAY EASEMENT FROM LISA KIRBY SMALLWOOD - 4140 70TH AVENUE

NOTE: The City of Pinellas Park has requested a right-of-way easement from Lisa Kirby Smallwood to increase the right-of-way width to the required width and for the installation of a potable water main, and for the future maintenance and operation of said equipment at 4140 70th Avenue.

ACTION: (Approve - Deny) Authorization for the Mayor to accept a right-of-way easement from Lisa Kirby Smallwood at 4140 70th Avenue.

RIGHT OF WAY EASEMENT

Mailing Address 1523 Planters Ridgat 5141 78th Avenue North, Pinella Second Part" are used herein for suas context requires.) WITNESSETH, That the said Part other valuable considerations, in ha grants and releases unto the Party of 27/30/16/10530/006/0030, Property	ge Lane, Alpharetta, Georgia, 30 as Park, Florida, 33781, Party of ingular or plural, the singular sharpy of the First Part hereby grants and paid by the said Party of the Second Part a Right Of Way Address, 4140 70th Avenue N	A.D., 2018, between Lisa Kirby Smallwood , 0004, Party of the First Part, and the City of Pinellas Park, located of the Second Part. ("Party of the First Part" and "Party of the shall include the plural, and any gender shall include all genders, as for and in consideration of the sum of ten dollars (\$10.00), and Second Part, the receipt whereof is hereby acknowledged, hereby (ay Easement over, across and through that portion of Parcel ID# North, Pinellas Park, Florida, 33781, as further described below tached hereto and made a part hereof.
BLOCK 6, BOULEVARD F	ARK NO.1, ACCORDIN	AND THROUGH THE NORTH 10.00' OF LOT 3, NG TO THE PLAT THEREOF, AS RECORDED IN RDS OF PINELLAS COUNTY, FLORIDA. NG 0.01 ACRES M.O.L.
	id Party of the First Part has her	this easement shall run with the land described above. The reunto set his Hand and Seal the day and year first above written. C: OWNER
(Wit.)		
State of Florida County of Pinellas	The foregoing instrument was ac	
	Personally known Type of identification produced _	or produced identification
ATTENTION NOTARY: Although the inform	ation requested below is OPTIONAL, it or	could prevent fraudulent attachment of this certificate to an unauthorized document.
THIS CERTIFICATE MUST BE ATTACHED TO THE DOCUMENT DESCRIBED AT RIGHT:	Title or Type of Document	RIGHT OF WAY EASEMENT ate of Document
	_	_
		-





10' x 50' RIGHT-OF-WAY EASEMENT 4140 70TH AVENUE NORTH PINELL&S PARK, FL 33781

City of LAS PARK

7273230888

5141 78TH AVE. • P.O. BOX 1100 PINELLAS PARK, FL 33780-1100

Please Respond To:

James W. Denhardt, City Attorney Lauren Christ Rubenstein, Assistant City Attorney Denhardt and Rubenstein, Attorneys at Law 2700 First Avenue North St. Petersburg, Florida 33713 (727) 327-3400 - Telephone (727) 323-0888 - Facsimile

October 31, 2018

Mr. Aaron Petersen Construction Services Director City of Pinellas Park P. O. Box 1100 Pinellas Park, Florida 33780-1100

RE: City Document #18-341

Right-of-Way Easement for 4140 70th Avenue

Dear Mr. Petersen:

I have received and reviewed the above-referenced Right-of-Way Easement and Exhibit A. Assuming that the legal description is correct, I would approve of the Easement as to form and correctness.

Very truly yours,

James W. Denhardt

City Attorney

Doug Lewis, City Manager CC:

Diane M. Corna, MMC, City Clerk Patrick Murphy, Asst. City Manager

Bart Diebold, Public Works Administrator

JWD/dh

18-341.10312018.LAP.ROW Easement for 4140 70th Ave.wpd



PHONE

· (727) 369-0700

FAX

· (727) 544-7448





City of Pinellas Park

Staff Report

File #: 18-667, Version: 1 Agenda Date: 11/20/2018

AUTHORIZATION FOR THE MAYOR TO SIGN AN ACCESS AGREEMENT WITH THE STATE OF FLORIDA, DEPARTMENT OF ENVIRONMENTAL PROTECTION (FDEP) FOR CONDUCTING AN ENVIRONMENTAL ASSESSMENT AT 6101 78TH AVENUE NORTH

NOTE: The State of Florida, Department of Environmental Protection (FDEP) is conducting an environmental assessment at 6101 78th Avenue North as part of the Petroleum Restoration Program (PRP).

