

AGENDA  
CITY COMMISSION MEETING  
SEPTEMBER 13, 2021  
5:01 P.M.

1. Opening Prayer with Chaplin Frederick Woods of Ascension Sacred Heart Bay Hospital.
2. Pledge of Allegiance to the Flag.
3. Public Hearing
  - 3.a. This Public Hearing is for the Discussion and Adoption of the Tentative Millage Rates and Tentative Budgets for the City of Panama City and the Panama City Downtown Improvement District for Fiscal Year 2022. This is to serve as the first Public Hearing under the TRIM Act.

Documents:

[TENTATIVE HEARING AGENDA ITEM \(1\).PDF](#)

4. Mayor's Report
  - 4.a. Community Announcements.
5. Audience Participation
6. City Attorney
  - 6.a. Ratification of Extensions to the Declaration of State of Emergency due to Tropical Storm Fred.

Documents:

[LETTER RE EXTENSION OF EMERGENCY DECLARATION 09-08-2021.PDF](#)

7. City Clerk
  - 7.a. Presentation of the City's Comprehensive Annual Financial Report for the Fiscal Year ended September 30, 2020.

Documents:

[CAFR PRESENTATION MEMO.PDF](#)

- 7.b. Consideration of approval of contract with First Federal Bank.

Documents:

[LTR RE CONTRACT WITH FIRST FEDERAL BANK.PDF](#)  
[BUSINESS RELATIONSHIP APPLICATION AND AGREEMENT.PDF](#)  
[DEPOSITORY SERVICES MASTER AGREEMENT.PDF](#)

8. Unfinished Business

- 8.a. Final reading of Ordinance 2783.1, voluntary annexation of 83 acres of property located at 7331 Morningside Drive.

Documents:

[AGENDA REQUEST ORD 2783.1.PDF](#)

- 8.b. Final Adoption Hearing of Ordinance 2783.2, amending the Future Land Use Map of the City to reflect a land use designation of Urban Residential (Panama City) for the property located at 7331 Morningside Drive.

Documents:

[AGENDA REQUEST ORD 2783.2.PDF](#)

- 8.c. Final reading of Ordinance 2783.3, amending the Zoning Map of the City to reflect a zoning designation of Urban Residential 2, UR-2, for the property located at 7331 Morningside Drive.

Documents:

[AGENDA REQUEST ORD 2783.3.PDF](#)

- 8.d. Public Hearing on Development Agreement for Morningside Subdivision.

Documents:

[LETTER TO MAYOR AND CITY COMMISSIONERS 09.08.2021 WITH EXHIBITS--NJZ.PDF](#)

## 9. Consent Agenda

- 9.a. Oktoberfest and Seasonal Craft Beer Tasting, September 25, 2021, 9:00 a.m. to 11:00 p.m., Harrison Avenue and Luverne Avenue, sponsored by Destination Panama City.

Documents:

[OCTOBERFEST FESTIVAL.PDF](#)  
[OCTOBERFEST BEER TASTING.PDF](#)

- 9.b. Downtown Fall Festival, October 30, 2021, 12:00 p.m. to 4:30 p.m., Center for the Arts and 4th Street, sponsored by Center for the Arts/Quality of Life.

Documents:

[FALL FESTIVAL 2021.PDF](#)

- 9.c. Holiday Lights at Oaks by the Bay, November 6 through 25, 2021, with Lighting Ceremony on November 26 6:00 p.m. to 7:00 p.m., Oaks by the Bay Park, sponsored by Historic St. Andrews Waterfront Partnership.

Documents:

[HOLIDAY LIGHTS AT OAKS BY THE BAY.PDF](#)

- 9.d. City Hall tree Lighting Ceremony, December 3, 2021, 1:00 p.m. to 7:00 p.m., City Hall, sponsored by Quality of Life.

Documents:

[CITY HALL TREE LIGHTING CERMONY.PDF](#)

- 9.e. Panama City Jaycees Christmas Parade, December 4, 2021, 12:00 p.m. to 12:00 a.m., Harrison Avenue, sponsored by Panama City Jaycees.

Documents:

[PANAMA CITY JAYCEES CHRISTMAS PARADE.PDF](#)

- 9.f. Rosenwald Alum Parade, December 18, 2021, 8:00 a.m. to 9:30 a.m., 11th Street, sponsored by Rosenwald High School Alumni, Inc.

