



SANTA ROSA
ISLAND AUTHORITY

BOARD MEMBERS

Thomas Campanella
Chairman
Jerry Watson
Vice Chairman
Karen Sindel
Secretary Treasurer
Janice Gilley
Acting Secretary Treasurer
Tammy Bohannon
Member
Brigitte Brooks
Member

SANTA ROSA ISLAND AUTHORITY
PENSACOLA BEACH, FLORIDA
REGULAR BOARD MEETING MINUTES
FEBRUARY 8, 2017
5:00 P.M.

1-3. A regularly scheduled meeting of the Santa Rosa Island Authority was held on Wednesday February 8, 2017 beginning at 5:02 p.m. Members in attendance were: Mr. Jerry Watson, Ms. Karen Sindel, Ms. Tammy Bohannon, Ms. Brigitte Brooks and Chairman Thomas Campanella. Ms. Janice Gilley participated via teleconference. The call was dropped at 5:35 p.m., staff immediately re-called her and this call was dropped at 5:54 p.m., and no attempt was made to reconnect with Ms. Gilley. Dr. Thomas Campanella, Chairman, led the Pledge of Allegiance followed by a moment of meditation.

4. APPROVAL OF MINUTES (Regular Board Meeting – 01/11/2017)

Upon motion of Mr. Jerry Watson seconded by Ms. Karen Sindel, the Board unanimously approved the minutes of the Regular Board Meeting (01/11/2017) as presented. (6-0)

5. CHANGES OR ADDITIONS TO AGENDA

6. ADOPTION OF AGENDA

Upon motion of Ms. Karen Sindel seconded by Ms. Brigitte Brooks, the Board unanimously approved the agenda as presented. (6-0)

7. CHAIRMAN'S COMMENTS

8. SPECIAL PRESENTATION BY CARR, RIGGS AND INGRAM

Mr. Alan Jowers presented the findings of the audit of the SRIA for fiscal year 2016. He stated there were 5 "clean reports". See attached for Carr, Riggs and Ingram report.

9. UPDATE BY DAVID FORTE, DIVISION MANAGER, PUBLIC WORKS DEPARTMENT, ESCAMBIA COUNTY

Mr. Forte stated the Board had his report and he would be happy to answer any

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questions. He said the Congestion Management Plan (CMP) was 98% complete and he was still accepting comments until it is presented to the Board of County Commissioners (BCC) on March 9, 2017 for approval. He explained there is a town hall meeting being held on February 23, 2017 at the BCC for public input and the primary focus would be the toll plaza.

Ms. Bohannon asked if there was going to be a facelift or complete demolition of the facility.

Mr. Forte said there is one leaseholder that has a desire to give the toll plaza a facelift, however the County has no funds to complete the project.

A brief discussion followed regarding the toll plaza.

Dr. Campanella questioned the CMP information in Mr. Forte's report. He stated it is "full of holes" and there is "no sound reason for doing it." Dr. Campanella listed many concerns he has with the plan, including the parking lots being too close to the water and dunes and the roundabouts. He stated Escambia County is taking over the Island and doing what they want, not what the residents want.

Ms. Bohannon agreed it sounds like everything has already been decided on in the plan, and noted that Mr. Forte's report wasn't addressed to the SRIA Board. She has concerns about the cost of the CMP.

Mr. Forte stated he had provided the scope of work to the SRIA Board, had reached out to 2000+ Island residents informing them of the public meetings, has met with multiple leaseholders, and has had over 300 phone calls and meetings with people outside the Island leaseholders. He apologized if the SRIA Board has felt excluded in the process. He stated staff wasn't recommending anything to the BCC, but presenting the CMP for their approval. He stressed the BCC could accept the plan in its entirety, or choose certain aspects to approve. He agrees there are pros and cons to each project.

Ms. Bohannon again questioned the funding source.

Ms. Sindel pointed out the BCC could approve the plan but it might sit on a shelf for years, due to a lack of funding.

Ms. Bohannon pressed Mr. Forte for his opinion, and said she appreciates being able to go to SRIA staff for their opinions.

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Mr. Ghio asked if there was software available to do a stress test on peak times on the proposed circles.

Mr. Forte assured Mr. Ghio that studies had been done on the areas where the roundabouts were proposed.

Mr. Ghio asked for Mr. Forte to share that information with the SRIA, as the SRIA doesn't want a large amount of money spent, trading one set of problems for an even greater set of different problems.

Dr. Campanella stated the crosswalks do not need to be raised, as proposed in Mr. Forte's report.

Ms. Sindel said the February 23 town hall meeting is the appropriate place for Board Members to vent their concerns.

Dr. Campanella stated there has been no input from the SRIA, and feels some projects could be done in a simpler fashion.

