

**REGULAR MEETING OF THE STUART CITY COMMISSION
HELD ON JULY 27, 2009
AT 5:30 P.M. IN THE CITY COMMISSION CHAMBERS
121 S.W. FLAGLER AVE.
STUART, FLORIDA 34994**

**Roll call was answered by:
Mayor James A. Christie
Vice Mayor Michael Mortell
Commissioner Carol S. Waxler
Commissioner Jeffrey A. Krauskopf
Commissioner Mary Hutchinson**

**Also present were:
City Manager: Dan Hudson
City Attorney: Paul J. Nicoletti
City Clerk: Cherie White**

Mayor Christie delivered the Invocation, followed by the Pledge of Allegiance led by the Commission.

PRESENTATIONS

1. PROCLAMATION: Proclaiming National Night Out August 4, 2009

Officer Dan Pantel graciously accepted the proclamation and thanked the Commission and all the communities support.

2. PROCLAMATION: Proclaiming Stuart Marina Day, August 8, 2009

Mr. Gary Guertin graciously accepted the proclamation on behalf of the Martin County Visitors Convention and Visitors Bureau and the Marine Industries Association of the Treasure Coast he thanked the City for their recognition.

3. PROCLAMATION: Proclaiming August, 2009 as Firefighter Appreciation Month.

Brian Nethers came forward and graciously accepted the Proclamation for raising money for the Muscular Dystrophy Association.

4. Employee of the Month

Robin LeMay, CRA

Robin Lemay came forward and graciously accepted her award and thanked the City Commission and Teresa Lamar-Sarno.

5. Employee Service Recognition

Jaylee Porcelli, Police Department, 20 Years

Jaylee Porcelli graciously accepted her award and thanked the City Commission.

Troy Bowser, Fire Rescue, 15 Years

Troy Bowser graciously accepted his award and thanked the City Commission.

Marvin Dyall, Wastewater Treatment, 10 Years

Sam Amerson graciously accepted the award on Marvin Dyall's behalf.

Miriam Marrero, Financial Services, 5 Years

Miriam Marrero graciously accepted her award and thanked the Commission.

COMMENTS BY CITY COMMISSIONERS

Commissioner Hutchinson congratulated the CRA for their work in the Free Movie program at the Lyric Theatre. She said that over 1700 people attended this past weekend.

COMMENTS BY CITY MANAGER

City Manager Hudson reminded everyone that a Coffee with the City Manager is scheduled for this Wednesday Morning at 8:00 A.M. He said this was initiated by the CRA to announce good news from the City. He invited everyone to attend. He also announced that the City had received an award from Keep Martin Beautiful for the 2009 Great American Cleanup for efforts at the Gertrude Waldon Child Care Center. He stated 15 staff members were involved. He also corrected the agenda at meeting announcements; The August 11, 2009 of Stuart Main Street is at 7:30 A.M. at the Stuart News building, where retired Scripps publisher Tom Weber is the guest speaker.

COMMENTS FROM THE PUBLIC (Non-Agenda Matters Only – 5 min. max)

APPROVAL OF AGENDA

MOTION: COMMISSIONER KRAUSKOPF; MOVED APPROVAL OF THE AGENDA

SECOND: COMMISSIONER WAXLER

MOTION APPROVED UNANIMOUSLY

CONSENT CALENDAR

6. **Request to approve the minutes of the regular Commission Meeting of June 22, 2008**
7. **RESOLUTION 76-09 Authorization to renew a contract for debris removal services with Ash-Brit Environmental Services as primary provider and with Grubbs Environmental Services a secondary provider**
8. **REQUEST TO CONTINUE TO THE MEETING OF AUGUST 10, 2009
ORDINANCE 2185-09 (Second Reading) Annexing a parcel of land**

consisting of 3.34 acres owned by Florida Power & Light Company located at 1401 SE Monterey Road

9. **REQUEST TO CONTINUE TO THE MEETING OF AUGUST 10, 2009 ORDINANCE 2186-09 (Second Reading) Amending the Comprehensive Land Use Plan of the City thereby assigning an "Industrial" land use designation to a parcel of land consisting of 3.34 acres owned by Florida Power & Light Company located at 1401 SE Monterey Road, said lands to be concurrently designated as B-4 on the City of Stuart zoning map**
10. **REQUEST TO CONTINUE ORDINANCE TO THE MEETING OF AUGUST 10, 2009 ORDINANCE 2191-09 (Second Reading) Major amendment to the Commercial Planned Unit Development (CPUD) located at the corner of SE Commerce Avenue and SE Fischer Street; providing for approval of a final site plan; providing conditions for compliance with site design qualitative development standards to establish GSA-Stuart a Commercial Planned Unit Development, a Governmental Office Building; declaring the CPUD Development to be consistent with the Comprehensive Plan of the City (Quasi-Judicial)**

END OF CONSENT CALENDAR

MOTION: COMMISSIONER KRAUSKOPF; MOVED APPROVAL OF THE CONSENT AGENDA.

SECOND: COMMISSIONER WAXLER

ROLL CALL

MAYOR CHRISTIE	YES	COMMISSIONER HUTCHINSON	YES
VICE MAYOR MORTELL	YES	COMMISSIONER WAXLER	YES
COMMISSIONER KRAUSKOPF	YES		

Helen McBride came forward regarding item 10, and questioned what type of building will be there. She also asked who is going to supply security. She expressed concern and said the security should be at the Federal Government expense and not the taxpayers of Stuart or Martin County.

City Manager stated that at the last meeting the question was raised if there would be any impact of Fire or Police and the applicant stated there would not be.

COMMISSION ACTION

11. **RESOLUTION 74-09 Authorization to award and execute agreements between the City of Stuart and Maaco of Stuart and Advantage Ford of Stuart to provide auto & truck body repair services as needed by the City per the hourly rates in each agreement**

Terry Iverson gave a brief overview regarding staff recommendation.

MOTION: COMMISSIONER KRAUSKOPF; MOVED APPROVAL OF RESOLUTION 74-09

SECOND: COMMISSIONER HUTCHINSON

ROLL CALL

MAYOR CHRISTIE	YES	COMMISSIONER HUTCHINSON	YES
VICE MAYOR MORTELL	YES	COMMISSIONER WAXLER	YES
COMMISSIONER KRAUSKOPF	YES		

12. RESOLUTION 75-09 Authorization to approve a Mayor Urban Code Exception to Don Miguel's Cigar Lounge, LLC; tenant of the property located at 9 SW Osceola Street, to allow the sale of alcoholic beverages at an established restaurant located within the "Old Downtown section" (Quasi-Judicial)

Murriah Dekle presentation noted that the CRB had recommended approval with a note to the City Commission to reconsider the criteria used for evaluating this type of application. It was also noted that this application is for a 1300 square foot space that was formerly the site of former Congressman Mahoney's office. With the aid of pie charts and a diagram of "Old Downtown Stuart" staff pointed out percentages and locations of retail and restaurant sites stating that there are 11 liquor licenses for 111 tenant spaces.

Applicant Mike Shuster introduced himself as a military veteran and current postman for downtown Stuart. He explained that he had been fortunate to receive a small business loan through the Stimulus Package and has had over 500 hits on his website stating approval of his concept for an upscale Cigar Lounge serving only wine and beer.

Armond Pasquale expressed concern over the proposed Cigar Bar/Restaurant. He stated there has never been a restaurant at this location. He said this would add another bar and this would be the fifth Bar at Haney Circle. He felt the residents have been adversely affected by "drunks" from these bars.

Domenick Bevenuto, owner of Stephen Bonanno Sandals in the downtown differed with Pasquale's comments. He said as a business owner of the downtown, nothing brings more people to downtown than restaurants, and we do not need any more empty spaces. He wished Mr. Shuster luck with his business.

Pamela Fedora owner of Riverwalk Café also voiced support for this request. She stated it will only bring people to the downtown.

Commissioner Hutchinson asked if there if anything is written into this exception that it cannot be turned into anything else except the 2 COP.

City Attorney Nicoletti said that restrictive language of 2-COP only, could be incorporated into the resolution.

Commissioner Krauskopf questioned the status of the empty space in the Arcade.

Attorney Nicoletti said that site has no special exception and the former liquor license has expired.

Murriah Dekle noted that last week they had an interview with the property owner of the arcade, and they anticipate an application for exception will be forthcoming.

Commissioner Waxler was "reluctant" to start issuing liquor licenses to enhance downtown business and would like to have a clearer understanding of the process.

Commissioner Hutchinson said she would normally be against these types of things but in view of the number of vacancies she could not see any damage with the addition of a beer and wine license.