Documents:

[ROSENWALD ALUM PARADE.PDF](#)

- 9.g. Approve purchase of Mobile Data Terminals for Fire Department apparatuses in the amount of \$34,988.38.

Documents:

[20210927 - AGENDA ITEM REQUEST - MDT.PDF](#)  
[PANASONIC TOUGHBOOK PURCHASE - NATIONAL IPA STATE CONTRACT 2018011-01.PDF](#)

10. City Manager

- 10.a. Presentation of Water and Wastewater Technical Rate Study by Raftelis.

Documents:

[SUMMARY WATER AND WASTEWATER PRESENTATION\\_09.13.2021.PDF](#)

- 10.b. Consideration of adoption of Resolution 20210913.1 amending the Water and Wastewater fees.

Documents:

[SENT RESOLUTION 20210913.1 - WATER AND WASTEWATER RATES.PDF](#)

- 10.c. Presentation of Solid Waste Technical Rate Study by Raftelis.

Documents:

[SUMMARY SOLID WASTE PRESENTATION\\_09.13.2021.PDF](#)

- 10.d. Consideration of adoption of Resolution 20210913.2 amending the Solid Waste fees.

Documents:

SENT RESOLUTION 20210913.2 - SOLID WASTE RATES.PDF

- 10.e. Consideration of L&R Contracting, LLC, Payment Application associated with the contracted Scope of Work associated with the Panama City Marina Reconstruction in the amount of \$347,738.85.

Documents:

[AGENDA ITEM REQUEST - SWS - 08.13.2021 NO 18 \(1\).PDF](#)  
[PC MARINA TDOCK INV 18 REV - 08.13.2021 \(1\).PDF](#)

- 10.f. Consideration of final payment for Landfall Strategies for debris monitoring for Hurricane Michael Disaster in the amount of \$460,587.69.

Documents:

[AGENDA ITEM REQUEST FORM FOR FINAL PAYMENT FOR LANDFALL \(1\).PDF](#)  
[AGENDA BACKUP FOR FINAL PAYMENT.PDF](#)

- 10.g. Consideration of approval of JRA Architects for the Architectural and Engineering Services for the Vehicle Maintenance Facility Project, in the amount of \$271,003.00.

Documents:

[090221 \\_ REVISED AGENDA ITEM REQUEST FOR VMF.PDF](#)  
[090721 \\_ B101-2017 - AGREEMENT BETWEEN OWNER AND ARCHITECT REVISION - FINAL.PDF](#)

- 10.h. Consideration of payment of \$69,922.00 to Marshall Brothers for Support Services associated with site investigations by NOVA, Mott MacDonald, CB&Y, Hagerty, and the City of PC Project Management Office before, during and after testing of the existing Civic Center and Chiller Room facilities performed by NOVA.

Documents:

[090921 \\_ AGENDA ITEM REQUEST TO PAY MARSHALL BROTHERS INVOICE FOR CIVIC CENTER TEST.PDF](#)  
[062521 \\_ MBI INVOICE WITH BACK-UP FOR SUPPORT SERVICES.PDF](#)

- 10.i. Consideration of approval to reduce the fee of DAG Architects, by \$51,120.00 for Architectural and Engineering Services (A/E) and to provide for a fee of \$363,749.10 for Supplemental Services for the Martin Theatre.

Documents:

[090821 \\_ REVISED AGENDA ITEM REQUEST FORN MARTIN THEATRE.PDF](#)  
[090821 \\_ REVISED \\_ DAG LETTER.PDF](#)  
[090821 \\_ REVISED \\_ EXHIBIT A.PDF](#)  
[090821 \\_ REVISED \\_ EXHIBIT B.PDF](#)  
[090821 \\_ REVISED AIA CONTRACT \\_ MARTIN THEATER.PDF](#)

- 10.j. Consideration of request by Arnold Amusements to host a community carnival at the Panama City Mall October 3-10, 2021.

Documents:

[P C MALL 2021 PERMIT.PDF](#)

- 10.k. Consideration of approval of Hurricane Loss Mitigation Program Subrecipient Agreement.