ACTION: (Approve - Deny) Authorization for the Mayor to sign an access agreement with the State of Florida, Department of Environmental Protection (FDEP) for conducting an environmental assessment at 6101 78th Avenue North.



Petroleum Restoration Program SITE ACCESS AGREEMENT

1. <u>The Parties</u>. The undersigned real property owner, City of Pinellas Park ("Owner"), hereby give(s) permission to the State of Florida, Department of Environmental Protection (FDEP) ("Department") and it's Contractor, subcontractors, and vendors ("Contractor"), to enter the Owner's property ("the Property") 6101 78th Ave N, Pinellas Park, Florida with FDEP Facility ID# 528520551.

<u>The Property</u>. Owner owns the certain parcel(s) 29-30-16-79470-000-0010 of real property located at 6101 78th Ave N, Pinellas Park, Pinellas County, Florida (the "**Property**"), depicted on the attached legal description as Exhibit "A."

- 2. <u>Permissible Activities</u>. This Site Access Agreement ("Agreement") is limited to activities which may be performed by the Department or its Contractors pursuant to Chapter 62-780, Florida Administrative Code (F.A.C.), without cost to the Owner (unless required in a separate agreement or is statutorily required for FPLRIP or ATRP programs) to locate contamination, determine contamination levels and, when necessary, remove and remediate contamination which may be performed by the Department and its Contractor. This access is provided only for the contamination either eligible for a state-funded cleanup or is being investigated pursuant to a consent order with the Department. If the contamination is eligible for state funding, nothing herein is intended to modify the requirements and limitations of the eligibility program or order. The following activities are included in this Agreement but are not limited to this list:
 - conduct soil, surface, subsurface, and groundwater investigations, including but not limited to entry by a drill rig vehicle and/or support vehicles;
 - install and remove groundwater monitoring wells;
 - · use geophysical equipment;
 - use an auger for collecting soil and sediment samples;
 - locate existing wells;
 - collect waste, soil, and water samples;
 - remove, treat and/or dispose of contaminated soils and water;
 - remove contaminated soil by digging with backhoes, large diameter augers and similar equipment;
 - install, operate, and remove remedial equipment;
 - install and remove utility connections;
 - trenching for connection of remediation wells to equipment; and
 - conduct surveys, prepare site sketches, and take photographs.
- 3. <u>Duration and Termination of Access</u>. This Agreement is granted, without any fee or charge to the Department or Contractor, for so long as is necessary to assess, remove, monitor and remediate the contamination on the Property. Access shall be allowed for the Department (including its employees and contracted site managers with Teams 5 and 6 or local government, if applicable) immediately upon the execution of this Agreement. However, access for a Contractor can be contingent upon the Owner timely entering into a separate site access agreement with the Contractor (if the Owner wants a separate agreement with the Contractor please check the appropriate box at the end of this document). Such agreement with a Contractor is not binding upon the Department. This Agreement shall continue until the Department's entry of a site rehabilitation completion order pursuant to Rule 62-780.680, Florida Administrative Code, or low-scored site initiative no further

action order pursuant to Section 376.3071(12)(b), Florida Statutes ("Order"). At which time the Owner shall be provided a copy of the Order and this Agreement shall be automatically terminated.