Vice Mayor Mortell said we have been talking about the same thing over and over and his recollection of a "cigar lounge" was a place where people come after dinner for a smoke and perhaps a liqueur. He felt we are using alcohol as a means to rectify something else and said beer and wine are just as "lethal" as

hard liquor. He recalls this site is in a restaurant parking exempt area so; it is a question of parking and also the potential of moving into liquor.

Commissioner Krauskopf was sympathetic to Waxler's comments but, he wants to keep a healthy balance and not a net gain to the downtown.

Vice Mayor Mortell said this is still a parking issue and referred to the statistical numbers saying this would be a "net loss". For him this is based on supply and demand and the question is will this be compatible with other businesses.

Mayor Christie said there is "a lot of technical stuff going on here" but even though food is not allowed he had mixed feelings about it. He did not like the situation of having more alcohol related businesses coming into downtown with the potential of eventually requesting a full alcohol license.

Commissioner Hutchinson said this would be a smoking establishment and could not serve food and cannot go into a restaurant as the applicant is coming in with only 30 seats.

Mayor Christie would like to see "a less burdensome service".

Vice Mayor Mortell pointed out that there has been no expansion of alcohol related businesses since 1996. For everyone that has opened another has gone. Mathematically there has been a decrease in use. He said he gets frustrated when everyone thinks we are changing the downtown to some night club arena, when it has not expanded in the last 15 years.

Mayor Christie asked if with vacancies we have now, if somebody came in with a restaurant, or like use and they wanted to do beer and wine, would they be allowed to do that?

Attorney Nicoletti stated if it is a like use and not an existing facility, they would have to come to the Commission and apply for it, and that includes the arcade.

Vice Mayor Mortell said we do not have the right to "save the license" for anybody.

Commissioner Waxler said Maria's "was a wash" and now we are being asked to expand and where do we draw the line. She said if we are looking at the "beer and wine hook" to bring people downtown we are changing the face of downtown and expressed concern.

Vice Mayor Mortell said the purpose of this process is to regulate parking and not alcohol related businesses.

Commissioner Waxler said she was disappointed at the number of police calls in the downtown.

**MOTION: COMMISSIONER HUTCHINSON; MOVED APPROVAL OF RESOLUTION 75-09 WITH THE ADDITION OF BEER AND WINE ONLY.
SECOND: VICE MAYOR MORTELL**

Mayor Christie noted the comment from CRB requesting an evaluation of this kind of special exception process.

Attorney Nicoletti clarified that the CRB is saying there is a better criteria to consider besides zoning.

Vice Mayor Mortell expressed concern over the Special Exception.

ROLL CALL			
MAYOR CHRISTIE	NO	COMMISSIONER HUTCHINSON	YES
VICE MAYOR MORTELL	YES	COMMISSIONER WAXLER	NO

COMMISSIONER KRAUSKOPF NO

Attorney Nicoletti explained the motion fails and the applicant can keep coming back with this request.

Mayor Christie wanted to know how we could change the process.

City Manager Hudson said the issue is not one you can attach objective criteria to. It really is whenever you look at the sale of alcohol it becomes a judgment call more than anything else.

Commissioner Waxler was concerned about downtown.

Mike Shuster stated he felt like a victim at the CRB meeting exactly what is happening here. He said he had spent \$1,500.00, and felt he had fallen "victim to a process that has not been set up yet.

Commissioner Waxler said she voted no because she does "not want 10 people lined up coming here saying they want to sell beer and wine to improve their businesses." She was satisfied with the ratio of alcohol and retail as it is now and added that the Commission has not been able to come up with a solution to the problem.

The applicant said the Cigar Lounge would bring people with money to downtown.

Attorney Nicoletti said this item can come back without an additional fee.

Mayor Christie noted the comment from CRB requesting an evaluation of this kind of special exception process.

13. RESOLUTION 80-09 Authorization to approve a Special Exception to Mary's Shelter of The Treasure Coast, Inc.; allowing a community residential home within the 'R-3' multifamily residential zoning district located on the property at 1033 SE 14th Street (Quasi-Judicial)

Murriah Dekle gave a brief presentation regarding the proposed Special Exception. Mary's Shelter would be used as a facility for young "pregnant women in need" who have no place to go. Staff recommends conditional approval with conditions listed in the agenda packet.

Attorney Stephen Vitale representing the applicant said the facility has obtained a lease agreement with new Horizons for the 6200 square foot building that has 8 bedrooms with individual bathrooms. In addition to supplying food and shelter, medical and counseling services will also be supplied. There are four similar projects located in other areas of the country. This project has already raised \$80,000 in community donations with more plans for fundraising.

Sheila Kurtz, the property owner to the west who is planning an assisted living facility, said this is a very noble project and referred to the reason the State closed the concept three years ago. She said it is difficult to control the problem of so many people living together. This facility is a density problem because it is not just for Stuart and Martin County; it will have residents from Vero Beach to Palm Beach. Kurtz said the question is will this be a good project for the neighborhood and added that screening is critical. She objects to project but said if approval is granted she would like to see a conditional time frame.

Janet Lindsey, speaking on behalf of the Mary's Shelter project said she understood the neighbor's concern and has tried to allay some of the concerns. She has dealt with other zoning issues where there is an extreme need for one of these shelters and noted that Martin County does have an extreme need now. It has been her experience that this type of shelter is welcomed into neighborhoods and at any time the most women in residence would be 10 and possibly 3 children. There will be an executive director and counselor to be sure the girls get to their doctor appointments and classes they have to take to be prepared to take care of their baby when is born. She anticipated very little visitor traffic and based on

past experience anticipates no problems "whatsoever". Lindsey said the greatest need is in the age range of 18-24 and she liked the idea of an assisted living facility next store.

Vice Mayor Mortell asked for staff clarification on what could be used in this building without an exception?

Murriah Dekle stated that Multi Family residential with up to 7 dwelling units, and each dwelling unit you could have a family of 5.

Mr. Lindsey came forward and stated he has been contacted several times for their services already.

Helen McBride said she is the proud mother of two adopted children. She is now also the proud grandmother of a newly adopted grandson. She felt this facility is needed here.

Paul Grosso who lives close to the subject site had no objection to what these people are trying to do but he did have great concerns about the increased traffic in the neighborhood due to the growth of "institutional facilities" in the area of 14th Street. He said the sheer volume of traffic keeps growing from facilities along 10th Street and asked the City Commission to look onto the traffic situation.

Commissioner Krauskopf had visited the building and said the configuration fits this use perfectly. He added there were some "mis-perceptions out there" and the key is to the operation of the facility. He offered to make a monetary contribution to the cause.

MOTION: COMMISSIONER KRAUSKOPF; MOVED APPROVAL OF RESOLUTION 80-09

Commissioner Hutchinson had questions on the original exceptions regarding the east side buffer wall and landscaping.

Mr. Lindsey said there is a new wall, and (inaudible)

SECOND: COMMISSIONER HUTCHINSON

Mayor Christie addressed the issue of the exception and wanted clarification that the exception does not run with the land. He agreed the corridor is taking on a different characteristic and said we need to address pedestrian traffic.

Attorney Nicoletti said he would look into the language regarding "running with the land."

Vice Mayor Mortell said the three schools in the area have redesigned their "pick up lines" and that diverts traffic to 14th Street. He also noted church services at St. Joseph's and suggested looking into putting in speed devices.

Commissioner Hutchinson said the City can contact the schools and staff needs to look at that.

City Manager Hudson said staff will look at the traffic issue again.

Mr. Grosso said a speed table had been installed in front of his house but it is no match for "a SUV being driven by a Mom who is on the phone". He said it is equally as bad on Sundays because of the numerous masses at St. Joseph's.

ROLL CALL			
MAYOR CHRISTIE	YES	COMMISSIONER HUTCHINSON	YES
VICE MAYOR MORTELL	YES	COMMISSIONER WAXLER	YES
COMMISSIONER KRAUSKOPF	YES		

ORDINANCE FIRST READING

14. ORDINANCE 2187-09 (First Reading) Approving a Major Amendment to the Commercial Planned Unit Development (CPUD) located on the Southeast side of SE Federal Highway (US 1) and SE Market Place; providing for approval of a change in the boundary of the Commercial Planned Unit Development (CPUD) district and a revision to the originally approved final site plan and development conditions allowing for an increase in signage to amend the established "Shoppes at Market Place" Commercial Planned Unit Development consisting of retail and restaurant uses (Quasi-Judicial)

Murriah Dekle, City Planner noted this item had been continued from June 22, 2009, July 13th and July 29th. The request is to amend the boundary of the CPUD, modify the original approved site plan and revise the original approved signage for this site. Staff recommends approval with conditions.

Speaking for the applicant, Mike McCarty from Land Design South gave a brief summary of past requests and reviewed the revised site plan noting that request had been downgraded and the monument signage now complies with the sign code.

