



MINUTES OF THE REGULAR SESSION OF THE CITY COMMISSION HELD TUESDAY, APRIL 6, 2021, AT 6:00 PM AT THE CITY OF KISSIMMEE, CITY HALL COMMISSION CHAMBERS LOCATED AT 101 CHURCH STREET, KISSIMMEE, FLORIDA

1. MEETING CALLED TO ORDER

Members Present: Mayor Olga Gonzalez, Commissioners Olga Castano, Felix Ortiz, Carlos Alvarez, Jim Fisher

Staff Present: City Manager Mike Steigerwald, City Attorney Olga Sanchez de Fuentes, Deputy City Manager Desiree Matthews, Assistant City Manager Austin Blake, City Clerk Linda Hansell

Members Absent: None

Mayor Gonzalez called the meeting to order at 6:00 PM.

2. MOMENT OF SILENCE AND PLEDGE OF ALLEGIANCE

After a Moment of Silence, Commissioner Fisher led the Commission in the Pledge of Allegiance.

3. PROCLAMATIONS AND SPECIAL PRESENTATIONS

3.A PROCLAMATION - WATER CONSERVATION MONTH

The request is for the City Commission to present a Proclamation in honor of "Water Conservation Month."

City Manager Steigerwald read a proclamation in honor of Water Conservation Month as Mayor Gonzalez displayed it for the public. The Proclamation will be presented to Mary Cox representing Toho Water Authority.

Mayor Gonzalez offered a challenge to the City of Kissimmee to beat the City of St. Cloud in water conservation during the Month of April.

3.B PROCLAMATION - FAIR HOUSING MONTH

The request is for the City Commission to present a Proclamation in honor of "Fair Housing Month."

City Manager Steigerwald read a proclamation in honor of Fair Housing Month as the Mayor Gonzalez displayed the Proclamation for the public and those present in the audience.

3.C EMPLOYEE OF THE MONTH FOR APRIL

That the Commission join the City Manager in recognizing Katiria Matos, Recreation Specialist for the Parks and Recreation Department as Employee of the Month.

City Manager Steigerwald reviewed the attributes of Katiria Matos and the comments received for her nomination. Ms. Matos has been working tirelessly in assisting with the COVID services at Chambers Park. City Manager Steigerwald reminded the audience that the selection of Employee of the Month is done by a committee of representatives from each department and there is no greater honor then to be selected by your peers.

3.D SERVICE AWARDS FOR JANUARY, FEBRUARY, MARCH

Request the City Commission join the City Manager in recognizing employees who have reached milestones in their years of service.

City Manager Steigerwald read the names for the employees celebrating milestones in their service to the City.

Five Years of Service: Samantha Bridle, Ryan Lebron Rodriguez, Aaron Mendez, Dustin Moyer, Nabil Muhaisen, Luis Pena, Patrick Williams, Erika Allen, Kellon Maximay

Ten Years of Service: Brad Ellig, Willie McKinnon, Drew Leathery, Eric Longsworth

Fifteen Years of Service: Austin Blake, Andrew Holmberg

Twenty Years of Service: Hiram Darbouze, Georgie Torres

Twenty-Five Years of Service: Eva Dewalt

Thirty Years of Service: Linda Hansell

Thirty-Five Years of Service: Billy Miranda

City Manager Steigerwald congratulated all the employees on their years of service to the City. Billy Miranda was present at the meeting and was recognized for his service as he will be retiring from the City in the coming months.

4. PUBLIC HEARINGS - FIRST AND SECOND READINGS

None.

5. PUBLIC HEARINGS

5.A PUBLIC HEARING - APPEAL OF PLANNING ADVISORY BOARD DECISION ON OSCEOLA ARTS "ARTISNOW" PUBLIC MURALS: AUTHORIZATION OF A TRUE WORK OF ART, DRC#21-00008

Review and decision of the City Commission of an appeal of the March 17, 2021 Planning Advisory Board (PAB) decision for the authorization of a True Work of Art of the Osceola Arts "ArtisNow" Public Murals located at 15 West Darlington (Fraternal Order of Eagles).

Doug Etheredge, Development Services, stated we are requesting Commission consideration of the appeal of the Planning Advisory Board decision regarding a mural on the Fraternal Order of Eagles building at 15 West Darlington. A true work of art is defined in City Code 14-2-240 and is compatible with the character of the surrounding buildings. Staff recommended approval to the Planning Advisory Board on March 17, 2021 but the PAB motion was to require the artwork be relocated to a side or rear wall. Staff recommends the Commission overrule the Planning Board determination that the mural is not compatible.

John Brancaccio, 2509 Mesquite Place, Kissimmee, stated he is the Secretary for the Eagles and expressed that he felt the mural would be an enhancement to the City. The Fraternal Order of Eagles are community minded and they support many areas, including the arts.

Thomas Kapp, 21 N. Clyde Avenue, stated he is on the Planning Board and the board felt that it being on the front of the building would be very loud and would be seen as soon as you turn onto Stewart by the Police Department. Mr. Kapp expressed he did not feel it was appropriate.

Commissioner Alvarez asked if this was considered for the American Legion, but City Attorney Sanchez de Fuentes stated that is a separate issue and the only thing for consideration by the Commission tonight is the mural on the Fraternal Order of Eagles building.

Mayor Gonzalez announced the Public Hearing.

Commissioner Olga Lucia Castano moved to approve the Public Hearing and staff's recommendation to appeal the Planning Advisory Board decision. Commissioner Carlos Alvarez seconded the motion.

Upon roll call, the vote was as follows:

Commissioner Castano	AYE
Commissioner Ortiz	AYE
Commissioner Alvarez	AYE
Commissioner Fisher	AYE
Mayor Gonzalez	AYE

Motion carried 5 - 0.

