

The Special Meeting and Workshop of the City Council of the City of Panama City Beach, Florida, and Planning Board held on October 24, 2019.

ROLL

MAYOR MIKE THOMAS

COUNCILORS:

PAUL CASTO

PHIL CHESTER

GEOFF MCCONNELL

HECTOR SOLIS

CITY MANAGER:

MARIO GISBERT

CITY CLERK:

MARY JAN BOSSERT

CITY ATTORNEYS

AMY E. MYERS/COLE DAVIS

Mayor Thomas called the Special Meeting to order at 8 a.m. with Councilman Casto, Councilman Chester, Councilman McConnell, Councilman Solis, and the City Manager, City Clerk, and City Attorneys present. The Planning Board members in attendance were Chairman Mark Sheldon, Mr. Mark Caron, Mr. Patrick Hodges, Mr. Jason Morehouse, Mr. David Scruggs, Mr. Paul Turner, and Mr. Josh Wakstein. Staff included Mr. Mel Leonard.

Councilman Solis gave the invocation and led the Pledge of Allegiance.

1. **New Temporary Use for Inflatables on Beach.** Chairman Sheldon stated the Planning Board spent a lot of time on this drafted Ordinance. He explained the purpose of this Ordinance is to keep inflatable amusements on the sandy beach under control. He commented Code Enforcement conducted research on other cities and their procedures for inflatables. He stated they molded a package that is similar to others but does not make it 100% restricted, like most. He commented this is a fair deal with a \$500 per day permit, that has a true permitting process that includes inspection logs. He stated insurance companies were involved and put in good numbers for liability. He asked for Council questions, ideas, and thoughts of any possible changes that need to be made. Councilman Casto asked if this Ordinance applies for private property or public beach. City Attorney Myers stated it applies to anywhere on the sandy beach. Chairman Sheldon explained daily safety logs are required that states the operator of the inflatable. Councilman Solis stated the inflatables do not need to block traffic on the Beach. He questioned if there were a charge currently for inflatables. Chairman Sheldon stated there are no charges at this time. Mayor Thomas commented he does not want this to keep families from not having parties, he suggested lowering the price for single-family properties. He suggested distinguishing the difference between commercial and residential in the Ordinance. Councilman Solis stated \$500 per day seemed high. Chairman Sheldon stated people are doing it currently without restrictions or concerns. The members discussed how to secure the inflatables properly due to winds on the Beach.

Mr. Leonard stated with a temporary use permit, conditions can be noted. Councilman Solis suggested having wind monitors. Mayor Thomas reiterated he does not want locals limited. Chairman Sheldon stated there is a four-day limit for the inflatable permits. Councilman Chester suggested inflatables be 200 feet from turtle nests. Discussion ensued.

2. **Neighborhood Parks for Residential Subdivisions.** Chairman Sheldon explained this is a draft Ordinance for neighborhood parks that have been discussed in length. He explained this applies to any new development or subdivision that is three acres or more, will be required to have a community park the size of 5% of the acreage. He commented this will enhance the Beach. Discussion ensued.
3. **Community Meetings as Pre-Condition to Master Plan Approval.** Chairman Sheldon suggested the need to have pre-meetings with developers and residents if any major changes are made. He emphasized that lack of communication between developers and residents causes friction which may be resolved through

enhanced communication early in the process. He explained this Ordinance states if a developer wants to make a major change, the community will need to be notified and be given a chance to attend a pre-meeting. Discussion ensued.

4. **Small Cell Regulation Updates.** Ms. Myers explained this is a housekeeping Ordinance due to the State Legislature changing earlier this year. She explained the application process needs to be removed from the LDC and put into the code that complies with the new Legislature. She explained it changes the spacing limitations from poles to house and will come before the Council in November or December. Councilman McConnell asked about the aesthetics of the poles outside of the CRA. He commented his community does not want concrete poles. Mayor Thomas asked if it could be a requirement to be underground, if the neighborhood already has underground utilities. Ms. Myers believes they already require that. Discussion ensued.
5. **Undergrounding Utilities in Old Subdivisions.** Chairman Sheldon explained this pertains to all existing subdivisions. He explained we are trying to make the City look aesthetically better. Discussion ensued.
6. **Comprehensive Plan Review - Status.** Chairman Sheldon commented they have taken their time going through the Comp Plan. He explained the Board has completed chapters one through five and asked if the Council would like to review them. The Council agreed to the review. Discussion ensued.

Mayor Thomas commended the Planning Board on a job well done. Chairman Sheldon commented the population basis is projected to grow 67% by 2040 in Panama City Beach. Mayor Thomas stated rules need to be made where they can be enforced. Mayor Thomas commented that he spoke to another City and they stated their worst issue is rental small electric scooters. He stated they are dangerous and are laid everywhere making cities unattractive. Councilman Solis commented the Legislature needs to pay attention to the cities doing away with them.

Chairman Sheldon inquired about blue tarps on properties. Mr. Leonard explained they are not citing anyone at this time. Chairman Sheldon commented that the pylons have been working and are needed in a few other areas of the City. Councilman McConnell stated where they are needed are on state roads, and it is up to the State to allow them. Councilman Solis gave a brief update on the TPO. He stated next summer the City will be getting a 10-mile bike path on the south side and sidewalks on the north side along with the improved intersections.

Mayor Thomas explained raking the sandy beach makes a difference. He stated if the rental chairs are brought in every night and the sand is turned it makes a huge difference. Mayor Thomas stated it would be nice for aesthetics to bleach out the sand.

With nothing further, the meeting was adjourned at 8:49 a.m.

READ AND APPROVED this 14th of November, 2019.

IN THE EVENT OF A CONFLICT BETWEEN THE FOREGOING MINUTES AND A VERBATIM TRANSCRIPT OF THESE MINUTES, THE FOREGOING MINUTES SHALL CONTROL.



Mayor

ATTEST:



City Clerk