MOTION: COMMISSIONER HUTCHINSON; MOVED APPROVAL OF ORDINANCE 2187-09 ON FIRST READING

SECOND: COMMISSIONER WAXLER

ROLL CALL

MAYOR CHRISTIE	YES	COMMISSIONER HUTCHINSON	YES
VICE MAYOR MORTELL	YES	COMMISSIONER WAXLER	YES
COMMISSIONER KRAUSKOPF	YES		

ORDINANCE SECOND READING

15. THESE THREE ORDINANCES ARE DESCRIBED UNDER A SINGLE AGENDA ITEM.

ORDINANCE 2188-09 (Second Reading) Major Amendment to the Sunbelt Partners Commercial Planned Unit Development (CPUD) located on the West side of US Highway 1 and South of SE Fischer Street; providing for approval of a final site plan; providing conditions for compliance with site design qualitative development standards; declaring the development to be consistent with the Comprehensive Plan of the City (Quasi-Judicial)

ORDINANCE 2189-09 (Second Reading) Major amendment to the SK Partners II (Advantage Ford) Commercial Planned Unit Development (CPUD) located on the West side of US Highway 1 and North of SE Pomeroy Street; providing for approval of a final site plan, conditions for compliance with site design qualitative development standards; development to be consistent with the Comprehensive Plan of the City (Quasi-Judicial)

ORDINANCE 2190-09 (Second Reading) Major amendment to the SK Partners II CPUD and the Sunbelt Partners CPUD to form a new Commercial Planned Unit Development to be known as "Market Place of Stuart CPUD" located on the West side of S.E. Federal Highway and North

of Advantage Ford and South of Lowes; providing for approval of a final site plan; providing conditions for compliance with site design qualitative development standards; development to be consistent with the Comprehensive Plan of the City (Quasi-Judicial)

Development Director Doug James gave a brief overview regarding the proposed projects. He announced that all three Ordinances have been advertised per Florida Statutes 116.041.

Mark Mathes gave a brief overview the proposed project.

Attorney Nicoletti expressed concern over the tree mitigation.

Mr. Mathes noted that the applicant is exceeding the landscape and tree mitigation requirements.

Commissioner Hutchinson questioned the decrease in the number of trees.

Mr. Mathes referred to the tree mitigation plan that requires "replacement of inches of trees" he further explained what trees would be planted off and on site.
o the calculation was reworded and there are now 2215 inches of trees for the offsite reserve.

Willoughby resident Fred Eubanks came forward and expressed concern over the proposed surface runoff and also the 26 foot height limit and said it depends on where the building begins. Mr. Eubanks expressed appreciation of the concerns of staff.

Willoughby Golf Club General Manager Michelle O'Riley addressed two questions that had been raised during the first hearing and asked the City Attorney to answer the concern that Willoughby residents will not be "benefactors" of future dust storms if the development might not go forward. She also asked about the timing of the buffers to be put in place before the City issues permits.

Commissioner Krauskopf asked the City Attorney to clarify the answers to the two questions raised at the first hearing.

Attorney Nicoletti noted that Condition 30 that says during the process of construction dust projection shall be provided. As for the project being started and stopped, Condition 17 states the applicant shall provide a "site bond".

Commissioner Krauskopf asked Ms. O'Riley, her understanding when Willoughby will be protected by the buffer actually in place.

Ms. O'Riley said they had asked for funding at time of site permit.

Attorney Nicoletti said a site permit is when they start to "move dirt around" payment shall go to Willoughby.

Commissioner Krauskopf asked for clarification when the Vista Parcel will be conveyed to the City.

Mark Mathes interpreted that to mean prior to construction of any kind.

Mr. Doug James explained the permit includes earth moving for construction to vertical.

Mathes said the developer does not have authorization to do any work until the site permit is issued.

Attorney Nicoletti said the City does not want the property in the present state but wants it after it has been cleaned up.

Commissioner Hutchinson had some follow up questions on clearing without environmental conditions in place and the sequence of permit issuance for protection of Willoughby residents.

City Manager Hudson said the applicant has agreed to exemplify conditions. In response to Nicoletti's suggestion, the sequence of voting began with last ordinance first.

MOTION: COMMISSIONER WAXLER; MOVED APPROVAL OF ORDINANCE 2190-09 ON SECOND READING

SECOND: VICE MAYOR MORTELL

ROLL CALL

MAYOR CHRISTIE	YES	COMMISSIONER HUTCHINSON	NO
VICE MAYOR MORTELL	YES	COMMISSIONER WAXLER	YES
COMMISSIONER KRAUSKOPF	YES		

MOTION: COMMISSIONER WAXLER; MOVED APPROVAL OF ORDINANCE 2189-09 ON SECOND READING

SECOND: VICE MAYOR MORTELL

ROLL CALL

MAYOR CHRISTIE	YES	COMMISSIONER HUTCHINSON	NO
VICE MAYOR MORTELL	YES	COMMISSIONER WAXLER	YES
COMMISSIONER KRAUSKOPF	YES		

MOTION: COMMISSIONER WAXLER; MOVED APPROVAL OF ORDINANCE 2188-09 ON SECOND READING

SECOND: VICE MAYOR MORTELL

ROLL CALL

MAYOR CHRISTIE	YES	COMMISSIONER HUTCHINSON	NO
VICE MAYOR MORTELL	YES	COMMISSIONER WAXLER	YES
COMMISSIONER KRAUSKOPF	YES		

16. ORDINANCE 2192-09 (Second Reading) Major amendment to the Commercial Planned Unit Development (CPUD) located on the East side of SE Federal Highway (US 1); providing for approval of a site plan; providing conditions for compliance with site design qualitative development standards to establish the "SPS Center" Commercial Planned Unit Development, a commercial development consisting of retail and bank uses; declaring the CPUD development to be consistent with the Comprehensive Plan of the City (Quasi-Judicial)

City Planner Tom Reetz handled staff presentation noting that the City Commission approved the first reading but required pervious space be increased 25%. A revised site plan demonstrated that request had been met.

Attorney Terry McCarthy agreed with staff presentation noting that the plan had been brought into compliance.

MOTION: COMMISSIONER KRAUSKOPF; MOVED APPROVAL OF ORDINANCE 2192-09 ON SECOND READING

SECOND: COMMISSIONER WAXLER

ROLL CALL

MAYOR CHRISTIE	YES	COMMISSIONER HUTCHINSON	YES
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VICE MAYOR MORTELL YES
COMMISSIONER KRAUSKOPF YES

COMMISSIONER WAXLER YES

DISCUSSION & DELIBERATION

Prior to adjournment, Commissioner Hutchinson referred to the Cigar Lounge request, and said it is very difficult for small business to come before the City and we do a "disservice" by not educating small business on the government process.

The Commission agreed that it is difficult to get through the government process for anyone.

Commissioner Krauskopf said it goes back to the question do we want to be in the exception business. If the issue is no net difference increase then we need to find a license with an existing business. I feel that what would make it easier is that clarification.

Commissioner Hutchinson said it is more difficult for "little Joe" homeowner and business owner to work out the system in the City.

Vice Mayor Mortell said he felt all processes in any government have gotten more complicated and sophisticated for an individual.

Commissioner Hutchinson said when someone has an attorney representing them there is a difference.

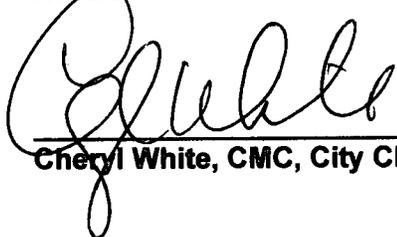
Commissioner Waxler disagreed and said that (the Cigar Lounge) was an anomaly.

Commissioner Hutchinson disagreed.

Mayor Christie said we are going to face this again.

ADJOURNMENT 8:19 P.M.

ATTEST:


Cheryl White, CMC, City Clerk


James A. Christie, Mayor

Minutes approved at the Regular Commission Meeting This 24th Day August 2009



**CITY COMMISSION MEETING
REQUEST TO SPEAK**

SPEAKER#

2

ITEM#

12

The City Commission encourages public participation during their meetings.
Please follow instructions, complete the form and present it to the City Clerk

NAME Domenick Benvenuto DATE 7-27-09

(PLEASE PRINT)

ADDRESS ~~657~~ 3 SW OSCEOLA ST CITY STUART ZIP 34994

PHONE 772-260-3611

ADDRESSING THE CITY COMMISSION (ORD# 1279-93)

- 1.) Members of the public who have been called upon to speak should come forward to the microphone: state their name, city in which they reside, and the item number.
- 5.) All remarks shall be addressed to the City Commission as a body and not to a particular City official.
- 6.) **PREPARED STATEMENTS** shall be presented to the City Clerk for the record.
- 7.) To ensure fair and equal treatment of all who appear before the City Commission, speakers will be limited to five-minutes.

