

**AGENDA  
TOWN OF JUPITER  
TOWN COUNCIL SPECIAL MEETING  
TOWN COUNCIL CHAMBERS  
TUESDAY, MAY 18, 2021  
6:00 P.M.**

Call to Order

Invocation; Moment of Silence; and Pledge of Allegiance

**Roll Call:**

Mayor Todd R. Wodraska  
Vice-Mayor Cameron May  
Councilor Ron Delaney  
Councilor Ilan G. Kaufer  
Councilor Jim Kuretski  
Town Manager Matt Benoit  
Town Attorney Thomas J. Baird

**REPORTS**

**TOWN ATTORNEY**

1. Recess for Attorney-Client Session to discuss the pending litigations in the cases styled, Jupiter Tequesta Athletic Association, Inc., v. Malcolm H. Boyle and Jupiter Soccer, Inc., d/b/a Rise FC, and Malcolm H. Boyle and Jupiter Soccer, Inc. d/b/a Rise, FC v. Jupiter Tequesta Athletic Association, Inc. and the Town of Jupiter. #

**RECONVENE COUNCIL MEETING**

**ORDER OF BUSINESS FOR QUASI-JUDICIAL HEARINGS:**

- Swearing In (For anyone planning to address Council)
- Disclosure of ex parte communications (Council only)
- Presentation by applicant
- Staff and Planning and Zoning Commission recommendations
- Public to be heard – Three (3) minute limit
- Motion on the floor

**If you plan to watch the meeting online and would like to submit a public comment, please send your comment in advance to [TownClerk@jupiter.fl.us](mailto:TownClerk@jupiter.fl.us) by Friday, May 14, 2021 at noon.** Your written comment will not be read during the meeting, but will be provided to the Council in advance of the meeting for their consideration during the meeting. Include your name, address, and your written comment in the email. If you do not have access to email and wish to make a comment, please call the Town Clerk's office at 561-741-2352 by the deadline.

If you wish to attend please note, masks are encouraged and seating in Council Chambers has been adjusted to accommodate for social distancing. **If you would like to speak on any item, please submit a Comment Card.**

### **CITIZEN COMMENTS**

All Non-agenda items are limited to three (3) minutes. Anyone wishing to speak is asked to state his/her name and address for the record prior to addressing the Town Council. **Council will not discuss these items this evening. Any issues will be referred to Staff for investigation; a report will be forwarded to Council; and citizens will be contacted.**

### **MINUTES**

2. May 4, 2021 Town Council Meeting Minutes. [\[TAB 2\]](#)

### **CONSENT AGENDA**

All items listed in this portion of the agenda are considered routine by the Town Council and will be enacted by one motion. There will be no separate discussion of these items unless a Councilor or citizen so requests; in which event, the item will be removed and considered at the beginning of the regular agenda.

### **PUBLIC HEARING**

#### **3. Sandpiper Cove**

- A. **Ordinance 10-21, Second Reading– Quasi-judicial** - A Planned Unit Development (PUD) amendment to modify the architecture requirements and update the elevations for the multifamily buildings on a 49.4 +/- acre property located on the east side of the intersection of Military Trail and Indian Creek Parkway within Seaplum PUD.
  - B. **Resolution 52-21, – Quasi-judicial** - A site plan amendment to modify the architecture requirements and update the elevations for the multifamily buildings on a 45.9 +/- acre property located on the east side of the intersection of Military Trail and Indian Creek Parkway within Seaplum PUD. [\[TAB 3\]](#)
4. **Ordinance 9-21, First Reading, Specialty Hospitals** – Applicant initiated zoning text amendments to define specialty hospital; add it to the Medical Center (MC) district as a use by right and the Commercial General (C2), Commercial Office (C3), Industrial High Technology and Employment Center (I4) districts and the Workplace and Institutional subdistricts of the Mixed Use (MXD) district as a special exception use; and provide supplemental regulations. (Second Reading – 6/15/21) [\[TAB 4\]](#)

### **PUBLIC BUSINESS**

5. **Resolution 53-21**, Approving contract award recommendation to Bearing Point Construction, Inc. for Water Treatment Plant Gas Removal Improvements (W1912) in the amount of \$204,456. [\[TAB 5\]](#)
6. **Resolution 54-21**, Approving contract award recommendation to Brenntag Mid-South, Inc. for Supplying Liquid Chlorine (W2206A) for Fiscal Year 2022 at a cost of \$589.30 per ton. [\[TAB 6\]](#)
7. **Resolution 56-21**, Approving contract award recommendation to Univar Solutions USA, Inc. for Supplying Sodium Hydroxide (Caustic) to the Water Treatment Plant (W2206C) for Fiscal Year 2022 at a cost of \$427 per ton. [\[TAB 7\]](#)