- 4. <u>Work Performed during Business Hours</u>. The Department and Contractor may enter the Property during normal business hours and may also make arrangements to enter the Property at other times after agreement from the Owner.
- 5. <u>Environmental Infrastructure and Well Permits.</u> The owner authorizes the Department and the Contractor to act as its authorized representative in signing all required forms and documents necessary for obtaining applicable permits related to environmental infrastructure improvements including well construction, repair, maintenance, modification, and abandonment pursuant to Chapter 373 F.S.
- 6. <u>Activities Comply with Applicable Laws</u>. The Department and Contractor agree that any and all work performed on the Property and in association with this Agreement shall be done in a good, safe, workmanlike manner, and in accordance with applicable federal and state statutes, rules and regulations.
- 7. <u>Proper Disposal of Contaminated Media</u>. The Department and Contractor shall ensure that soil cuttings, any work materials, and water generated shall be disposed of in accordance with Environmental Laws. All soil cuttings, waste materials and development water generated shall be promptly removed from the Property.
- 8. <u>Property Restoration</u>. The Department shall pay the reasonable costs of restoring the Property as nearly as practicable to the conditions which existed before activities associated with contamination assessment or remedial action were taken.
- 9. Owner's Non-Interference. The Owner shall not interfere with the Department or Contractor when performing the Permissible Activities. Owner shall not damage any equipment including wells, piping, and remediation system that may be located on the Property. Owner shall notify the Department 90 days prior to commencement of any construction, demolition or other work on the Property that may damage or destroy any part of the equipment installed under this Agreement. If the Department anticipates that the remediation equipment will not be used for over one calendar year, the Owner can request removal of the remediation equipment if it is interfering with the operation of the business or with planned construction activities.
- 10. Non-revocable. If Property is the source of the discharge that is eligible for State funded remediation pursuant to Chapter 376, Florida Statutes, access to the Property is required and Owner may not revoke this Agreement with the Department until the appropriate site rehabilitation completion order is issued under Chapter 62-780.680 or a low-scored site initiative order issued pursuant to Section 376.3071(12)(b), Florida Statutes, is final.
- 11. <u>No Admission</u>. The granting of this Agreement by the Owner is not intended, nor should it be construed, as an admission of liability on the part of the Owner for any contamination discovered on the Property.
- 12. Owner's Use of Property. The Owner retains the right to use the Property, and the Department and its Contractors will work with the Owner regarding minimizing activities that may interfere with the Owner's management and use of the Property. However, neither the

Department nor the Contractor are responsible for any inconvenience, economic injury, or business damage that Owner may suffer due to the performance of any Permissible Activity. This agreement does not modify any legal right the parties may have regarding negligent acts.

- 13. Owner's Release of Claim. If Owner selected a qualified contractor (not an agency term contractor), the Owner hereby releases the Department from any and all claims against the Department performed by the Owner's selected contractor arising from or by virtue of, the Permissible Activities.
- 14. <u>Injury to Department</u>. The Owner shall not be liable for any injury, damage or loss on the Property suffered by the Department, Department employees or Contractors not caused by the negligence or intentional acts of the Owner's agents or employees.
- 15. <u>Indemnification</u>. The Department does not indemnify the Owner, see paragraph 16. The Contractor has indemnified the Department. However, if the Owner chooses to enter into a separate access agreement with the Contractor, the Contractor is not prohibited from indemnifying Owner as long as such indemnification does not conflict with the Contractor's indemnification of the Department. Where no conflicts exist, any subsequent indemnification by the Contractor to any party associated with the Permissible Activities is subservient and subordinate to the Contractor's indemnification of the Department.
- 16. <u>Sovereign Immunity</u>. The Department acknowledges and accepts its responsibility under applicable law (Section 768.28, Florida Statutes) for damages caused by the acts of its employees while on the Property.
- 17. <u>Public Records</u>. All documents created or received associated with the Permissible activities are a public record pursuant to Chapter 119, Florida Statutes. The Owner may retrieve any documents or other information related to the Permissible Activities online using the facility number reference above.

 http://depedms.dep.state.fl.us/Oculus/servlet/login?action=login
- 18. Entire Agreement. This Agreement shall constitute the entire agreement between the Department and the Owner regarding this grant of access to the Department as stated herein. No modification, amendment or waiver of the terms and conditions of this Agreement shall be binding upon Department unless approved in writing by an authorized representative of Owner and Department.
- 19. Governing Law and Venue. This Agreement shall be governed by and construed in accordance with the laws of the State of Florida. Venue for any action or proceeding arising from or relating to this Agreement shall be in the appropriate Florida court having jurisdiction located in Leon County, Florida.
- 20. <u>Severability</u>. Any provision of this Agreement that is prohibited or unenforceable shall be ineffective to the extent of such prohibition or unenforceability without invalidating the remaining provisions hereof.
- 21. <u>No Third Party Beneficiaries</u>. This Agreement is solely for the benefit of the parties hereto and their respective successors and assigns and shall not be deemed to confer upon third parties any remedy, claim, liability, or reimbursement, claim of action or other right.