DECORUM (ORD 1279-93)

Any person making personal, impertinent, irrelevant or slanderous remarks, or who becomes boisterous while addressing the City Commission or while attending the Commission meeting, shall be removed from the City Commission Chambers at the direction of the presiding officer. The sergeant-at-arms shall carry out all orders and instruction given by the Mayor for the purpose of maintaining order and decorum at the Commission meeting.

CITY COMMISSION MEETING
REQUEST TO SPEAK

SPEAKER#

3

ITEM#

12

The City Commission encourages public participation during their meetings.
Please follow instructions, complete the form and present it to the City Clerk

NAME Pamela Fedal (Riverwalk Cafe) DATE 7/27/09
(PLEASE PRINT)

ADDRESS 201 SW St. Lucie Ave CITY Stuart ZIP 34994

PHONE 772-221-1511

ADDRESSING THE CITY COMMISSION (ORD# 1279-93)

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DECORUM (ORD 1279-93)

Any person making personal, innertinent, irrelevant or slanderous remarks, or who becomes boisterous while addressing the City

**CITY COMMISSION MEETING
REQUEST TO SPEAK**

SPEAKER# 1

ITEM# 10

The City Commission encourages public participation during their meetings.
Please follow instructions, complete the form and present it to the City Clerk

NAME Helen B McBride DATE 7-27-07
(PLEASE PRINT)
ADDRESS 921 SE Flamingo St CITY STUART FL ZIP 34994
PHONE 287-0759

ADDRESSING THE CITY COMMISSION (ORD# 1279-93)

- 1.) Members of the public who have been called upon to speak should come forward to the microphone, state their name, city in which they reside, and the item number.
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CITY COMMISSION MEETING
REQUEST TO SPEAK

SPEAKER#

2

ITEM#

15

The City Commission encourages public participation during their meetings.
Please follow instructions, complete the form and present it to the City Clerk

NAME Michele Reilly DATE _____
(PLEASE PRINT)
ADDRESS 2570 Sw Magowan Way CITY Palm City ZIP 34980
PHONE 219-7625

ADDRESSING THE CITY COMMISSION (ORD# 1279-93)

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CITY COMMISSION MEETING
REQUEST TO SPEAK

SPEAKER# 1

ITEM# 15

The City Commission encourages public participation during their meetings.
Please follow instructions, complete the form and present it to the City Clerk

NAME J. FRED EUBANKS

DATE 7-27-09

(PLEASE PRINT)

ADDRESS 4593 SE WATERFORDS DR.

CITY STUART

ZIP 34997

PHONE 772-781-9701

ADDRESSING THE CITY COMMISSION (ORD# 1279-93)

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- 5.) All remarks shall be addressed to the City Commission as a body and not to a particular City official.
- 6.) **PREPARED STATEMENTS** shall be presented to the City Clerk for the record.
- 7.) To ensure fair and equal treatment of all who appear before the City Commission, speakers will be limited to five minutes.

DECORUM (ORD 1279-93)

Any person making personal, impertinent, irrelevant or slanderous remarks, or who becomes boisterous while addressing the City Commission or while attending the Commission meeting, shall be removed from the City Commission Chambers at the direction of the presiding officer. The sergeant-at-arms shall carry out all orders and instruction given by the Mayor for the purpose of maintaining order and decorum at the Commission meeting.

CITY COMMISSION MEETING
REQUEST TO SPEAK

SPEAKER# _____

ITEM# 13

The City Commission encourages public participation during their meetings.
Please follow instructions, complete the form and present it to the City Clerk

NAME Noel Lindsay DATE 7/27/09
(PLEASE PRINT)
ADDRESS 3141 STE FARWELL W CITY STOUGHTON ZIP 34997
PHONE 463-7071

ADDRESSING THE CITY COMMISSION (ORD# 1279-93)

-) Members of the public who have been called upon to speak should come forward to the microphone, state their name, city in which they reside, and the item number.
-) All remarks shall be addressed to the City Commission as a body and not to a particular City official.
-) **PREPARED STATEMENTS** shall be presented to the City Clerk for the record.
-) To ensure fair and equal treatment of all who appear before the City Commission, speakers will be limited to five-minutes.

DECORUM (ORD 1279-93)

Any person making personal, innertinent, irrelevant or slanderous remarks, or who becomes boisterous while addressing the City

CITY COMMISSION MEETING
REQUEST TO SPEAK

SPEAKER# _____

ITEM#

13

The City Commission encourages public participation during their meetings.
Please follow instructions, complete the form and present it to the City Clerk

NAME Janet Lindsay DATE 7/27/09
(PLEASE PRINT)
ADDRESS 3141 SE FARAWAY W CITY STUART ZIP 34997
PHONE 463-7071

ADDRESSING THE CITY COMMISSION (ORD# 1279-93)

-) Members of the public who have been called upon to speak should come forward to the microphone, state their name, city in which they reside, and the item number.
-) All remarks shall be addressed to the City Commission as a body and not to a particular City official.
-) **PREPARED STATEMENTS** shall be presented to the City Clerk for the record.
-) To ensure fair and equal treatment of all who appear before the City Commission, speakers will be limited to five-minutes.

DECORUM (ORD 1279-93)

Any person making personal, innertinent, irrelevant or slanderous remarks, or who becomes boisterous while addressing the City

CITY COMMISSION MEETING
REQUEST TO SPEAK

SPEAKER#

ITEM#

13

The City Commission encourages public participation during their meetings.
Please follow instructions, complete the form and present it to the City Clerk

NAME ROBERT DEMOREST DATE 07/27/09
(PLEASE PRINT)
ADDRESS 92 S. RIVER RD. CITY SEATTLE'S PT. A ZIP 34997
PHONE 772.215.1722

ADDRESSING THE CITY COMMISSION (ORD# 1279-93)

- 1.) Members of the public who have been called upon to speak should come forward to the microphone, state their name, city in which they reside, and the item number.
- 5.) All remarks shall be addressed to the City Commission as a body and not to a particular City official.
- 6.) **PREPARED STATEMENTS** shall be presented to the City Clerk for the record.
- 7.) To ensure fair and equal treatment of all who appear before the City Commission, speakers will be limited to five-minutes.

DECORUM (ORD 1279-93)

Any person making personal, impertinent, irrelevant or slanderous remarks, or who becomes boisterous while addressing the City Commission or while attending the Commission meeting, shall be removed from the City Commission Chambers at the direction of the presiding officer. The sergeant-at-arms shall carry out all orders and instructions given by the Mayor for the purpose of maintaining order and decorum at the Commission meeting.

CITY COMMISSION MEETING
REQUEST TO SPEAK

SPEAKER#

1

ITEM#

12

The City Commission encourages public participation during their meetings.
Please follow instructions, complete the form and present it to the City Clerk

NAME ARMOND PASQUALE DATE 7/27/09
(PLEASE PRINT)
ADDRESS 15 GEMINOLE ST CITY STUART ZIP 34994
PHONE 283-5677

ADDRESSING THE CITY COMMISSION (ORD# 1279-93)

- 1.) Members of the public who have been called upon to speak should come forward to the microphone: state their name, city in which they reside, and the item number.
- 5.) All remarks shall be addressed to the City Commission as a body and not to a particular City official.
- 6.) **PREPARED STATEMENTS** shall be presented to the City Clerk for the record.
- 7.) To ensure fair and equal treatment of all who appear before the City Commission, speakers will be limited to five-minutes.

DECORUM (ORD 1279-93)

Any person making personal, impertinent, irrelevant or slanderous remarks, or who becomes boisterous while addressing the City Commission or while attending the Commission meeting, shall be removed from the City Commission Chambers at the direction of the presiding officer. The sergeant-at-arms shall carry out all orders and instruction given by the Mayor for the purpose of maintaining order and decorum at the Commission meeting.

ITEM ⁴ 13

Be. MARY'S SHELTER

STELLA H. KURIZ

QUASI-JUDICIAL

SIGN- IN SHEET

Applicant/Representative; Please return the completed sign-in sheet(s) to the City Clerk prior to the beginning of the public hearing and or item for those individuals below who will be giving sworn testimony.

Name of the Applicant/ Representative: Attorney Terry McCarthy

Name of the Project: SPS Center.

Date: 7-27-09 Item # 16

Those persons giving sworn testimony are required to print their name clearly, sign and include company information.

