

REGULAR COMMISSION MEETING HELD FEBRUARY 6TH, 2006

Regular Town Commission Meeting of the Town of Ocean Ridge held on Monday, February 6, 2006, at 6:00PM in the Town Hall Meeting Chambers.

The meeting was called to order by Mayor Kaleel and roll call was answered by the following:

Commissioner Allison Commissioner Hogan
Commissioner Bingham Commissioner Pugh
Mayor Kaleel

Pledge of Allegiance

Additions, Deletions, Modifications and Approval of Agenda

Comm Allison requested to pull out of consent Item #3 Authorize Renewal of the Landscaping Contract with A Classy Cut for a One Year Period in the Amount of \$75,353.00 from Budgeted Funds and add as Item #15.

Comm Bingham requested to add comments of Ocean Avenue to Item #16, and a comment on Sidewalks to Item #17.

Comm Hogan requested to pull out of consent Item #4 Re-Appoint D. Bill Mathis as an Alternate Member to the South Lake Worth Inlet Advisory Committee and add as Item #18. She also requested to add comments regarding the League of Cities as Item #19, and Garbage as Item #20, Zip Code as Item #21, "No Wake" Zone as Item #22, and an Update of the Inlet Committee as Item #23, and Debris on Woolbright West of the Intercoastal as Item #24.

Clerk Hancsak requested if the swearing in of office for Ken Kaleel & Geoff Pugh could be performed after the consent agenda since there would be no election.

Mayor Kaleel requested to add comments regarding FPL & A1A after the Town Manager's Report.

CONSENT AGENDA

1. Minutes of the Regular Town Commission Meeting of Jan. 9, 2006
2. Minutes of the Workshop Commission Meeting of Jan. 5, 2006

Comm Pugh moved to accept the consent agenda as amended, seconded by Comm Allison.

Motion Carried - yea 5

Mayor Kaleel announced that a tragic event had occurred Sunday, February 5th, 2006 resulting in the deaths of two previous employees: Serena & Joe Gomez. Serena was employed 5 years; she started as a dispatcher with the Police Department and was later promoted to the Deputy Town Clerk. Joe Gomez had been with the Police Department for almost 3 years. They were both very well liked and respected by all, and will be sorely missed. Serena always had a smile on her face, and helpful to all she came in contact with. Joe Gomez served as our "Santa Claus" for the Lighting of the Lights for the last 3 years. Serena and Joe left behind one son, Justin 6 years old, and Joe Gomez had two children from a previous marriage. A trust fund will be established for these children hopefully by the end of the week. They both will be greatly missed, and our thoughts and prayers go out to their families and children during this time of mourning.

REGULAR COMMISSION MEETING HELD FEBRUARY 6TH, 2006

ANNOUNCEMENTS AND PROCLAMATIONS

5. The administrative offices will be closed for the official holiday on Mon, Feb. 20, 2006
6. 2006 Municipal Election is CANCELLED due to the filing by only the two incumbents thereby making the candidacy unopposed (Kenneth Kaleel and Geoff Pugh)

Mayor Kaleel and Comm Pugh took their oaths of office and were sworn in by Clerk Hancsak.

PUBLIC COMMENT

Jerry Magruder, 9 Ridge Boulevard, stated that as hurricane season would be fast approaching, a letter should be sent out to residents to start preparing their homes for hurricane season. A roofing contractor had come to her home, and found several loose tiles that she had been unaware of, and could have potentially caused damaged her neighbor's vehicles or properties. Chief Hillery stated that the hurricane preparedness letter would be forthcoming to all residents.

Pat Kropp, 16 Tropical Drive, presented a poster of photos showing the work in progress on Tropical Drive, and commended the contractors for a job well done. Not all of the homeowners had fully comprehended the impact the construction would have on their daily life and the nearness of the work to their homes. But for the most part the homeowners agree that once it is complete; the work will be a benefit to all.

Bruce Gimmy, 12 Ocean Avenue, agreed with Jerry Magruder, and commented that for the last two years, his vehicle had been damaged from loose roof tiles. He thanked the town commission and staff, and Engineer Tropepe for the drainage work being done in the alleyway, and the creative solution found for such a difficult problem.

Berne Shulte, 5 Osprey Court, understood that many roofs still needed hurricane repairs, however he had trouble locating any available roof contractors. Most of them have long waiting lists, and roofing materials are hard to find.

7. Town Manager

Manager Mathis gave an update of the Drainage Project and stated that Engineer Tropepe would be giving full details in her report. On January 31st, Florida Public Utilities presented an estimate to install a 4" line for natural gas into and through Ocean Ridge for a cost of \$286,660. This line would go down A1A, and it would be at the resident's cost to tie into it from A1A down to their property. If some homeowners on the street wanted it at the same time, the costs could be shared. The town could also establish it as a utility, however a percentage of the residents would have to be connected in order to establish it. Additional staff would also be needed to read meters and maintain it, etc.

Comm Pugh requested if he could get a second bid, but he thought \$286,660 was reasonable. Comm Bingham asked if there would be a rebate involved. Manager Mathis stated that he would find out.