A.	Are additional requirements attached to this agreement? Note: Additional requirements mu be on a separate page titled Exhibit B and include the facility ID#, owner signature and date on the pag
	O YES ONO
В.	Do you wish to participate or provide input with respect to rehabilitation of this facility?
	OYES ONO
C.	Do you wish to exercise the option to reject one Contractor prior to assignment of work?
	OYES ONO
D.	Do you want the Contractor to contact you to obtain a separate site access agreement? Note: Additional site access agreements must be completed between the owner and Contractor within ninety (90) calendar days.
	OYES ONO
signing all	Permits. The Owner authorizes the Department and its Contractor to act as its agent in I required forms and documents necessary for obtaining applicable permits related to truction, repair, maintenance, modification, and abandonment pursuant to Chapter 373

Florida Statutes.

Signature of each Pr	roperty Owner	Signature of Witness	Signature of Witness		
Print Name	Date	Print Name	Date		
Property Owner Ma	iling Address				
Property Owner Tel	ephone or Cell Phon	e Number			
Property Owner E-r	nail Address				
Accepted by the Sta Austin Hofmeister Program Administra		ment of Environmental Protection Signature of Witness	n:		
Petroleum Restorati	on Program				
Date		Print Name	Date		
Attachments: Exhib	it A- Legal descripti	on of the Property. FDEP			
Coordinates (Degre	es Minutes Seconds)	for Facility ID#: 528520551			
Latitude 27° 50' 35 Longitude 82° 43' (

Exhibit A

Legal Description: SECURITY ACRES SEC A LOTS 1 THRU 7 & VAC ST ON E LESS S 5FT FOR ST & LOT 40 LESS S 5FT FOR ST & LOTS 41 THRU 50 & THAT PT OF MODEL FARM NO 1 LYING S & W OF RR LESS S 30FT FOR 78TH AVE N TOGETHER WITH S 25FT OF VAC PT OF 80TH AVE N LYING E OF 62ND ST N & W OF CSX RR PARCEL & N OF SD LOT 50 (PER O.R. 16503 PG 276 & O.R. 4033 PG 353

Facility ID: 528520551

Exhibit B

Paragraph 19 of the Agreement provides for the governing law and venue. Such paragraph is hereby amended and such amendment shall supersede paragraph 19 as it appears in the Agreement.

19. Governing Law and Venue. This Agreement shall be governed by and construed in accordance with the laws of the State of Florida. Venue for any action of proceeding arising from or relating to this Agreement shall be in the appropriate Florida court having jurisdiction located in Pinellas County, Florida. Signature of each Property Owner Signature of Witness **Print Name** Date Print Name Date **Property Owner Mailing Address** Property Owner Telephone or Cell Phone Number Property owner E-mail Address Accepted by the State of Florida Department of Environmental Protection: **Austin Hofmeister** Signature of Witness Program Administrator Petroleum Restoration Program **Print Name** Date Date Coordinates (Degrees Minutes Seconds) for Facility ID#: 528520551

Latitude 27° 50′ 35.6794″ Longitude 82° 43′ 09.6749″

PINELLAS PARK

5141 78TH AVE. • P.O. BOX 1100 PINELLAS PARK, FL 33780-1100

Please Respond To:

James W. Denhardt, City Attorney Lauren Christ Rubenstein, Assistant City Attorney Denhardt and Rubenstein, Attorneys at Law 2700 First Avenue North St. Petersburg, Florida 33713 (727) 327-3400 - Telephone (727) 323-0886 - Facsimile

October 29, 2018

Mr. Aaron Petersen Construction Services Director City of Pinellas Park P. O. Box 1100 Pinellas Park, Florida 33780-1100

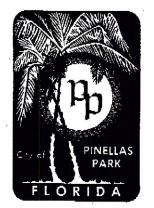
RE: City Document #18-337

Petroleum Restoration Program - Site Access Agreement

Dear Mr. Petersen:

I have received and reviewed the above-referenced Agreement. I note that paragraph 19 of the Agreement states that the venue for any action or proceeding arising from or relating to this Agreement shall be in Leon County, Florida. I would recommend this be changed to Pinellas County, Florida. If the Department of Environmental Protection is not willing to make such a change, it will be an administrative decision whether to enter into an agreement which may potentially expose the City to litigation in Leon County.