PRINT NAME

SIGNATURE

COMPANY INFORMATION

**CITY OF STUART
DEVELOPMENT DEPARTMENT**



MEMORANDUM

TO: DAN HUDSON, CITY MANAGER

FROM: DOUGLAS JAMES, DIRECTOR OF DEVELOPMENT *DJ*

**SUBJECT: MARKETPLACE OF STUART; SUNBELT PARTNERS; SK PARTNERS II –
RE: JULY 27, 2009, SECOND READING**

DATE: JULY 27, 2009

Today, I received the attached memorandum from Mark Mathes who is the agent for the applicants. The memo describes inconsistencies in the documents provided to staff on Friday, July 17th and July 21st and which were transmitted to your office on July 21st. Staff is requesting that these items be brought to the City Commission's attention during this evening's second reading of the three ordinances. Mr. Mathes is prepared to discuss them as appropriate.

You will recall that the staff recommendation for approval of these proposals was predicated upon internal consistency among the various documents referenced above and the attached memo from Mr. Mathes is intended to provide that assurance.



Lucido & Associates

Land Planning / Landscape Architecture

Memorandum

Date:	July 27, 2009	Pages:	3
To:	Douglas James		
From:	Mark Mathes	Project No. / Name	08-180
Subject:	Marketplace Plan Consistency		

<input checked="" type="checkbox"/> Email <input type="checkbox"/> Client Pick-Up <input type="checkbox"/> US Mail <input type="checkbox"/> Federal Express <input type="checkbox"/> Please Recycle

This memorandum contains our exhaustive list of changes required for final plan consistency with the all other plan documents. These changes are not substantive. Our hope is to allow for a post approval submittal incorporating the noted corrections and any other changes directed by the Commission at the second hearing.

SKII PUD

- Revise site data relative to Preserve Area Requirements to correctly reflect final preserve areas as follows:

Total Native Habitat to be Preserved = 23.91	
Total area credited to Preserve Area requirements	
2.17 acres	On-site Marketplace
1.14 acres	On-site Lowes (Sunbelt CPUD)
10.3 acres	Off-site Vista
13.61 acres	Total Preserve Area Credits

Submitted plan incorrectly noted 2.21 acres On-site Marketplace, 13.65 acres total credit, and 23.95 acres total habitat preservation.

Sunbelt PUD

- Revise site data relative to Preserve Area Requirements to correctly reflect final preserve areas (See data above). Submitted plan incorrectly noted 2.21 acres On-site Marketplace, 13.65 acres total credit, and 23.95 acres total habitat preservation.

Marketplace PUD Final Site Plan

Sheet 1 of 2

- Revise last General Note to correct date of Building Elevation to June 30, 2009.
- Revise on-site area call-out on western preserve area from 1.30 acres to 1.27 acres for accuracy (Does not affect preserve area site data).

Sheet 2 of 2

- Revise on-site area call-out on western preserve area from 1.30 acres to 1.27 acres for accuracy (Does not affect preserve area site data).

Landscape Plan

Sheet 1 of 6

- Revise second footnote under landscape material list to correctly note 2,096 pines in lieu of 2,095 pines due to rounding error (This number together with the pine quantity listed on Sheet 5 of 6 for the preserve area restoration reflect the total 2,215 pines noted in Condition #9).

Sheet 2 through 4 of 6

No changes

Sheet 5 of 6 – Preserve Area Restoration

- Revise typical planting detail and material list related to Preserve Area Restoration to account for 119 slash pines consistent with Condition #9 instead of 135 incorrectly noted.

Sheet 6 of 6

No changes

Tree Mitigation Plan

No Changes

Site Development Conditions

No Changes

Building Elevations

No Changes

Preserve Area Monitoring and Maintenance Plan

The final revised PAMMP was revised to as a result to reflect the increase in the on-site Preserve area for Marketplace as a result of the reduction to the depth of the rear main anchor buildings.

If you need anything or have any questions please call.

QUASI-JUDICIAL

SIGN- IN SHEET

Applicant/Representative; Please return the completed sign-in sheet(s) to the City Clerk prior to the beginning of the public hearing and or item for those individuals below who will be giving sworn testimony.

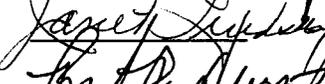
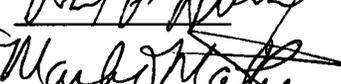
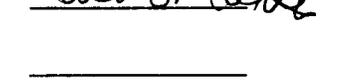
Name of the Applicant/ Representative: Mary's Shelter of the Treasure Coast, Inc
Name of the Project: Mary's Shelter
Date: 7/27/09 Item # _____

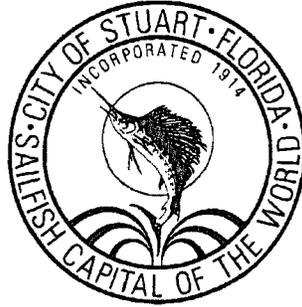
Those persons giving sworn testimony are required to print their name clearly, sign and include company information.

PRINT NAME

SIGNATURE

COMPANY INFORMATION

<u>Steven G. Vitale</u>		<u>50 SE Ocean Blvd #202</u>
<u>Noel Woods</u>		<u>3091 SE Farway W.</u>
<u>Janet Lindsey</u>		<u>3141 SE Farway W, Stuart, FL</u>
<u>ROBERT DEMORIST</u>		<u>800 SE INDIAN ST. STUART 34997</u>
<u>Mark D Mathes</u>		<u>Lucido & Assoc.</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____



A G E N D A

**REGULAR MEETING OF THE STUART CITY COMMISSION
TO BE HELD JULY 27, 2009
AT 5:30 P.M. IN THE CITY COMMISSION CHAMBERS
121 S.W. FLAGLER AVE.
STUART, FLORIDA 34994**

CITY COMMISSION

**Mayor James A. Christie, Jr.
Vice Mayor Michael J. Mortell
Commissioner Mary L. Hutchinson
Commissioner Jeffrey A. Krauskopf
Commissioner Carol S. Waxler**

all.

ADMINISTRATIVE

**City Manager, Dan Hudson
City Attorney, Paul J. Nicoletti
City Clerk, Cheryl White**

In compliance with the Americans with Disabilities Act (ADA), anyone who needs a special accommodation to attend this meeting should contact the City's ADA coordinator at 288-5306 at least 48 hours in advance of the meeting, excluding Saturday and Sunday.

If a person decides to appeal any decision made by the Board with respect to any matter considered at this meeting, he will need a record of the proceeding, and that for such purpose he 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.

5:30 PM CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

PRESENTATIONS

1. PROCLAMATION: Proclaiming National Night Out August 4, 2009
2. PROCLAMATION: Proclaiming Stuart Marina Day, August 8, 2009
3. PROCLAMATION: Proclaiming August, 2009 as Firefighter *Brian Nethers.*
Appreciation Month
4. Employee of the Month

Robin LeMay, CRA
5. Employee Service Recognition

Jaylee Porcelli, Police Department, 20 Years
Troy Bowser, Fire Rescue, 15 Years
Marvin Dyall, Wastewater Treatment, 10 Years
Miriam Marrero, Financial Services, 5 Years

COMMENTS BY CITY COMMISSIONERS

COMMENTS BY CITY MANAGER

COMMENTS FROM THE PUBLIC (Non-Agenda Matters Only – 5 min. max)

APPROVAL OF AGENDA

JK - W

QUASI-JUDICIAL HEARINGS

Some of the matters on the Agenda are "quasi-judicial" in nature. City Commissioners will disclose ex-parte communications, and may be subject to voir dire by any interested party regarding those communications. All witnesses testifying will be "sworn" prior to their testimony.

If a member of the public wishes to comment upon the subject matter, please submit a **Request to Speak form**. These forms are available in the back of the Commission Chambers, and should be given to the City Clerk prior to introduction of the item number you would like to address. Participants who are members of the general public need not be sworn and will not be subject to cross examination. Unsworn testimony will be given appropriate weight and credibility by the City Commission.

CONSENT CALENDAR

Those matters included below under the Consent Calendar are self-explanatory, non-controversial, and are not expected to require review or discussion. All items will be enacted by one motion. If discussion on an item is desired by any City Commissioner that item may be removed by a City Commissioner (or if it is quasi-judicial it may be removed by a Commissioner or any member of the public) from the Consent Calendar and considered separately.

CONSENT CALENDAR (RC)

K-Wall

6. Request to approve the minutes of the regular Commission Meeting of June 22, 2008 (RC)
7. RESOLUTION 76-09 Authorization to renew a contract for debris removal services with Ash-Brit Environmental Services as primary provider and with Grubbs Environmental Services a secondary provider (RC)
8. REQUEST TO CONTINUE TO THE MEETING OF AUGUST 10, 2009 ORDINANCE 2185-09 (Second Reading) Annexing a parcel of land consisting of 3.34 acres owned by Florida Power & Light Company located at 1401 SE Monterey Road (RC)

~~9.~~ **REQUEST TO CONTINUE TO THE MEETING OF AUGUST 10, 2009 ORDINANCE 2186-09 (Second Reading) Amending the Comprehensive Land Use Plan of the City thereby assigning an "Industrial" land use designation to a parcel of land consisting of 3.34 acres owned by Florida Power & Light Company located at 1401 SE Monterey Road, said lands to be concurrently designated as B-4 on the City of Stuart zoning map (RC)**

Who is going to hire security to protect up.