James Bonfiglio, 5616 N Ocean, asked if the gas line would be down both sides of A1A, and if not, how would it go under A1A. Manager Mathis stated that the line would be only on one side of A1A, and the 4" line could be drilled underneath with little disturbance to A1A.

Mayor Kaleel had discussed with FPL the cost of having the utilities put underground. FPL would give an incentive of only 25% towards that cost. He then proposed to FPL going down

REGULAR COMMISSION MEETING HELD FEBRUARY 6TH, 2006

A1A, they were receptive, but no response had been received at this time. FPL would also be fixing any leaning or rotted poles before hurricane season. He requested that the officers go through town and prepare a list identifying the poles in need of repairs.

Mayor Kaleel stated that he and Manager Mathis had met with Gulfstream, Boynton Beach, and Delray Beach regarding taking over ownership of AIA. If one town objected, then it would be stopped. Boynton Beach objected. Mayor Kaleel stated that even though it would have been a good idea, it would have been very costly to the town.

8. Town Attorney

Attorney Spillias had nothing to report

9. Director of Public Safety

Chief Hillery had nothing to report

10. Town Engineer (SFRN, Inc.) – Drainage Update

Engineer Tropepe thanked Pat Kropp and Bruce Gimby for the compliments regarding Tropical Drive. The project is proceeding as planned and would be complete in 2 more months. The project would only improve from this point on. Engineer Tropepe stated that not all grant money has been received at this time and that some of the grants would not pay out until the job was complete. A formal notification letter had been sent to all the residents on Coconut with project details and a time frame and those residents with proposed yard drains will need to execute Hold Harmless agreements. The road right of way improvements will start first. They are still waiting on pricing from contractors for the alleyway. Plans are going to FDOT for a permit for the outfall of the end of the alleyway to tie into the detention area. As a point of information in reviewing a project for Ocean Ridge Yacht Club, a retaining footer of 24' will be added to the south-side of the property for their project, as part of their drainage requirements.

ACTION ITEMS

11. Retain RMPK Funding in the Amount of \$22,000 to Obtain Grants for the Town Hall Construction to be Funded from the Town Hall Reserve Account and Allocate \$25,000 from Same Account to be used for a "Fund Raising Event"

Manager Mathis had researched as to the grants available and had met twice with RMPK Funding. They could be our advocate to try to obtain grants. There are over \$1 million of grants available between now and February 2007, and some of the deadlines are quickly approaching. May 2006 is a deadline for one of them. This company had a success rate of 65%, and came recommended from Juno Beach.

Comm Bingham made a motion for the Town Manager to proceed with researching the grants and choosing an advocate with the amount of \$47,000 to obtain grants for the Town Hall Construction to be funded from the Town Hall Reserve Account. Seconded by Comm Allison.

Motion Carried - yea 5

12. Authorize Renewal of Clarke Mosquito Control Contract for the Control of NoSeeums and Mosquitoes in an Amount of \$6,850 Monthly (\$41,000 or 6 months budgeted)

REGULAR COMMISSION MEETING HELD FEBRUARY 6TH, 2006

Manager Mathis mentioned that recently there had been several complaints of the noseeums and mosquitos and he requested that the contract be extended. There was a discussion as to extending the test site area or to re-identify the hot spots for noseeums. Clarke Mosquito Control also agreed to extend the spraying past the six month contract, at the same monthly rate of \$6850 if needed.

Comm Pugh motioned to renew Clarke Mosquito Control contract for the control of noseeums and mosquitoes in an amount of \$6850 monthly for six months. Seconded by Comm Bingham.

Motion Carried - yea 5

FIRST READING OF ORDINANCES

13. Amending the Code of Ordinances, Chapter 63, Section 63-117; Providing for Codification, Providing for Repeal of All Ordinances in Conflict; Providing for Severability and for an Effective Date.

Atty Spillias mentioned that three draft ordinances were presented at the special workshop meeting, and it was decided to make a blend of the grandfather ordinance and possibly allow for the flexibility of waivers. This allows for more density than currently permitted, but less than they currently have. Its purpose is to allow upgrades of old run-down properties. He briefly described the changes in Section 1-3 of the ordinance which also included a definition of destroyed. It was discussed that this provision be for the "structure" only, and not to include the land.

James Bonfiglio, 5616 North Ocean Blvd, stated that he felt that they were adopting the worst one. He also asked if the grandfather density applied if the property was destroyed, and could it be rebuilt up to 50%? Atty Spillias explained that you could rebuild it at the grandfather density and that this applies to all multi-family properties.

Cheryl Olanoff, 566 David Lane, stated that she owned a two-unit property and could she rebuild as a two-unit property. Atty Spillias stated yes.

Comm Allison motioned to adopt the Code 565 with the amendment of adding "the value of the structure only" where necessary. Seconded by Comm Bingham.