## **CONSENT AGENDA**

### **PUBLIC BUSINESS**

8. **Resolution 57-21**, Approving contract award recommendation to Carus LLC for a three (3) year contract for Supplying Corrosion Inhibitor to the Water Treatment Plant (W2206D) beginning in Fiscal Year 2022 at a cost of \$0.443 per pound. [\[TAB 8\]](#)
9. **Resolution 58-21**, Approving contract award recommendation to Tanner Industries, Inc. for Supplying Anhydrous Ammonia to the Water Treatment Plant (W2206G) for Fiscal Year 2022 at a cost of \$0.7050 per pound. [\[TAB 9\]](#)
10. **Resolution 59-21**, Approving contract award recommendation to Florida Design Drilling Corporation for Raw Watermain improvements for Surficial Aquifer (SA) Wells 8A-12A and Site Demolition for SA Wells 6-12 (W1817B) in the amount of \$385,000. [\[TAB 10\]](#)
11. **Resolution 60-21**, Approving award of contract EPW 2021-06 Annual Roadway Striping to Southwide Industries, Inc. in an amount not to exceed \$126,568.40. [\[TAB 11\]](#)
12. **Resolution 62-21**, Authorizing the Mayor to execute a letter on behalf of the Town Council relating to Federal Infrastructure legislation funding. [\[TAB 12\]](#)
13. **Resolution 66-21**, Approving award of contract EPW 2021-02 Annual Street Resurfacing and miscellaneous roadway improvements to J.W. Cheatham, LLC in an amount not to exceed \$704,593. [\[TAB 13\]](#)
14. Approving the purchase order for Finished Water Blend Box Pump Replacement Parts with Afton Pumps, Inc. in the amount of \$102,399. [\[TAB 14\]](#)
15. Approving the Town's 2019-2020 Community Development Block Grant (CDBG) Consolidated Annual Performance Evaluation Report (CAPER) Program. [\[TAB 15\]](#)

## **REGULAR AGENDA**

### **PUBLIC HEARING**

16. **Ordinance 8-21, First Reading, Amending Sec. 9-13 Candidates for Office** - changing the dates of the Town's qualifying periods for all elections. (Second reading 6/15/21) [\[TAB 16\]](#)
17. **Ordinance 2-21, First Reading, Public Storage Expansion** – A Planned Unit Development (PUD) amendment with a request to increase the square footage on Lot 9, allow for an additional driveway to Toney Penna Drive, and waivers for reduced loading space size and drive-aisle width, on a 15.6± acre PUD, known as the Southern Park of Commerce, located at the southeast corner of Military Trail and Toney Penna Drive. (Second Reading – 6/15/21) [\[TAB 17\]](#)
18. **Ordinance 11-21, Second Reading, Historic Resources Board Membership** – Town-initiated zoning text amendment to Division 19 of Chapter 27 to reduce the size of the Historic Resources Board to five regular members and two alternate members, reduce the number of non-resident and layperson members, and reduce the alternate members term to one year. [\[TAB 18\]](#)

## **REGULAR AGENDA**

### **PUBLIC BUSINESS**

19. Approving appointments to the Town's Historic Resources Board. [\[TAB 19\]](#)
20. Approving of fee proposal agreement from Song and Associates, Inc. for Architectural and Engineering Services relating to the proposed Town Hall replacement project and authorization for the Town Manager to execute the proposed fee agreement in the amount of \$1,357,457. [\[TAB 20\]](#)

### **PRESENTATION**

21. Strategic Plan Update - Stormwater Utility Short and Long-term Planning. [\[TAB 21\]](#)

### **ROUNDTABLE**

22. **Medical Marijuana Dispensing Facilities Update** – Discussion on a 2021-2022 Strategic Priority to review the issue of medical marijuana in Jupiter. [\[TAB 22\]](#)

### **REPORTS**

#### **TOWN ATTORNEY**

#### **TOWN MANAGER**

#### **TOWN COUNCIL – LIAISON REPORTS AND COMMENTS**

### **ADJOURNMENT**

#### **Town Council Future Meetings**

June 1, 2021, 7PM – Town Council Meeting

June 15, 2021 7PM – Town Council Meeting

#### **NOTICE**

Town Council and CRA Meetings are now webcasted real-time and viewable on your computer or mobile device.

[www.jupiter.fl.us/Live](http://www.jupiter.fl.us/Live)

Back up material for the Town Council Meetings are available online one (1) week before the Regular Meetings

# = no materials attached \*revisions may occur\*

[www.jupiter.fl.us](http://www.jupiter.fl.us)

Section 2-64; Decorum, disturbing meeting

While the Town Council is in session, the members thereof and the public present in the Council chambers shall not, by conversation or otherwise, delay or interrupt the proceeding or the peace of the Council. It shall be unlawful for any person to disturb or disrupt a meeting of the Town Council or to refuse to obey the orders of the presiding officer in the conduct of the meeting and such person shall be subject to being summarily ejected from the meeting.

Note: Persons are advised that if they wish to appeal any decision made at this meeting, they will need a record of the proceedings and for such purpose, they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based, per Section 286.0105 of the Florida Statute.

5/17/2021 10:31 AM