Additionally, page 4 of the Agreement has several questions that need to be answered. Question A allows for any additional requirements to be attached to the Agreement. I am not aware of any additional requirements that the City is seeking at this time, but if any should arise, this question should be answered in the affirmative and an Exhibit B will need to be created. The answers to questions B through D will not affect my legal opinion as to form and correctness, but should be carefully analyzed by the City and appropriately answered.



FLORIDA

PHONE

• (727) 369-0700

FAX

• (727) 544-7448





Mr. Aaron Petersen October 29, 2018 Page 2

Subject to any changes or additions required by Risk Management, once the above items have been addressed, I would approve of the Agreement as to form and correctness.

Very truly yours,

James W. Denhardt City Attorney

CC:

Doug Lewis, City Manager

Diane M. Corna, MMC, City Clerk Patrick Murphy, Asst. City Manager Bart Diebold, Public Works Administrator

JWD/dh

18-337.10292018.LAP.Petroleum Restoration Program.wpd

PINELLAS PARK

5141 78TH AVE. • P.O. BOX 1100 PINELLAS PARK, FL 33780-1100

Please Respond To:

James W. Denhardt, City Attorney Lauren Christ Rubenstein, Assistant City Attorney Denhardt and Rubenstein, Attorneys at Law 2700 First Avenue North St. Petersburg, Florida 33713 (727) 327-3400 - Telephone (727) 323-0888 - Facsimile

October 31, 2018

Mr. Aaron Petersen Construction Services Director City of Pinellas Park P. O. Box 1100 Pinellas Park, Florida 33780-1100

RE: City Document #18-340

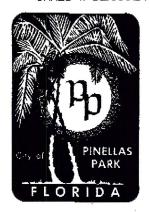
NorthStar Contracting Group Site Access Agreement Request

Dear Mr. Petersen:

I have received and reviewed NorthStar Contracting Group's response to the proposed change in the Petroleum Restoration Program Site Access Agreement (City Document 18-337). I would suggest that the following language be utilized for the proposed Exhibit B:

Paragraph 19 of the Agreement provides for the governing law and venue. Such paragraph is hereby amended and such amendment shall supercede paragraph 19 as it appears in the Agreement.

19. This Agreement shall be governed by and construed in accordance with the laws of the State of Florida. Venue for any action or proceeding arising from or relating to this Agreement shall be in the appropriate Florida court having jurisdiction located in Pinellas County, Florida.



FLORIDA

PHONE

• (727) 369-0700

FAX

• (727) 544-7448





Mr. Aaron Petersen October 31, 2018 Page 2

Make sure to also include the Facility ID and date on Exhibit B, as well as the signature block for the Mayor (who will also sign the Access Agreement).

Very truly yours,

James W. Denhardt City Attorney

cc:

Doug Lewis, City Manager

Diane M. Corna, MMC, City Clerk Patrick Murphy, Deputy City Manager Bart Diebold, Public Works Administrator

JWD/dh

18-340,10312019.LAP.NorthStar Site Access Agmt.wpd



City of Pinellas Park

Staff Report

File #: 18-679, Version: 1 Agenda Date: 11/20/2018

<u>AUTHORIZATION FOR NEGOTIATIONS - CONSULTANT FOR RFP 18/009, COMPREHENSIVE EMERGENCY MANAGEMENT PLAN (CEMP)</u>

NOTE: The RFP Evaluation Committee, in accordance with Resolution 15-12, has reviewed the proposals submitted and recommends three consultants in the following order: 1) The Olson Group, LTD; 2) Advanced Planning Consultants, LLC; and 3) Disasters, Strategies & Ideas Group, LLC. Upon Council's recommendation and authorization, the City Manager will negotiate competitively with the most qualified firm; and, should he fail to reach an agreement, he will then negotiate with the remaining firms in order of preference, in accordance with Section 287.055, Florida Statutes.

