

**MINUTES**  
**SPECIAL MEETING OF THE STUART CITY COMMISSION**  
**COMMUNITY REDEVELOPMENT AGENCY AND**  
**COMMUNITY REDEVELOPMENT BOARD**  
**OCTOBER 24, 2022**  
**AT 4:30 PM**  
**COMMISSION CHAMBERS**  
**121 SW FLAGLER AVE.**  
**STUART, FLORIDA 34994**

**CITY COMMISSION**  
Mayor Troy McDonald  
Commissioner Becky Bruner  
Commissioner Eula R. Clarke  
Commissioner Christopher Collins  
Commissioner Campbell Rich

**COMMUNITY REDEVELOPMENT AGENCY**  
Chairperson - Troy McDonald  
Board Member - Becky Bruner  
Board Member - Eula R. Clarke  
Board Member - Christopher Collins  
Board Member - Campbell Rich  
Board Member - Tom Campenni  
Board Member - VACANT

**COMMUNITY REDEVELOPMENT BOARD**  
Chairman - Tom Campenni  
Vice Chairman - Nina Dooley  
Board Member - Chris Lewis  
Board Member - Katie Makemson  
Board Member - Nikolaus Schroth  
Board Member - Frank Wacha  
Board Member - VACANT

**ADMINISTRATION**  
City Manager, David Dyess  
City Attorney, Michael Mortell  
City Clerk, Mary R. Kindel

**CALL TO ORDER**

4:36 PM

**ROLL CALL**

PRESENT: Mayor McDonald, Commissioner Bruner, Commissioner Clarke, Commissioner Collins, Commissioner Rich

ABSENT: Chairperson Campenni, Vice Chairperson Dooley, Board Member Lewis, Board Member Makemson, Board Member Schroth, Board Member Wacha

Chairperson McDonald spoke to the Board Members to review their appointees attendance for the voluntary boards as issues with attendance were arising and the reorganization was coming up in December.

### **PLEDGE OF ALLEGIANCE**

### **APPROVAL OF AGENDA**

**4:37 PM MOTION: Approve.**

**MOVED BY: Eula Clarke**

**SECONDED BY: Becky Bruner**

**Motion approved unanimously.**

### **ACTION ITEMS**

3. LICENSE AGREEMENT FOR DOWNTOWN VALET PARKING SERVICES PROGRAM (RC):

RESOLUTION No. 77-2022; A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF STUART, FLORIDA TO AUTHORIZING THE EXECUTION OF A LICENSE AGREEMENT BETWEEN THE CITY OF STUART AND THE PARKING SOLUTION TO UTILIZE THE PARKING LOT BEHIND THE STUART HERITAGE MUSEUM AND CITY HALL PARKING LOT FOR THE PURPOSE OF OPERATING A DOWNTOWN VALET PARKING SERVICES PROGRAM.

Pinal Gandhi-Savdas, CRA Executive Director, presented the item and stated that 1 RFP in return from Parking Solutions and provided the details of the license agreement and provided the challenges the applicant will have if using two parking lots.

Scott Jackson, applicant, called in via ZOOM, explained that the insurance rates have tripled and stated he cannot use the parking lot behind the Feed Store due to how much it will cost to insure that parking lot as well as City Hall.

Board Members discussed the applicant's concerns and what the new parameters of the license agreement should be.

Board Members agreed the parameters for the new RFP would be to allow the applicants to use the City Hall parking lot and Annex parking lot as over flow and also have \$0 fee. They requested that Mr. Jackson come back to the board with a new proposal meeting those new parameters.



**4:58 PM MOTION: Cancel RFP.  
MOVED BY: Christopher Collins  
SECONDED BY: Eula Clarke  
Motion approved unanimously.**

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

**COMMENTS BY BOARD MEMBERS (Non-Agenda Items)**

**APPROVAL OF MINUTES**

**2. APPROVAL OF 09/26/2022 CRA MINUTES**

**5:02 PM MOTION: Approve.  
MOVED BY: Campbell Rich  
SECONDED BY: Eula Clarke  
Motion approved unanimously.**

**PRESENTATIONS**

**1. UPDATE ON DOWNTOWN PARKING STUDY AND RECOMMENDATIONS**

Mrs. Gandhi-Savdas presented an update to the parking study in Downtown which included immediate recommendations: tram routes, curbside management, bicycle parking program, valet parking program, 3-hour parking hours of operation, shared parking agreement, Dixie Highway on street inventory redesign, expanding 3-hour parking boundaries, golf cart parking program, SW Osceola premium paid parking, Dynamic parking guidance program, potential parking structure location, Sailfish lot structure, Martin County lot structure, and average daily available spaces, she is seeking direction from the board for the next steps on implementation and would like to organize a committee to make recommendations for 4 items in the parking study.

Board Members discussed potential people for the committee, parking garages, paid parking, and Dynamic parking system.

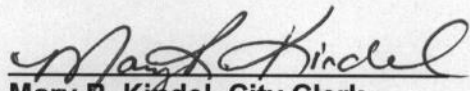
**5:21 PM MOTION: Organize a committee to discuss the 4 items with staff and business people; 1 from Mainstreet, 1 from Downtown Business Association, 1 from the Lyric, 1 from the Tourist Development, and 2 residents.  
MOVED BY: Eula Clarke  
SECONDED BY: Christopher Collins  
Motion approved unanimously.**

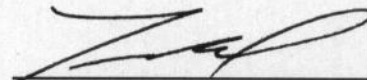
**STAFF UPDATE**

**ADJOURNMENT**

5:24 PM

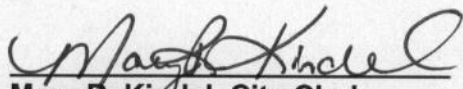
CCM


  
Mary R. Kindel, City Clerk

  
Troy McDonald, Mayor

Minutes to be approved at the Joint CCM/CRA/CRB  
Meeting this 23<sup>rd</sup> day January, 2023.

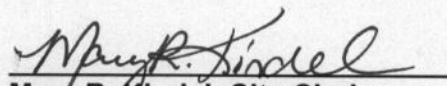
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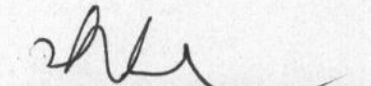
  
Mary R. Kindel, City Clerk

  
Troy McDonald, Chair

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CRB

  
Mary R. Kindel, City Clerk

  
Thomas Campenni, Chair

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