

**MINUTES  
REGULAR MEETING OF THE STUART CITY COMMISSION  
HELD November 22, 2021  
AT 5:30 PM Commission Chambers  
121 SW FLAGLER AVE.  
STUART, FLORIDA 34994**

**CITY COMMISSION**

**Mayor Eula R. Clarke**

**Vice Mayor Merritt Matheson**

**Commissioner Becky Bruner**

**Commissioner Troy McDonald**

**Commissioner Mike Meier**

**ADMINISTRATIVE**

**City Manager, David Dyess**

**City Attorney, Michael J. Mortell**

**City Clerk, Mary R. Kindel**

**SERGEANT AT ARMS: Lieutenant George McLain**



**5:30 PM ROLL CALL**

Present: Mayor Clarke, Vice Mayor Matheson, Commissioner Bruner, Commissioner McDonald, Commissioner Meier

**PLEDGE OF ALLEGIANCE**

**PRESENTATIONS**

**1. CERTIFICATES OF APPRECIATION IN RECOGNITION OF THE "NEVER FORGET GARDEN" IN MEMORIAL PARK.**

Ms. Donna DeBois, representative of the Local Chapter of the National Society of the American Daughters of Revolution explained the purpose of the White Rose Garden, planted in honor of the 100<sup>th</sup> Anniversary of the Tomb of the Unknown Soldier. Certificates were presented to both Ian Dunshee and Ms. DeBois and a group photo was taken.




**5:43 PM**

## 2. FORM-BASED CODE BY THE TCRPC

Jessica Seymour, Treasure Coast Regional Planning Council, presented a power point on Form-Based Code and announced upcoming plans, walking tour, and meetings.

Mr. Dyess confirmed a Vision Workshop for December 9<sup>th</sup> at 5:30 p.m. at East 10<sup>th</sup> Street Center.

 6:14 PM

### COMMENTS BY CITY COMMISSIONERS

Commissioner Bruner

- Wished everyone a Happy Thanksgiving.

Commissioner McDonald

- Wished all a Happy Thanksgiving and noted his blessings.
- Announced his attendance at a Ribbon Cutting Ceremony for the Customs and Border Protection and noted that it will be nice to have an additional layer of law enforcement.

Commissioner Meier

- Happy Thanksgiving, thankful to serve with all Commissioners for the community.
- Commented that he is pleased with the Form-Based Code presentation.
- Commented that the planting along Green River Parkway is coming in nicely and looking good.

Vice Mayor Matheson

- Announced that he served Thanksgiving dinners at Gertrude Walden, thanked Thelma Washington and the Police officers that participated.
- Attended the Customs and Border Protection and met with Brightline representatives, reviewed conversation pertaining to the bridges.

Vice Mayor requested that the City draft a letter to Senator Rubio, Senator Scott, Congressman Mast, and Governor DeSantis, stressing our concern of the safety issue regarding Brightline plan of operation and highlight fact that new base of marine unit will have limited access to the service area when the bridge is down.

Commissioner McDonald asked that staff work on letter and bring it back to the Commission for review.


Commissioners, City Manager, and Attorney Mortell continued the discussion about the City's position in the letter and what they would like the outcome to be.

Mayor Clarke

- Happy Thanksgiving and kudos to Thelma Washington and her team for serving meals for Thanksgiving.
- Commented on recognition of all those who make our community shine, would like to find a way to let them know; expressed her appreciation. Suggested every quarter,

possible selection of an organization or group to recognize. Thanked the City Manager, Community Services, and CRA Administrator.

- Spoke on the letter from DEO pertaining to the annexation North of the Bridge.
- Commented on an article on Ernie Lyons and the Sailfish Capital of the World.
- Commented on the first celebration of Emancipation Day in Stuart, handed out certificates and plaques, and ask the Commission for approval to request volunteers to attend the Dec. 13<sup>th</sup> Commission Meeting to accept their appreciation plaques.

 **6:38 PM**

## **COMMENTS BY CITY MANAGER**

City Manager Dyess

- Announced various upcoming events; Nov. 26<sup>th</sup> Tree Lighting, December 3<sup>rd</sup> Christmas Parade, December 7<sup>th</sup> Water Supply Groundbreaking, December 10<sup>th</sup> Santa's City Lights, 18<sup>th</sup> Miracle of 10<sup>th</sup> Street.
- Announced that staff is evaluating Agenda and Customer Service software options.
- Provided update on the new Roosevelt Bridge, reported that the FDOT is doing mitigation work and monitoring.
- Requested Commissioner feedback on Zoom and the option to continue it for meetings.