ACTION: (Approve - Deny) Authorization for City Manager to negotiate with the firms recommended by the Evaluation Committee, in order of preference as recommended, for RFP 18/009.

RFP 18/009 COMPREHENSIVE EMERGENCY MANAGEMENT PLANNING (CEMP)

ORAL PRESENTATONS TOTALS	ADVANCED PLANNING CONSULTANTS LLC	DISASTERS, STRATEGIES & IDEAS GROUP LLC	THE OLSON GROUP LTD
Firm's or individual's capabilities to perform the work; (20 points)	69	62	86
Firm's or individual's adequacy of Personnel; (10 points)	24	30	42
3. Firm's or individual's past record; (15 points)	50	46	61
4. Firm's or individual's experience; (15 points)	51	47	61
5. Firm's or individual's willingness to meet required time and budget requirements; (10 points)	35	34	41
6. Firm's or individual's location; (5 points)	16	10	21
7. Firm's or Individual's projected work loads and work previously awarded by the City to all Firm's or Individuals submitting proposals, for the purpose of considering an equitable distribution of the award of contracts; (3 points)	10	8	11
8. Firm's or individual's use of local labor or materials/supplies within the City of Pinellas Park; (10 points)	8	4	35
9. Firm's or individual's as an MBE (Minority Business Enterprise)/MWBE (Minority of Women Owned Business); (3 points)	0	0	8
10. Firm's or individual's familiarity with CEMP planning & compliance; (9 points)	33	41	39
TOTAL PURCHASING WILL COMPLETE THE CALCULATIONS	296 (2)	282 (3)	405 (1)



City of Pinellas Park

Staff Report

File #: 18-670, Version: 1 **Agenda Date: 11/20/2018**

CONSIDERATION OF A REQUEST TO ESTABLISH AN OUTDOOR STORAGE AREA WITH A WAIVER TO THE 6 FOOT HIGH SOLID WALL REQUIREMENT FOR OUTDOOR STORAGE ADJACENT TO A RIGHT-OF-WAY FOR A PARCEL OF LAND GENERALLY LOCATED AT 8111 63RD STREET IN THE M-1 LIGHT INDUSTRIAL ZONING DISTRICT - (MS 2019-3, Thomas & **Christina Barber**)

NOTE: The applicant proposes to establish an outdoor storage area for recreational vehicles and boat trailers. An existing double fence consisting of 6 foot high chain link with barbs inside a 6 foot high solid PVC fence would serve as a substitute for the required wall.

ACTION: (Approve - Deny) MS 2019-3 for a proposed outdoor storage area with a waiver to the required 6 foot high solid wall.

CASE NUMBER: MS 2019-3

OWNER: Thomas & Christina Barber

City Council:

November 20, 2018

I. GENERAL INFORMATION

A. Request:

Establish an outdoor storage area with a waiver to the 6' solid wall requirement for outdoor storage adjacent to a right-of-way for a property located in the M-1 Light Industrial Zoning District. An existing double fence consisting of a 6' chain link with barbs inside a 6' high solid PVC fence would serve as a substitute for the wall requirement.

B. Proposed use:

Commercial with Outdoor storage

C. Location:

8111 63rd Street, Pinellas Park FL 33781

D. Site Area:

0.82 acre MOL

E. Land Use Plan Designation:

IL (Industrial Limited)

Zoning Classification:

M-1 (Light Industrial)

F. Public Notification:

NA

G. Legal Advertising:

NA

H. Legal Description:

PINELLAS PARK INDUSTRIES LOT 6 & S 1/2 OF VAC PVT R/W ADJ ON N PER O.R. 13580/895

II. <u>SITE AND VICINITY CHARACTERISTICS</u>

A. Zoning/Development History:

This property is a lot of record and has not been platted according to the City's records. The original structure was demolished and a new 12,600 square foot commercial structure was built in 2006.

B. Site Characteristics:

The subject parcel is a corner lot located at the intersection of 63rd Street and 80th Avenue. There is currently a 12,600 gross square foot building on the property with associated vehicular use area in the front.