~~10.~~ **REQUEST TO CONTINUE ORDINANCE TO THE MEETING OF AUGUST 10, 2009 ORDINANCE 2191-09 (Second Reading) Major amendment to the Commercial Planned Unit Development (CPUD) located at the corner of SE Commerce Avenue and SE Fischer Street; providing for approval of a final site plan; providing conditions for compliance with site design qualitative development standards to establish GSA-Stuart a Commercial Planned Unit Development, a Governmental Office Building; declaring the CPUD Development to be consistent with the Comprehensive Plan of the City (RC) (Quasi-Judicial)**

END OF CONSENT CALENDAR

COMMISSION ACTION

~~11.~~ **RESOLUTION 74-09 Authorization to award and execute agreements between the City of Stuart and Maaco of Stuart and Advantage Ford of Stuart to provide auto & truck body repair services as needed by the City per the hourly rates in each agreement (RC)**

*K-H all
5/0*

*3-2-
Daniel*

~~12.~~ **RESOLUTION 75-09 Authorization to approve a Mayor Urban Code Exception to Don Miguel's Cigar Lounge, LLC; tenant of the property located at 9 SW Osceola Street, to allow the sale of alcoholic beverages at an established restaurant located within the "Old Downtown section" (RC) (Quasi-Judicial)**

*H's M
Beer & Wine
only*

~~13.~~ **RESOLUTION 80-09 Authorization to approve a Special Exception to Mary's Shelter of The Treasure Coast, Inc.; allowing a community residential home within the 'R-3' multifamily residential zoning district located on the property at 1033 SE 14th Street (RC) (Quasi-Judicial)**

*K-H
all*

ORDINANCE FIRST READING

- ~~14.~~ **ORDINANCE 2187-09 (First Reading) Approving a Major Amendment to the Commercial Planned Unit Development (CPUD) located on the Southeast side of SE Federal Highway (US 1) and SE Market Place; providing for approval of a change in the boundary of the Commercial Planned Unit Development (CPUD) district and a revision to the originally approved final site plan and development conditions allowing for an increase in signage to amend the established "Shoppes at Market Place" Commercial Planned Unit Development consisting of retail and restaurant uses (RC) (Quasi-Judicial)**

H. Hall

ORDINANCE SECOND READING

- 15. THESE THREE ORDINANCES ARE DESCRIBED UNDER A SINGLE AGENDA ITEM.**

ORDINANCE 2188-09 (Second Reading) Major Amendment to the Sunbelt Partners Commercial Planned Unit Development (CPUD) located on the West side of US Highway 1 and South of SE Fischer Street; providing for approval of a final site plan; providing conditions for compliance with site design qualitative development standards; declaring the development to be consistent with the Comprehensive Plan of the City (RC) Quasi-Judicial)

*W/M
4/1/09
Hutchinson*

ORDINANCE 2189-09 (Second Reading) Major amendment to the SK Partners II (Advantage Ford) Commercial Planned Unit Development (CPUD) located on the West side of US Highway 1 and North of SE Pomeroy Street; providing for approval of a final site plan, conditions for compliance with site design qualitative development standards; development to be consistent with the Comprehensive Plan of the City (RC) (Quasi-Judicial)

*W/M
4/1/09
Hutchinson*

ORDINANCE 2190-09 (Second Reading) Major amendment to the SK Partners II CPUD and the Sunbelt Partners CPUD to form a new Commercial Planned Unit Development to be known as "Market Place of Stuart CPUD" located on the West side of S.E. Federal Highway and North of Advantage Ford and South of Lowes; providing for approval of a final site plan; providing conditions for compliance with site design qualitative development standards; development to be consistent with the Comprehensive Plan of the City (RC) (Quasi-Judicial)

*W/M
4/1/09
Hutchinson*

16. ORDINANCE 2192-09 (Second Reading) Major amendment to the Commercial Planned Unit Development (CPUD) located on the East side of SE Federal Highway (US 1); providing for approval of a site plan; providing conditions for compliance with site design qualitative development standards to establish the "SPS Center" Commercial Planned Unit Development, a commercial development consisting of retail and bank uses; declaring the CPUD development to be consistent with the Comprehensive Plan of the City (RC) (Quasi-Judicial)

K-W
5/0

DISCUSSION & DELIBERATION

ADJOURNMENT

UPCOMING MEETINGS/EVENTS

(All meetings to be held at City Hall unless otherwise indicated)

July 29, 2009	8:00 a.m.	Coffee with the City Manager
August 4, 2009	4:30 p.m.	Community Redevelopment Board
August 10, 2009	5:30 p.m.	Regular Commission Meeting
August 11, 2009	4:30 p.m.	Stuart Mainstreet
August 11, 2009	7:00 p.m.	Stuart Heritage
August 13, 2009	10:00 a.m.	Magistrate Hearing
August 13, 2009	7:00 p.m.	East Stuart Mainstreet 10th Street Recreation Center
August 20, 2009	6:30 p.m.	Local Planning Agency
August 24, 2009	5:30 p.m.	Regular Commission Meeting

City of Stuart
Health Insurance Renewal Evaluation
Revised Pricing
Effective Date: October 1, 2009

GEHR

SCHEDULE OF BENEFITS	CURRENT		ALTERNATE 2		ALTERNATE 3 - Orig Proposal / Revised Pricing	
	BCBS - Proshare BlueChoice PPO Plan 719		CIGNA - Minimum Premium Open Access Plus Plan		AETNA - Guaranteed Cost	
Plan Basics	In Network	Out of Network	In Network	Out of Network	In Network	Out of Network
Lifetime Maximum	\$5 million		\$5 million		\$5 million	
Out of Pocket Calendar Year Max			1 Way OOP Cross Accumulation		No Cross Accumulation	
Single	\$1,500		\$1,500	\$1,500	\$1,500	\$1,500
Family	\$4,500		\$4,500	\$4,500	\$4,500	\$4,500
Deductibles			1 Way Ded. Cross Accumulation		No Cross Accumulation	
Single	\$500		\$500	\$500	\$500	\$500
Family	\$1,500		\$1,500	\$1,500	\$1,500	\$1,500
Additional Hospital Deductible	\$0	\$300	\$0	\$300	\$0	\$0
Coinsurance	20%	30%	20%	50%	20%	30%
Physician Services						
Primary Care Physician	\$15	30% after CYD	\$15	50% after CYD	\$15	30% after CYD
Specialist	\$15	30% after CYD	\$15 CCN / \$35	50% after CYD	\$15	30% after CYD
Allergy Injections (Inj. Only)	\$5	30% after CYD	\$5	50% after CYD	\$15	30% after CYD
Preventative	\$15*	30% after CYD	\$15 / \$15 CCN / \$35	Not Covered	\$15	Not Covered
Independent Lab Services	20%	30%	20%	50% after CYD	No Charge	30% after CYD
Advanced Imaging	\$15 or 20% after CYD	30% after CYD	20% after CYD	50% after CYD	CYD + \$15	30% after CYD
Hospital Services						
Inpatient Hospital	20% after CYD	\$300+30%+CYD	20% after CYD	\$300+50%+CYD	20% after CYD	30% after CYD
Physician Services at Hospital	20% after CYD	30% after CYD	20% after CYD	50% after CYD	20% after CYD	30% after CYD
Outpatient Hospital	20% after CYD	30% after CYD	20% after CYD	50% after CYD	20% after CYD	30% after CYD
Emergency Room	20% after CYD	30% after CYD	20% after CYD	50% after CYD	\$100	\$100
Outpatient Therapy	Based on location of service \$2,500 benefit per calendar year combined maximum		\$15 CCN / \$35	50% after CYD	CYD + \$15	30% after CYD
Pharmacy Plan						
Generic	\$7	20% after applicable copay	\$10	Not Covered	\$10	Not Covered
Preferred Brand	\$20	20% after applicable copay	\$25	Not Covered	\$20	Not Covered
Non Preferred Brand	\$35	Not Covered	\$40	Not Covered	\$35	Not Covered
Mail Order Copay	2x	Not Covered	2x	Not Covered	2x	Not Covered
Employee	93	\$440.59		\$393.96		\$414.05
Employee + Spouse	40	\$993.70		\$886.40		\$933.84
Employee + Child(ren)	47	\$913.16		\$815.49		\$858.16
Family	62	\$1,466.26		\$1,307.93		\$1,377.94
Monthly Premium		\$214,549.51		\$191,513.97		\$201,626.05
Annual Premium		\$2,574,594.12		\$2,298,167.64		\$2,419,512.60
\$ Increase		n/a		-\$276,426.48		-\$155,081.52
% Increase		n/a		-10.74%		-6.02%

*\$150 Wellness Maximum

Requires Dental Purchase (1%)

Requires out of area PPO for 5 EE's

The above benefit summary is a partial description of benefits and may be subject to change.

