

**MANATEE COUNTY BOARD OF COUNTY COMMISSIONERS  
JOINT MEETING  
COUNTY ADMINISTRATION BUILDING, FIFTH FLOOR, MANATEE ROOM  
1112 Manatee Avenue West  
Bradenton, Florida  
March 24, 2022**

Meeting video link: <https://www.youtube.com/channel/UCUlgjuGhS-qV966RU2Z7AtA>

**Present were:**

Kevin Van Ostenbridge, Chairman  
James A. Satcher III, First Vice-Chairman  
George Kruse, Second Vice-Chairman  
Carol Whitmore, Third Vice-Chairman  
Reggie Bellamy  
Vanessa Baugh (ZOOM)  
Misty Servia

**Bradenton City Council:**

Gene Brown, Mayor (ZOOM)  
Pam Coachman, Vice-Mayor, Ward Five  
Jayne Kocher, Ward One  
Marianne Barnebey, Ward Two  
Patrick Roff, Ward Three  
Bill Sanders, Ward Four  
Rob Perry, City Administrator

**Also present were:**

Dr. Scott L. Hopes, County Administrator  
William Clague, County Attorney  
Chris DeCarlo, Assistant County Attorney  
Jonathan Martinez, Board Records, Clerk of the Circuit Court

**CALL TO ORDER**



Chairman Van Ostenbridge called the meeting to order at 1:30 p.m.

**INVOCATION**

The Invocation was delivered by Pastor Gene McIntyre, the Altar Church.

**PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was led by Commissioner Bellamy.

**AGENDA**

BC20220324DOC001

**1. LEGISLATIVE SESSION REPORT**




Senator Jim Boyd reported on the recent Legislative session. He discussed overdose prevention and a Bill that was passed allowing pharmacists to prescribe Narcan. He mentioned issues to help streamline the process for paying fines throughout the State and with the Manatee County Clerk of Circuit Court. He discussed the tax referendum on the general election ballot, the issue with the retail theft Bill (i.e. smash and grab merchandise) and the importance of setting thresholds to make it a crime, as well as property insurance reform and fees brought back for community projects.




Discussion ensued to thank Senator Boyd for the presentation and recurring funds for Moccasin Wallow Road.

BC20220324DOC002


3. **COMPREHENSIVE PLAN (WORKFORCE HOUSING)**


 Chairman Van Ostenbridge provided a brief introduction of the Comprehensive Plan.

 Discussion ensued regarding the Comprehensive Plan outlining goals and strategies for the community at a broad scale, detailed regulations in the Land Development Code, County and City share borders, increase densities and a possible mechanism through a formal letter or memorandum of understanding that states both jurisdictions desire good affordable housing for citizens, working together with the County and City of Bradenton, target downtown or the mall for affordable housing options, encourage as a County within confines of City limits through impact fees and additional incentives collectively, incentives to allow developers to create affordable housing, challenge with transportation and parking, Desoto Square Mall site, City and County develop a project together, importance of citizen input, pilot-type program; follow up with joint meeting in three months, light industrial with residential, churches would like to sell some of their properties and mix with residential, trolley ridership has increased due to guaranteed service, churches allowing people to sleep in their cars in church parking lots, annexation, Desoto Square Mall is in the County, and industrial and residential mixed uses.

Discussion continued regarding homeless problem, light industrial, urban corridors, City and County staff meeting, Community Reinvestment Act (CRA) monies, STREAM faith based leaders, Housing Trust Fund, regional trust fund, employee housing, Tax Increment Financing (TIF) monies, 27th Street issue, Chick-Fil-A, tourism funding, employee incentives, supply and demand, market rate, work force, Tamiami Trail, 14th Street West, land banking, attorneys, School Board, and waiving impact fees.

Chairman Van Ostenbridge suggested Commissioner Bellamy take the lead on work force housing for the next Council of Government's meeting (5/3/2022).


 Glen Gibellina raised the issue of height restrictions and density, the School Board, and impact fees. He feels there is slow movement between government entities.

 Mark Dunlop, Affordable Housing Advisory Committee, and Turning Points Committee, addressed homelessness and affordable housing and stated he understands the hurdles to accomplish these issues. He gave an example of his 22-year-old, who is not going to be able to afford a house or an apartment.