Mr. Ghio said he had worked with Mr. Forte and the consultants and they had taken his suggestions to change some of the proposed parking lot placements and sizes.

There was a brief discussion as to how the CMP would tie into the new ferry service.

Discussion followed regarding the placement of speed tables at the crosswalks.

Upon amended motion of Dr. Thomas Campanella seconded by Ms. Tammy Bohannon, the Board approved to remove the speed tables at the crosswalks, improve the lighting, have adequate signage, including solar-powered flashing beacons, and add rumble strips and/or raised buttons prior to the crosswalks for audible notice. (4-1) Ms. Sindel voted in the negative.

10. PENSACOLA BEACH VISITOR'S INFORMATION CENTER

Alison Westmorland gave the report for the VIC.

CONSENT AGENDA

11. COMMITTEE REPORTS

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- A. ARCHITECTURAL & ENVIRONMENTAL COMMITTEE, (1/25/2017) MS. BRIGETTE BROOKS, CHAIRWOMAN, DR. THOMAS CAMPANELLA AND MR. JERRY WATSON, MEMBERS

Item # 1 - Request by Bryant Florida Real Estate Holdings, LLC – 715 Maldonado Dr.– Lot 12, Block 14, Villa Segunda, – to construct an in ground swimming pool with an encroachment of 15' into the rear yard setback and 4' into the west side setback. (Staff report by Paolo Ghio)

The Committee unanimously approved staff's recommendation.

- B. DEVELOPMENT & LEASING COMMITTEE, (1/25/2017) MR. JERRY WATSON, CHAIRMAN, MS. KAREN SINDEL AND MS. JANICE GILLEY, MEMBERS

Item # 1 – Request by Joe Hammons – 232 Ariola Dr. – to renew his lease for another 99 year term, under like covenants, provisions, and conditions. (Staff report by Robbie Schrock)

The Committee unanimously approved staff's recommendation.

Item # 2 – Request by Soundside Market, LLC, - 5 Via de Luna Dr. – to sublease to John Truskosky, d/b/a La Playita, to operate a restaurant from leasehold premises. (Staff report by Robbie Schrock)

The Committee unanimously approved staff's recommendation.

- C. ADMINISTRATIVE COMMITTEE, (1/25/2017) MS. JANICE GILLEY, CHAIRWOMAN, MS. TAMMY BOHANNON AND MS. BRIGETTE BROOKS, MEMBERS

Item # 1 – Report on Financial Statements and Expenditures. (Staff report by Dottie Ford)

The Committee unanimously accepted the report on Financial Statements and Expenditures as presented.

Upon motion of Mr. Jerry Watson seconded by Ms. Brigitte Brooks, the Board unanimously approved the Consent Agenda as presented. (5-0)

12. REPORTS

A. ATTORNEY'S REPORT

Mr. Stebbins submitted his report for the review of the Board. He said he had been

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working on the Portofino loan agreement and feels like it will be ready for approval by the February 22 meeting. He requested the Board hold a Special Board Meeting following the Committee Meeting to approve the loan agreement, the interim agreement and the amendment. He stated the County will amend the interlocal agreement after they have all the SRIA's documents.

He also requested an attorney-client shade meeting on February 22, 2017, to update the Board on the Pensacola Beach, Inc., et. al. v. American Fidelity Life Insurance Company, et. al. Case No. 2013-CA-002311.

B. ENGINEER'S REPORT

Mr. Langston submitted his monthly report for the review of the Board. There was a brief discussion on a couple of items in his report.

C. DEVELOPMENT SERVICES DIRECTOR REPORT

Mr. Ghio submitted his monthly report for the review of the Board.

13. VISITOR'S FORUM


14. BOARD MEMBER'S FORUM

Mr. Watson congratulated Ms. Brooks on being recognized as an outstanding realtor for 2016.

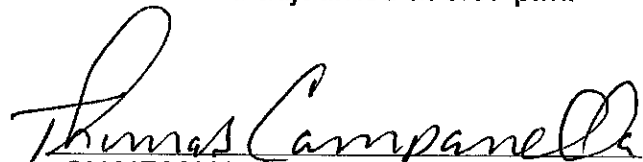
Ms. Brooks said thank you and pointed out that Ms. Bohannon had also received the honor for 2016.

15. ADJOURN

There being no further business to come before the Board, Chairman Campanella declared the Regular Board Meeting of the SRIA Board adjourned at 6:37 p.m.



SECRETARY



CHAIRMAN

(Please note that the Santa Rosa Island Authority does not make verbatim transcripts of its meetings, although the meetings are tape-recorded. Any person desiring a verbatim transcript of a meeting of the Santa Rosa Island Authority will need to independently secure such verbatim transcript.)