Motion Carried - yea 5

SECOND READING, PUBLIC HEARING AND ADOPTION OF ORDINANCES

14. Ordinance No. 564; Correcting the Chapter and Section Number References of Ordinance No. 562, Amending the Code of Ordinances at Chapter 30, Article V, of the Code of the Town of Ocean Ridge as it Pertains to Cable Television Franchises; Correcting the Chapter Reference to Chapter 15 of the Code of the Town of Ocean Ridge as it Pertains to Cable Television

Comm Pugh motioned to approve Ordinance No. 564, seconded by Comm Bingham

Motion Carried - yea 5

15. Authorize Renewal of the Landscaping Contract with A Classy Cut for a One Year Period in the Amount of \$75,353.00 from Budgeted Funds AND

REGULAR COMMISSION MEETING HELD FEBRUARY 6TH, 2006

16. Ocean Avenue comments by Comm Bingham

Comm Allison suggested that improvements be made to the Ocean Ridge's stone entrance sign. Also, no flowers (annuals) had been planted yet.

Comm Bingham distributed suggestions from the three residents that included keeping the landscaping simple and neat utilizing grass, relocating the palm trees to the inside of street, removing the calaphyllum trees as possible and planting small flowering trees in the grass strip. It was discussed that the mulch or fertilizer be brought to the office first, and then monitored as to how much was being used/billed.

Comm Pugh motioned to approve the renewal of the landscaping contract with A Classy Cut for a one year period in the amount of \$75,353 from budgeted funds. Seconded by Comm Allison.

Motion Carried - yea 5

Comm Bingham stated that Ocean Avenue should possibly be split up in sections, and the improvements then proceed section by section until complete once as estimate is received. Comm Hogan also mentioned that the hedge for the Boynton Beach Park needed to be cleaned up and maintained properly. Manager Mathis would speak with A Classy Cuts about properly maintaining Ocean Avenue, and he would contact the City of Boynton regarding the hedges fronting the park.

17. Sidewalks on A1A

Comm Bingham mentioned that some of the sidewalks on A1A were not consistently 36" as should be. Some of the sidewalks are only 30" which is too narrow for walkers. She asked for the Town Manager to check to see if they were narrowing the sidewalks.

18. Re-Appoint D. Bill Mathis as an Alternate Member to the South Lake Worth Inlet Advisory Committee

Comm Hogan questioned the job duties of the Alternate Member to the South Lake Worth Inlet Advisory Committee. Mayor Kaleel stated that the South Lake Worth Inlet Advisory Committee required a mandatory seat from Manalapan & Ocean Ridge. Mayor Kaleel was appointed to that seat, however if he could not attend, then Manager Mathis served as the mandatory alternate member. He added that the town manger serves as the alternate for both municipalities.

Comm Allison moved to Re-Appoint D. Bill Mathis as an Alternate Member to the South Lake Worth Inlet Advisory Committee. Seconded by Comm Hogan.

Motion Carried – yea 5

19. League of Cities

Comm Hogan stated that Mayor Kaleel was appointed for District #4, and she questioned her job duties as second or alternate. Manager Mathis stated that if the regular member was not available to vote, then the alternate member could vote for general meetings, excluding Board Meetings.

REGULAR COMMISSION MEETING HELD FEBRUARY 6TH, 2006

20. Garbage

Comm Hogan stated that she had received calls regarding specific times that garbage could be put out, and if it applied to condos/apartment buildings. Chief Hillery stated that the 24 hour rule applied, and if an item was too large to put in the dumpster, it could be placed along side it.

21. Zip Code

Comm Hogan received a letter regarding a Zip Code for Ocean Ridge. Mayor Kaleel stated that it takes a congressional movement for a petition of a separate Zip Code and that it would be easier to expedite if the town had their own Post Office. Comm Hogan said she would further review it.

22. No Wake Zone

Comm Hogan requested that a "No Wake Zone" be posted along the ICWW behind Hibiscus as it was very narrow and the wakes damage the area along there. Mayor Kaleel stated that the Coast Guard sets up the Wake Zones. A previous request had been rejected because it is an inland water and there is no control. Bill Thrasher, the Town Manager of Gulfstream could be contacted if further details were needed.

23. Update of Boynton Beach Inlet Committee

Comm Hogan stated that there had been two meetings to date. A sub-committee had been formed to address the scope of the study, and she was a member of the sub-committee. The progress is slow, but she would keep the Commission informed of any updates.

24 Debris on West Side of Woolbright

Comm Hogan stated that the debris on the west side of Woolbright is not being cleaned up. The City of Boynton Beach had stated that it is the responsibility of the contractor. There was a concern with the upcoming hurricane season that any debris or construction materials be kept to a minimal.

25. Bicyclists

Comm Bingham was concerned that the bicyclists on A1A were not courteous or adhering to regulations. She requested that they should be licensed. No consensus was met.

ADJOURNMENT

Meeting Adjourned at 7:40pm

Attest By:

Town Clerk

Mayor Kaleel

Commissioner Allison

Commissioner Bingham

Commissioner Hogan

REGULAR COMMISSION MEETING HELD FEBRUARY 6TH, 2006

Commissioner Pugh