10% for self injectible drugs

City of Stuart
 Health Insurance Renewal Evaluation
 Revised Pricing
 Effective Date: October 1, 2009

GEHI

SCHEDULE OF BENEFITS	CURRENT		ALTERNATE 5 - Original Proposal		ALTERNATE 6 - Original Proposal / Participating	
	BCBS - Proshare BlueChoice PPO Plan 719		United - Guaranteed Cost Choice Plus 7EH		United - Performance Rewards Choice Plus 7EH	
Plan Basics	In Network	Out of Network	In Network	Out of Network	In Network	Out of Network
Lifetime Maximum	\$5 million		\$5 million		\$5 million	
Out of Pocket Calendar Year Max			No Cross Accumulation Includes CYD		No Cross Accumulation Includes CYD	
Single	\$1,500		\$1,500	\$5,000	\$1,500	\$5,000
Family	\$4,500		\$4,500	\$10,000	\$4,500	\$10,000
Deductibles						
Single	\$500		\$500	\$1,000	\$500	\$1,000
Family	\$1,500		\$1,500	\$2,000	\$1,500	\$2,000
Additional Hospital Deductible	\$0	\$300	\$0	\$300	\$0	\$300
Coinsurance	20%	30%	20%	30%	20%	30%
Physician Services						
Primary Care Physician	\$15	30% after CYD	\$15	30% after CYD	\$15	30% after CYD
Specialist	\$15	30% after CYD	\$15	30% after CYD	\$15	30% after CYD
Allergy Injections (Inj. Only)	\$5	30% after CYD	\$15	30% after CYD	\$15	30% after CYD
Preventative	\$15*	30% after CYD	\$15	Not Covered	\$15	Not Covered
Independent Lab Services	20%	30%	No Charge	30% after CYD	No Charge	30% after CYD
Advanced Imaging	\$15 or 20% after CYD	30% after CYD	20% after CYD	30% after CYD	20% after CYD	30% after CYD
Hospital Services						
Inpatient Hospital	20% after CYD	\$300+30%+CYD	20% after CYD	30% after CYD	20% after CYD	30% after CYD
Physician Services at Hospital	20% after CYD	30% after CYD	20% after CYD	30% after CYD	20% after CYD	30% after CYD
Outpatient Hospital	20% after CYD	30% after CYD	20% after CYD	30% after CYD	20% after CYD	30% after CYD
Emergency Room	20% after CYD	30% after CYD	\$100	\$100	\$100	\$100
Outpatient Therapy	Based on location of service. \$2,500 benefit per calendar year combined maximum		\$15	30% after CYD	\$15	30% after CYD
			20 Visits CYM	20 Visits CYM	20 Visits CYM	20 Visits CYM
Pharmacy Plan						
Generic	\$7		Tier 1: \$7	Not Covered	Tier 1: \$7	Not Covered
Preferred Brand	\$20	20% after applicable copay	Tier 2: \$20	Not Covered	Tier 2: \$20	Not Covered
Non Preferred Brand	\$35		Tier 3: \$35	Not Covered	Tier 3: \$35	Not Covered
Mail Order Copay	2x	Not Covered	2.5x	Not Covered	2.5x	Not Covered
Employee	93	\$440.59		\$393.96		\$397.90
Employee + Spouse	40	\$993.70		\$886.40		\$895.27
Employee + Child(ren)	47	\$913.16		\$815.49		\$823.65
Family	62	\$1,466.26		\$1,311.88		\$1,325.00
Monthly Premium		\$214,549.51		\$191,758.87		\$193,677.05
Annual Premium		\$2,574,594.12		\$2,301,106.44		\$2,324,124.60
\$ Increase		n/a		-\$273,487.68		-\$250,469.52
% Increase		n/a		-10.62%		-9.73%

*\$150 Wellness Maximum

The above benefit summary is a partial description of benefits and may be subject to change.

City of Stuart
Health Insurance Renewal Evaluation
Revised Pricing
Effective Date: October 1, 2009

GEHR

SCHEDULE OF BENEFITS	CURRENT		RENEWAL		RENEWAL - Minimum Prem.	
	BCBS - Proshare BlueChoice PPO Plan 719		BCBS - Proshare BlueChoice PPO Plan 719		BCBS - Minimum Premium BlueChoice PPO Plan 719	
Plan Basics	In Network	Out of Network	In Network	Out of Network	In Network	Out of Network
Lifetime Maximum	\$5 million		\$5 million		\$5 million	
Out of Pocket Calendar Year Max						
Single	\$1,500		\$1,500		\$1,500	
Family	\$4,500		\$4,500		\$4,500	
Deductibles						
Single	\$500		\$500		\$500	
Family	\$1,500		\$1,500		\$1,500	
Additional Hospital Deductible	\$0	\$300	\$0	\$300	\$0	\$300
Coinsurance	20%	30%	20%	30%	20%	30%
Physician Services						
Primary Care Physician	\$15	30% after CYD	\$15	30% after CYD	\$15	30% after CYD
Specialist	\$15	30% after CYD	\$15	30% after CYD	\$15	30% after CYD
Allergy Injections (Inj. Only)	\$5	30% after CYD	\$5	30% after CYD	\$5	30% after CYD
Preventative	\$15*	30% after CYD	\$15*	30% after CYD	\$15*	30% after CYD
Independent Lab Services	20%	30%	20%	30%	20%	30%
Advanced Imaging	\$15 or 20% after CYD	30% after CYD	\$15 or 20% after CYD	30% after CYD	\$15 or 20% after CYD	30% after CYD
Hospital Services						
Inpatient Hospital	20% after CYD	\$300+30%+CYD	20% after CYD	\$300+30%+CYD	20% after CYD	\$300+30%+CYD
Physician Services at Hospital	20% after CYD	30% after CYD	20% after CYD	30% after CYD	20% after CYD	30% after CYD
Outpatient Hospital	20% after CYD	30% after CYD	20% after CYD	30% after CYD	20% after CYD	30% after CYD
Emergency Room	20% after CYD	30% after CYD	20% after CYD	30% after CYD	20% after CYD	30% after CYD
Outpatient Therapy	Based on location of service. \$2,500 benefit per calendar year combined maximum		Based on location of service. \$2,500 benefit per calendar year combined maximum		Based on location of service. \$2,500 benefit per calendar year combined maximum	
Pharmacy Plan						
Generic	\$7	20% after applicable copay	\$7	20% after applicable copay	\$7	20% after applicable copay
Preferred Brand	\$20	20% after applicable copay	\$20	20% after applicable copay	\$20	20% after applicable copay
Non Preferred Brand	\$35	20% after applicable copay	\$35	20% after applicable copay	\$35	20% after applicable copay
Mail Order Copay	2x	Not Covered	2x	Not Covered	2x	Not Covered
Employee	93	\$440.59		\$440.59		\$549.04
Employee + Spouse	40	\$993.70		\$993.70		\$1,238.31
Employee + Child(ren)	47	\$913.16		\$913.16		\$1,137.96
Family	62	\$1,466.26		\$1,466.26		\$1,827.22
Monthly Premium	\$214,549.51		\$214,549.51		\$267,364.88	
Annual Premium	\$2,574,594.12		\$2,574,594.12		\$3,208,378.56	
\$ Increase	n/a		\$0.00		\$633,784.44	
% Increase	n/a		0.00%		24.62%	