C. Vicinity Characteristics:

AREA	LAND USE PLAN	ZONING	EXISTING CONDITIONS
NORTH	IL	M-1	Public Works Operations Center
SOUTH	RU	R-1	Single family residential
EAST	IL	M-1	Light Manufacturing
WEST	RU	R-1	Single family residential

D. Essential Services Summary:

Interim Planning & Zoning Director:

No objection

Building Division Director: No objection

110 00,000.01

Life Safety Management:

No objection/Comments

Storage must still provide access to building, No portable refueling station system without a permit.

Police Department Crime Prevention Officer:

No objection/Comments
They are already storing vehicles. Recommend adequate lighting to deter break-ins and thefts at the location. Perhaps video surveillance if not already installed.

Public Works Divisions:

Public Works Administrator:

Engineering Services Director:

Utilities Division Director:

Transportation & Stormwater Director:

No objection

No objection

No objection

PPWMD Executive Director:

No objection

Neighborhood Services No objection/Comments

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We performed a site inspection and reviewed the application and found no violations at this time.

Community Development Administrator:

E. Applicable Codes:

Sec. 18-1530.11. - OUTDOOR STORAGE. (A)

Zoning District	Permitted?	Yards Where Prohibited	% Lot Coverage	Enclosure Required	Accessory Use Only?
M-1	Yes	Front and Secondary Front	N/A	6' min. wall adjacent to R.O.W., residential, mixed-use, quasi-public zoning; 6' fence on other sides.	No

III. WAIVER REQUEST

Pursuant to Section 1530.11(A)4, a waiver to the requirement for a solid wall may upon written request be considered by City Council, except where the property upon which the outdoor storage area is located abuts or functionally abuts residential, mixed use or public/semi-public zoned properties. In determining whether or not to grant a request to allow a solid fence, City Council shall consider the following criteria:

- Use of abutting properties
- Right-of-way classifications,
- Extent of existing solid fencing within the surrounding area,
- Fence material proposed, and
- Length of proposed fence/wall

<u>Analysis</u>: The primary business on the subject property is light manufacturing. The owners have had an active BTR since 1999 at a prior location in Pinellas Park and have recently transferred the BTR to the subject parcel. They would like to utilize the vacant area for storage of recreational vehicles and boats, which they say is a growing demand in the area.

The BTR for TBC Ventures, LLC DBA Integrity Industries states "no outdoor storage." Article 15 Section 18-1530-11 of the Land Development Code allows the establishment of outdoor storage in "M-1" Light Industrial Zoning District with a required 6' wall installed adjacent to right-of-way. The owner has requested a waiver to the wall requirement to allow the existing double fence consisting of a 6' chain link with barbs inside a 6' high solid PVC fence along the south and the west property lines as a substitute for the wall requirement. The properties to the south and the west are residential.

In determining whether to grant a request to allow a solid fence in place of a wall, City Council shall consider the following criteria: use of abutting properties, right-of-way classifications, extent of existing solid fencing within the surrounding area, fence material proposed, and length of proposed fence/wall.

2W11/8/18

<u>Analysis</u>: Functionally abutting properties to the south and west are residential. The property to the east is light manufacturing. The property to the north is the Public Works Operations Center. The right-of-way classifications are local streets.

Along 80th Avenue, there is existing solid fence along the side yards of the residential lots. Along 63rd Street, the residential front yards are open with no shielding to the surrounding area.

IV. <u>DEVELOPMENT CONSIDERATIONS</u>

1. A Building Permit is to be obtained within six months of approval.

V. MOTION

(Approve – Deny) A request to establish an outdoor storage area with a waiver to the requirement for an enclosure to the outdoor storage area from a solid wall as required by Section 18-1530.11 "Outdoor Storage" to allow the existing double fence consisting of a 6' chain link with barbs inside a 6' high solid PVC fence to serve as a substitute for the wall requirement for a parcel of land generally located at 8111 63rd Street.

