

**SYNOPSIS
TOWN OF JUPITER
TOWN COUNCIL SPECIAL MEETING
TOWN COUNCIL CHAMBERS
TUESDAY, MAY 18, 2021**

Mayor Wodraska called the meeting to order at 6:01 P.M.

Roll Call: Mayor Todd R. Wodraska; Vice-Mayor Cameron May; Councilor Ron Delaney; Councilor Jim Kuretski; Town Manager Matt Benoit; Town Attorney Thomas J. Baird and Town Clerk Laura Cahill. Councilor Ilan Kaufer arrived at 6:05 P.M.

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.

At approximately 6:02 P.M. Mayor Wodraska recessed the Special Meeting for the private Attorney-Client Session.

RECONVENE COUNCIL MEETING

At approximately 7:09 P.M. Mayor Wodraska reconvened the Meeting. Those in attendance were Vice-Mayor Cameron May; Councilor Ron Delaney; Councilor Ilan Kaufer; Councilor Jim Kuretski; Town Manager Matt Benoit; Town Attorney Thomas J. Baird and Town Clerk Laura E. Cahill.

CITIZEN COMMENTS- Yes (2)

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.

Councilor Delaney moved to approve the May 4, 2021 Town Council Meeting Minutes; seconded by Vice-Mayor May; motion passed.

Wodraska
Yes

May
Yes

Delaney
Yes

Kaufer
Yes

Kuretski
Yes

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.

Councilor Delaney moved to approve the Consent Agenda; seconded Vice-Mayor May; motion passed.

Wodraska	May	Delaney	Kaufer	Kuretski
Yes	Yes	Yes	Yes	Yes

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.

Title read by Mr. Baird.

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.

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)

Title read by Mr. Baird.

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.

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.

CONSENT AGENDA

PUBLIC BUSINESS

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.
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.
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 \$0.705 per pound.
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.
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.
12. **Resolution 62-21**, Authorizing the Mayor to execute a letter on behalf of the Town Council relating to Federal Infrastructure legislation funding.
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.
14. Approving the purchase order for Finished Water Blend Box Pump Replacement Parts with Afton Pumps, Inc. in the amount of \$102,399.
15. Approving the Town's 2019-2020 Community Development Block Grant (CDBG Consolidated Annual Performance Evaluation Report (CAPER) Program.

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)

Councilor Delaney moved to approve Ordinance 8-21, First Reading; seconded by Vice-Mayor May; motion passed.

Title read by Mr. Baird.

Wodraska
Yes

May
Yes

Delaney
Yes

Kaufer
Yes

Kuretski
Yes

REGULAR AGENDA

PUBLIC HEARING

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)

Applicant withdrew request.

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.

Councilor Kuretski moved to approve Ordinance 11-21, Second Reading; seconded by Councilor Delaney; motion passed.

Title read by Mr. Baird.

Wodraska	May	Delaney	Kaufer	Kuretski
Yes	Yes	Yes	Yes	Yes

PUBLIC BUSINESS

19. Approving appointments to the Town’s Historic Resources Board.

Councilor Kuretski moved to approve the following appointments and reappointments to the Historic Resources Board:

Historic Resources Board

Mr. Brad Mayo

Ms. Debi Murray

Historic Resources Board Alternates (1 year term)

Mr. David Thompson

Mr. Josh Liller

Seconded by Councilor Delaney; motion passed.

Wodraska	May	Delaney	Kaufer	Kuretski
Yes	Yes	Yes	Yes	Yes

REGULAR AGENDA

PUBLIC BUSINESS

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.

Vice-Mayor May moved to approve a 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; seconded by Councilor Delaney; motion passed.

Wodraska	May	Delaney	Kaufer	Kuretski
Yes	Yes	Yes	Yes	Yes

PRESENTATION

21. Strategic Plan Update - Stormwater Utility Short and Long-term Planning.

ROUNDTABLE

22. Medical Marijuana Dispensing Facilities Update – Discussion on a 2021-2022 Strategic Priority to review the issue of medical marijuana in Jupiter.

Councilor Kaufer motioned to move forward with option two, to reverse the ban and allow pharmacies including medical marijuana dispensary facilities in zoning districts where they are currently allowed; Second by Councilor Delaney; motion failed.

Wodraska	May	Delaney	Kaufer	Kuretski
No	No	Yes	Yes	No

REPORTS

TOWN ATTORNEY - YES

TOWN MANAGER - NONE

TOWN COUNCIL – LIAISON REPORTS AND COMMENTS – YES

Councilor Delaney motioned to direct Staff to institute a policy to require the Recreation Department to schedule facilities with respect to their usage; seconded by Vice-Mayor May; motion passed.

Wodraska	May	Delaney	Kaufer	Kuretski
Yes	Yes	Yes	Yes	Yes

ADJOURNMENT – 9:22 P.M.