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**RECESS/RECONVENE:** 2:49 p.m. – 3:02 p.m. All Commissioners present.

2. **DOWNTOWN CONNECTIVITY**


 Dr. Scott L. Hopes, County Administrator, gave a brief update on the water taxi issue. There has been a number of inquiries by the water taxi operators, and responses are due by March 30, with a favorable response expected by mid-April.


Discussion ensued relating to potential landing sites, City of Anna Maria, City of Bradenton Beach, transit system, Kingfish boat ramp option, public beach access and private location near library, public safety, and maximum passenger capacity on the boat.


Dr. Hopes stated that the Transit division is heading this up and it is a coordinated project between transit buses and trolleys, as well as the water taxis.


 Discussion continued on flexibility, congestion management, Anna Maria, and the former Pete Reynard's waterline basin, City of Bradenton water patrol, Village of the Arts, LECOM park, walkways, electric scooters, bike rentals, pilot program, upcoming Council of Government meeting, Tourist Development monies available for the pilot project since the water taxi benefit tourists, City of Bradenton merchants, and parking issues. BC20220324DOC004


4. **PUBLICLY-HELD DOWNTOWN PROPERTIES**


 William Clague, County Attorney, provided an overview of the lawsuit regarding the Judicial Center construction defects which has been in litigation since 2019.


 Chris DeCarlo, Assistant County Attorney, explained the details of the settlement and the timeframes for the agreement to be signed between the general and the subcontractor. The settlement agreement will be presented to the County Commission following a permit to start the repairs. The project is to be completed in 4-6 months.

 Discussion ensued regarding downtown connectivity to 26th Street West, it is county road, some areas have been resurfaced, and there are no plans for 26th Street West at this time.  
(Depart Councilman Roff)

 Further discussion followed regarding Tampa and St. Petersburg having great success with their water taxi, status of the downtown library relocation, possible locations on 9th Street or 17th Avenue, homeless issue, sewer treatment plant on 17th Avenue West, Juvenile Detention Center, housing for the homeless, transitional housing, and lawsuit regarding sewage into the Manatee River.


 Jim McFallen, City of Bradenton Utilities Director, addressed the issue of sewage going into the Manatee River and that it is the future location for a 3rd oxidation ditch for the County's wastewater treatment plant, and an injection well for reclaimed water as well as one monitoring well.

 Rob Perry, City of Bradenton Administrator, addressed the current city hall property issue and the space study completed for a new City Hall. He explained the details of the appraisals obtained. He also received unsolicited offers for the property and would refer to legal counsel.

 Discussion ensued regarding potential concerns of homeless people downtown, safeguards in place, rezoning the property, City Hall was built in 1998, new building costs, federally funded housing for veterans, and assisting homeless veterans may bring an influx of people coming from out of town to obtain services.

Dr. Hopes addressed the concept of a comprehensive veteran service center. The Veterans Administration would operate a medical clinic, mental health services, and re-entry services. Female veterans with children cannot be accommodated in some of the facilities.

Discussion ensued on whether the County considered other properties for veterans, the number of homeless people, building costs, data is needed to support the issue, considering the concept, and helping others and still reach economic goals.

 Mr. Clague gave a brief explanation of the old City Hall property acquired through eminent domain for the Wares Creek project. BC20220324DOC005

**CITIZEN COMMENTS** (Agenda Items only)

There being no citizen comments, Chairman Van Ostenbridge closed citizen's comments.



City of Bradenton Vice-Mayor Coachman added there is potential for smart growth and she looks forward to future joint meetings.

**COMMENTS BY OFFICIALS**



Councilman Barnebey thanked Chairman Van Ostenbridge and the Commissioners for hosting the meeting and putting it all together.

**CITIZEN COMMENTS** (Continued)

Glen Gibellina voiced concern of addressing the needs of veterans versus constructing a new building.

**COMMISSIONER & COUNCILMAN COMMENTS** (Continued)



City of Bradenton Councilman Kocher agreed with comments made by Councilman Barnebey.

Commissioner Satcher thanked all the Council members and the public for attending the meeting.



Commissioner Whitmore suggested the County Commission and the Bradenton City Council meet every 90 days.

**ADJOURN**

There being no further business, Chairman Van Ostenbridge adjourned the meeting at 4:40 p.m.

Minutes Approved: January 10, 2023