City of Pinellas Park, Florida APPLICATION FOR MISCELLANEOUS CASES

FOR OFFICE USE ONLY
CASE # MS 2019-3 PZ MEETING: NA CC MEETING: 1120 18
PLAT SHEET: A5 RELATED CASES: RECEIPT NUMBER: 043/85
ZONING DISTRICT: W LAND USE DESIGNATION: L DATE RECEIVED: 10/9/18

REQUEST AND PROPERTY INFORMATION
REQUEST (CHECK ONE):
Preliminary site plan approval ("M-1" & "IH" abutting or functionally abutting residential/mixed use zoning districts) Preliminary site plan approval "T-2", "P", "OS", "PRES" Alcoholic Beverage Waiver Waiver of Separation Requirements for Clubs/Lodges Landscape Waiver Release of Unity of Title Lot Line Adjustment Other Miscellaneous
SPECIFIC REQUEST: Authorize MARIANCE FOR USE OF CHAINLINK WITH PRIVACE FENCING DUENTOP INSTEAD OF CONCRETE Block WALL to ALLOW FOR RV AND BUAT
GENERAL LOCATION OF PROPERTY OR ADDRESS: 8111 63 PL ST. N. PINEULAS PARK FL. 3
PROPERTY SIZE (Acreage / Square Feet):
CURRENT USE (Number and Type of Buildings): Light Manufacturing Assembly M-/
PARCEL NUMBER(S): 29-30-16-71168-000-0060
LEGAL DESCRIPTION: LOT 6, BLOCK, SUBDIVISION PINEURS PARK TUBUSTINES
OR METES AND BOUNDS DESCRIPTION (attach is lengthy):

OWNER/APPLICANT INFORMATION
PROPERTY OWNER: /HOMAS & CALISTINA DALBEL PHONE: (74) 52/-1940
PROPERTY OWNER: THOMAS & CALISTINA BALBEL PHONE: (727) 521-1940 ADDRESS/CITY/ZIP: 4738 68th TERRACE N PINEURS PARK, FL. 33781
AUTHORIZED AGENT: PHONE: ()
ADDRESS/CITY/ZIP:
OTHER REPRESENTATIVE: PHONE: ()
ADDRESS/CITY/7IP·

AFFIDAVIT OF OWNERSHIP

STATE OF FLORIDA - COUNTY OF PINELLAS:

THOMAS E, BARL	
ChEKTINA Me BAN	
That (I am/we are) the owner(s) and record title holder 1.	er(s) of the following described property, to wit:
ADDRESS OR GENERAL LOCATION:	. 0 0
8/11 63 5T. N	! PINELLAS PARK, FL. 33781
	I directly on this sheet. If too lengthy, type on separate sheet titled "Exhibit A" and attach:
PINEUAS PARK INDUSTRO	IES LOT 6 & 5 1/2 OF VAC PUT 4/W ASS ON N PER C
	n application is being made to the City of Pinellas Park, Florida (NATURE OF REQUEST):
Authorize VAZIANCE	to uticizE EXISTING Chairmant/PRIVACY FENCING
IN-LEIU OF COM	LETE Block WALL.
 That the undersigned (has/have) appointed and (does necessary to affect such application. 	s/do) appoint as (his/their) agent(s) to execute any petitions or other documents
That this affidavit has been executed to induce the C property to make inspections as are necessary to visu SIGNED (PROPERTY OWNER)	ity of Pinellas Park, Florida, to consider and act on the above described property; to include City representatives to enter upon palicy site conditions and/or determine compatibility. SIGNED (PROPERTY OWNER)
STATE OF FLORIDA	The foregoing instrument was acknowledged before me this
COUNTY OF Pinchas	By Thomas Bucker and Christina Barbor.
ol a de JONATHAN SHAW	(Hame of person acknowledging and bitle of position) S
Notary Public. State of Florida Commission# GG 195349 My comm. expires May 6, 2022	who is personally known to me or who has produced
	as identification and who did (did not) take an eath. Notary Public, Commission No. 64 195349.
(SEAL ABOVE)	AMI MANA
(Name of Notary typed, printed or stamped)

November 2, 2018

Centerlines

Private Roads

0 0.0325 0.065 0.065 0.13 km

City of Pinellas Park, Jason A Griffin, Kewin Martow
Sources: Earn, HERE, Caemin, Internep, Increment P Corp., GEBCO, USGS, FAO, NPS, MRCAN, Geoßase, IGN, Kaddaster NL, Crdnarce Suney, Earl Japan, METI, Esn China (Hong Kong), swisstopo, © OpenStreeMM ap

0.08 mi

1:2,532

0.02