Documents:

[AGENDA ITEM REQUEST FORM FOR SUBAGREEMENT \(1\).PDF](#)  
[CITY OF PANAMA CITY APPLICATION.PDF](#)  
[DEM-HL00058-CITY OF PANAMA CITY-FOR SUBRECIPIENT SIGNATURE.PDF](#)

- 10.l. Consideration of approval of a \$500,000.00 reduction in the contract amount for American Sand and Asphalt for the Lindenwood Drive Roadway Improvement.

Documents:

[AGENDA ITEM REQUEST TO REDUCE LINDENWOOD PAVING CONTRACT 9.19.21.PDF](#)  
[LINDENWOOD DRIVE CONTRACT.PDF](#)

11. City Manager - First Readings

- 11.a. First reading of Ordinance 3010.1, voluntary annexation of .505 acres of property located at 4209 Northshore Road.

Documents:

[AGENDA REQUEST ORD 3010.1.PDF](#)

- 11.b. First reading of Ordinance 3010.2, amending the Future Land Use Map of the City to reflect a land use designation of Residential for the property located at 4209 Northshore Road.

Documents:

[AGENDA REQUEST ORD 3010.2.PDF](#)

- 11.c. First reading of Ordinance 3010.3, amending the Zoning Map of the City to reflect a zoning designation of Residential 2, R-2, for the property located at 4209 Northshore Road.

Documents:

[AGENDA REQUEST ORD 3010.3.PDF](#)

- 11.d. First reading of Ordinance 3017.1, voluntary annexation of .454 acres of property located at 2931 State Avenue.

Documents:

[AGENDA REQUEST ORD 3017.1.PDF](#)

- 11.e. First reading of Ordinance 3017.2, amending the Future Land Use Map of the City to reflect a land use designation of Residential for the property located at 2931 State Avenue.

Documents:

[AGENDA REQUEST ORD 3017.2.PDF](#)

- 11.f. First reading of Ordinance 3017.3, amending the Zoning Map of the City to reflect a zoning designation of Residential 1, R-1, for the property located at 2931 State Avenue.

Documents:

[AGENDA REQUEST ORD 3017.3.PDF](#)

- 11.g. First Reading of Ordinance 3018.1, amending the Future Land Use Map of the City to reflect a land use designation of General Commercial for the property located at 508 E 11th Street, Panama City, FL.

Documents:

[AGENDA REQUEST ORD 3018.1.PDF](#)

- 11.h. First Reading of Ordinance 3018.2, amending the Zoning Map of the City to reflect a zoning designation of General Commercial 1, GC-1, for the property located at 508 E 11th Street, Panama City, FL.

Documents:

[AGENDA REQUEST ORD 3018.2.PDF](#)

- 11.i. Transmittal Hearing of Ordinance 3019 to adopt proposed text amendment which adds a proposed property rights element in the City of Panama City's (City) Comprehensive Plan.

Documents:

[AGENDA REQUEST ORD 3019.PDF](#)

- 11.j. Approval of the conceptual plan for SweetBay TownCenter Phase 1.

Documents:

[AGENDA REQUEST SWEET BAY TOWN CENTER PHASE 1.PDF](#)

- 11.k. First reading of Ordinance 3021, Platted Right of Way Vacation, the R.O.W. between N. Palo Alto Avenue and N. Bonita Avenue, from the north line of parcel no. 21108-000-000 and E. Business Highway. 98. Also, the abandonment of the sewer easement that extends from said R.O.W. to N. Bonita Avenue.

Documents:

[AGENDA REQUEST ORD 3021.PDF](#)

12. Adjournment.

In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statutes, persons with disabilities needing special accommodation to participate in this proceeding should contact the City's Human Resources Department prior to the proceeding at telephone (850) 872-3014 for assistance; if hearing impaired, telephone (850) 872-3028 (TDD) for assistance. If a person decides to appeal any decision by the City Commission with respect to any matter considered at this meeting, he or she will need a record of the proceeding and for such purpose, he or she may need to insure that a verbatim record of the proceeding is made, which record needs to include the testimony and evidence upon which the appeal is to be based. (286.015) The Agenda and supporting documentation is available on the City's website on Monday afternoon preceding the regularly scheduled Tuesday City Commission meeting.