*\$150 Wellness Maximum

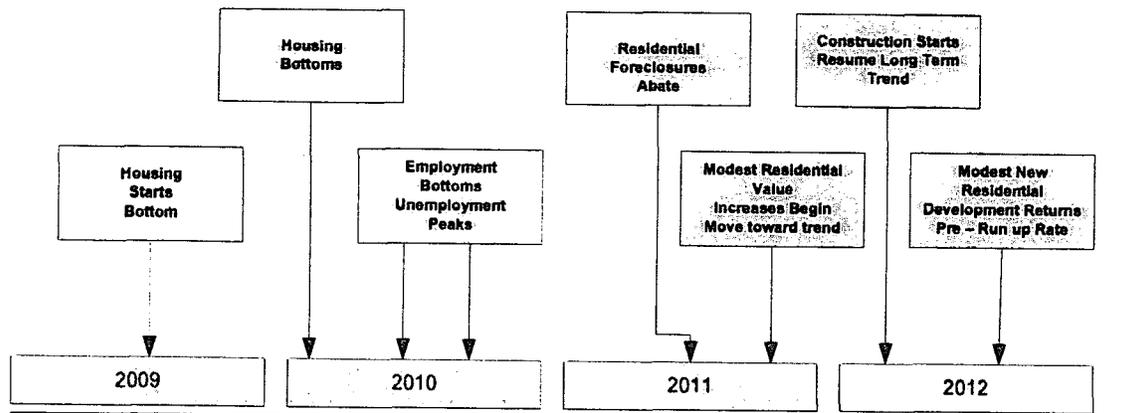
*\$150 Wellness Maximum

*\$150 Wellness Maximum

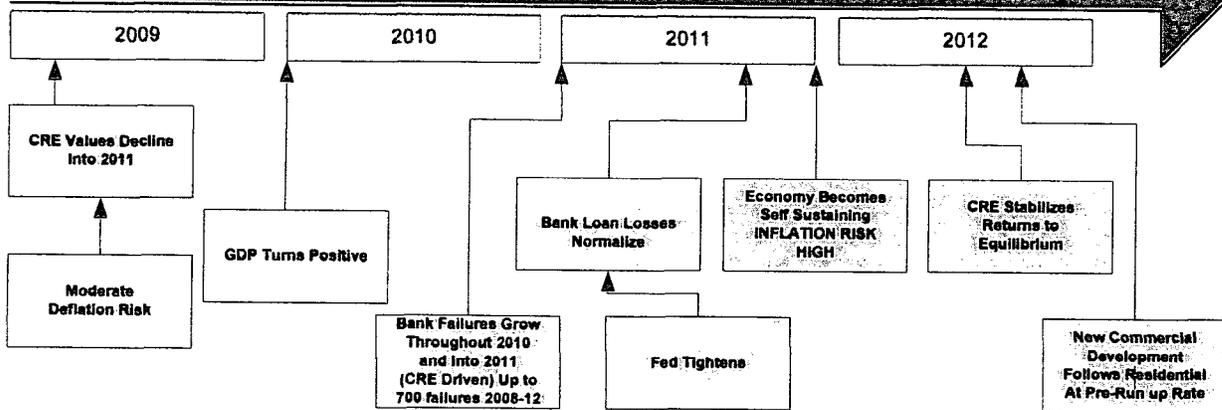
The above benefit summary is a partial description of benefits and may be subject to change.

Forecast Recession | Recovery Timeline

Looking Forward from July 2009



Forecast Recession | Recovery Timeline



The forecasts presented herein are the product of research, analysis and data interpretation by William L. Pittenger only and do not necessarily reflect the views of Seacoast National Bank, its management, officers or directors. The forecasts are based on data available through July 2009. This recovery timeline should be considered in its broadest term and relied on for high level strategic rather than tactical planning.

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TASK LIST AS OF 8/11/09

AGENDA	TYPE	RES/ORD	ASSGND	ITEM
Mon. 8/10/09	5:15 PM			CRA MEETING
	RES	04-09		AWARD RFP#2009-75 TO STRATEGIC PLANNING GROUP OF PONTE VEDRA
Mon. 8/10/09	5:30 PM			REGULAR COMMISSION MEETING
	RES	81-09		BUDGET AMENDMENT CRA - REAL ESTATE CONSULTANT SERVICES
	RES	82-09		BUDGET AMENDMENT FOR CODE ENFORCEMENT LAND CLEANING
	ORD2	2187-09	MD	AMENDMENT TO SHOPPES AT MARKET PLACE PUD - SE CORNER MONROE
	ORD2	2191-09	TR	GSA - STUART (GOVERNMENT OFFICES)
	ORD2	2185-09	TO	ANNEXATION OF FP&L-OWNED PARCEL AT 1401 SE MONTEREY
	ORD2	2186-09	TO	FP&L LAND USE
	RES	85-09		SUPPORTING ACTIONS BY FDEP FOR SCIENCE-BASED AMENDMENTS FOR
	RES	83-09	DD	BUDGET AMENDMENT - REPLACEMENT OF VEHICLE
	RES	70-09	MD	REPLAT SHOPPES AT MARKET PLACE
	RES	72-09	TO	ADOPTING ANNEXATION AGREEMENT BETWEEN CITY OF STUART & FPL
	RES	84-09	LS	PAYOUT - PTO DROP POLICY REVISION
	RES	86-09		INTERLOCAL WITH MC FOR TRAFFIC CONTROL SIGNS & MAINTENANCE SV
	RES	87-09		BUDGET AMENDMENT SURVEYING SERVICES - MRS. PETERS, TRANSIT DI
	RES	88-09	PN	SETTLEMENT WITH CONTINENTAL FLORIDA MATERIALS
	RES	89-09		CALLING GENERAL ELECTION FOR NOVEMBER 3, 2009
	D&D			INTERLOCAL AGREEMENT FIRE RESCUE SERVICES WITH TOWN OF SEWA
Mon. 8/24/09	5:30 PM			REGULAR COMMISSION MEETING
				EMPLOYEE OF THE MONTH - RECREATION
				EMPLOYEE SERVICE RECOGNITION
				SPECIAL ASSESSMENT BUSINESS IMPROVEMENT DISTRICT (2) (2ND OF 10
	RES			REVISION OF THE SPECIAL EVENT FEES
			AS	BUDGET AMENDMENT MEMORIAL PARK
			SA	WATER AND WASTEWATER NEEDS ASSESSMENT REPORT PRESENTATION
				(Renew Contract for Auditors)

SPECIAL MEETING OF THE STUART COMMUNITY REDEVELOPMENT AGENCY

(7 member Board consisting of the 5 City Commissioners plus CRB members Gene Rifkin and Samia Ferraro)

1. Request to approve the Minutes of the Community Redevelopment Agency of July 27, 2009. Approved 5-0 (Waxler and Rifkin did not vote as they had not attended the subject meeting.)

2. RESOLUTION 04-09 CRA Awarding RFP#2009-75 to Strategic Planning Group of Ponte Vedra Beach, Florida in the amount of \$50,000 providing for Professional Real Estate Consulting Services in conjunction with the acquisition of property for development projects in the CRA area. Krauskopf said this is a "classic CRA program" and wanted to offer an alternative program. After quoting the Wall Street Journal on commercial foreclosures, he said he would rather spend \$15,000 to \$20,000 to have the BDB look into finding the "user" rather than having a study that would most likely sit on the shelf like other reports. Hutchinson said she would like to hear staff presentation. Staff said this is also a market analysis that would look at the financial liability of each parcel with the end user in mind. Hutchinson asked if we are looking at properties for the City to develop or for private development. Staff responded, "Both." Rifkin said the CRB decided to position the City to be proactive and able to say this is the best use for the good of the City. Mortell said he reads this as the consultant would identify property for the City. He did not disagree with Krauskopf's proposal with the BDB but he looked at this as working with both. Waxler had a problem spending \$50,000 and would prefer to wait and see what the BDB is going to do for the City. Ferraro said this is an "off-shoot" of the MCSW. She also agreed with Mortell and would like to renegotiate the cost of the consultant. Staff clarified that this proposal is a follow up of a CRB workshop and it is a "multi-layered process." Hutchinson agreed with Waxler on the cost. Mortell suggested maybe we should have the CRB come back with a list of sites. Christie was not opposed to moving the project forward but he would like to see the consultant work with the BDB on property acquisition with the BDB taking the inventory to "select and induce" whoever is interested. Hutchinson said the BDB is in the process of preparing a list. Rifkin asked if there was any part of the work plan that the BDB could carry out. Staff could not answer that question now but will take a closer look at the issue. Rifkin said this is long range for best use. Mortell said it is not in our best interest to move forward now as there are three Commissioners' "no" votes here that would carry over to the SCC hearing which means this would not pass. Hutchinson wants to know where we are going to go with it. Rifkin suggested having the consultant come and give a presentation. Hutchinson said this is a "philosophical question". Mortell said as the CRA our charge is to move forward and create great expectations but the SCC does not want to change zoning. Christie asked if there is any way we can work the RFP to make it less expensive. Staff will work on getting better numbers. Krauskopf noted a \$10,000 charge for review of prior plans and said he would prefer to spend that with the BDB. Rifkin suggested having Ron Bunch look at the RFP and see what the BDB can do. Mortell sees the BDB as "instant change" and looks at this plan as "foresight 20 years hence, more of an overlay vision." Hutchinson said every time the Commission changes the vision changes. Christie wants to find a way for the BDB to work with the consultant. Staff will bring the issue back next month. Ferraro said the CRB had a lot of discussion on this and she would not want to see that work go for naught. Hutchinson clarified that proposal is not being "killed"; it is just that more information is needed.

End of CRA10August.09 Report