Zoom feedback:

Commissioner McDonald – Stop

Commissioner Bruner – Stop

Commissioner Meier – Keep

Vice Mayor Matheson - Keep

Mayor Clarke – Keep

Attorney Mortell provided DOA hearing update and timeline.

## **APPROVAL OF AGENDA**

 **6:52 PM MOTION: So moved.**

**MOVED BY: Commissioner Meier**

**SECONDED BY: Commissioner McDonald**

**Motion approved unanimously.**


## **COMMENTS FROM THE PUBLIC (3 Minutes Max.)**

- 1) Helen McBride – Flamingo Ave.; Commented on Eagle Scout projects and if Milton Leggett could work with them on dead-end streets and complimented the City Attorney, Mike Mortell and Kev Freeman, Development Director.


## **CONSENT CALENDAR**

### **3. APPROVAL OF 11/08/2021 CCM MINUTES**

## **END OF CONSENT CALENDAR**

 **6:55 PM MOTION: Motion to approve.**  
**MOVED BY: Vice Mayor Matheson**  
**SECONDED BY: Commissioner McDonald.**  
**Motion approved unanimously.**

#### **ORDINANCE SECOND READING**

 **6:55 PM**


#### **ORDINANCE FIRST READING**

##### **4. THREE HOUR PARKING DISTRICT CHANGE:**

ORDINANCE No. 2477-2021; AN ORDINANCE OF THE CITY OF STUART, FLORIDA; AMENDING THE CODE OF ORDINANCES AT CHAPTER 40 ARTICLE II, SEC. 40-43; PROVIDING FOR A REVISION/AMENDMENT TO THE 3 HOUR DOWNTOWN PARKING DISTRICT; PROVIDING FOR CODIFICATION; PROVIDING FOR SEVERABILITY; PROVIDING FOR REPEAL OF ALL ORDINANCE IN CONFLICT; PROVIDING AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.


City Manager Dyess provided a photo demonstrating the parking location.


Commissioner McDonald commented that we should do warnings for first month to employees from surrounding restaurants, stated that should bring back the signs that state trucks should park on one side of the road.

 **7:00 PM MOTION: Move to approve include 3-hour parking and we put signs up for large truck parking on Osceola St. between St. Lucie and Haney Circle.**  
**MOVED BY: Commissioner McDonald**  
**SECONDED BY: Commissioner Meier**  
**Motion approved unanimously.**

##### **5. ABANDONMENT OF A PORTION RIGHT-OF-WAY BETWEEN S.E. 5TH STREET AND S.E. STYPMANN BOULEVARD:**

ORDINANCE No. 2476-2021; AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF STUART, FLORIDA AUTHORIZING THE ABANDONMENT OF A CERTAIN RIGHT-OF-WAY WITHIN THE CITY LIMITS, BEING THAT PORTION OF LAND, WHICH LIES BETWEEN S.E. 5TH STREET AND S.E. STYPMANN BOULEVARD, WHICH IS MORE FULLY DEPICTED IN EXHIBIT "A" ATTACHED HERETO, PROVIDING AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

 **7:04 PM MOTION: Move for approval with changes as requested by Development Director.**  
**MOVED BY: Commissioner McDonald**  
**SECONDED BY: Commissioner Bruner**  
**Motion approved unanimously.**

 7:06 PM

## **DISCUSSION AND DELIBERATION**

### **6. DEVELOPMENT DISCUSSION**

City Manager Dyess announced that this item is to review the subject suggested for a Workshop by Commissioner Bruner during a past meeting.

Commissioner Bruner commented that in 2007/08 when we went through a recession, developers had come before Commission and then never built. Stated she plans to oppose further development.

City Attorney Mortell stated that all Commissioners took an oath and should keep an open mind and must follow the code for any upcoming projects that go before the Commission. He further explained what a moratorium is and what zoning in progress is.

Discussion continued amongst Commissioners and staff.

Mr. Freeman presented a PowerPoint showing data of residential development happening currently and comprehensive plan buildout scenario.

Discussion continued amongst Commissioners and staff.

 8:16 PM **ADJOURNMENT**

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**Mary R. Kindel, City Clerk**

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**, Mayor**

**Minutes to be approved at the Regular Commission  
Meeting this 13<sup>th</sup> day of December, 2021.**