6. HEAR AUDIENCE

Marilyn Cortes-Lovato, Visual Arts Director for the Osceola Arts Center, expressed appreciation to the City for providing an opportunity for them to continue with the Mural Program.

7. CONSENT AGENDA

THE CONSENT AGENDA IS A TECHNIQUE DESIGNED TO EXPEDITE HANDLING OF ROUTINE MISCELLANEOUS BUSINESS OF THE CITY COMMISSION. THE CITY COMMISSION IN ONE MOTION MAY ADOPT THE ENTIRE AGENDA. THE MOTION FOR ADOPTION IS NON-DEBATABLE AND MUST RECEIVE UNANIMOUS APPROVAL. BY REQUEST OF ANY INDIVIDUAL MEMBER, ANY ITEM MAY BE REMOVED FROM THE CONSENT AGENDA AND PLACED UPON THE REGULAR AGENDA FOR DEBATE.

Commissioner Jim Fisher made a motion to approve the Consent Agenda in its entirety. City Commissioner Felix Ortiz seconded the motion.

Motion carried 5 - 0.

7.A COMMISSION MINUTES APPROVAL

Request Commission approval of the March 2, 2021 and March 16, 2021 Commission Minutes.

7.B PUBLIC WORKS & ENGINEERING DEPARTMENT RE-ORGANIZATION

Approval to reclassify and re-title positions in the Administration, Engineering, and Streets divisions to better align each division's responsibility and function within the Public Works and Engineering Department.

7.C REQUEST TO GRANT A NON-EXCLUSIVE PERPETUAL EASEMENT OVER CITY PROPERTY TO ADJACENT HOMEOWNER

Approval of Non-Exclusive Perpetual Easement with the property owner of 434 Lakeshore Boulevard.

7.D COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) FUNDING AGREEMENT

Acceptance of the 2020-2021 Community Development Block Grant (CDBG) from the Department of Urban Development (HUD) in the amount \$725,086, approval to execute the funding agreement and approval for the Mayor, City Manager or Development Services Director to execute any CDBG related documents and sub-recipient agreements according to the levels of signature authority consistent with the City's Procurement Policy after its review by the City Attorney or her designee.

7.E DONATION OF OUTDATED POLICE BALLISTIC VESTS

Authorization to donate 26 outdated ballistic vests to the School Board of Osceola County Criminal Justice Academy of Osceola (CJAO).

7.F UPDATED PLAN YEAR 2020 OSCEOLA HOME CONSORTIUM DISBURSEMENT AGREEMENT

Approval to execute the updated Plan Year (PY) 20 Osceola HOME Consortium Disbursement Agreement; authorize the City Manager to execute documents related to this grant; authorize staff to adjust the City's HOME Fiscal Year (FY) 21 budget accordingly.

7.G INTERLOCAL AGREEMENT BETWEEN THE CITY OF KISSIMMEE AND OSCEOLA COUNTY FOR THE TEMPORARY CONSTRUCTION EASEMENT AND TRAIL MAINTENANCE EASEMENT AT FORTUNE ROAD ATHLETIC COMPLEX

Approval of the Interlocal Agreement between the City of Kissimmee and Osceola County for the temporary construction easement and trail maintenance easement at the Fortune Road Athletic Complex.

7.H RATIFICATION OF EXECUTIVE ORDERS 2021-08, 2021-09, AND 2021-10

City Commission ratification of Executive Order 2021-08 issued March 15, 2021, Executive Order 2021-09 issued March 22, 2021, and Executive Order 2021-10 issued March 29, 2021 for the extension of the Local Declaration of Emergency to April 4, 2021.

7.I AMEND RATES & CHARGES POLICY FOR KISSIMMEE GATEWAY AIRPORT

Staff requests Commission approval to amend the Rates & Charges Policy for Kissimmee Gateway Airport (KISM) approved on October 20, 2020.

7.J RIGHT OF FIRST REFUSAL AMENDMENT NO. 5 TO FIXED BASE OPERATOR LEASE AGREEMENT FOR SHELTAIR KISSIMMEE, LLC

Approval to amend a Right of First Refusal (ROFR) for Sheltair Kissimmee, LLC for two acres of real property known as Phase Four in the East T-Hangers off Patrick Street until March 31, 2022.

7.K FEDERAL AVIATION ADMINISTRATION AIRPORT CORONAVIRUS RESPONSE GRANT PROGRAM

Approval to accept a Federal Aviation Administration (FAA) Airport Coronavirus Response Grant Program in the amount of \$91,162 for COVID-19 Public Health Emergency for the Kissimmee Gateway Airport.

8. DISCUSSION ITEMS

8.A COMMISSION REVIEW OF DRAFT HOMELESS SERVICES AND EMERGENCY SHELTER REQUEST FOR PROPOSALS (RFP)

Commission discussion and direction on the scope of work and project specifications for the draft RFP for emergency shelter operations and comprehensive homeless services.

City Manager Steigerwald reviewed the RFP process and the revision, per Commission comments, to the draft RFP including hours of operation for the homeless shelter. The revised document is before the Commission and staff requests time to review the American Rescue Plan and get feedback from the Federal Government prior to publishing the RFP.

Commissioner Fisher stated he read the entire RFP and feels it is solid and he agrees the Commission needs to allow staff to review the American Rescue Plan regulations so that we do not lose any funding for this project. He also stated he has a location for the shelter on Yates

Road, which would move it out of downtown and the Medical Arts District. He stated he agrees with the rest of the Commission on the 24/7 services which will be the only way to use wrap around services.

Commissioner Castano commented on affordable housing and the use of a hotel for temporary housing and long-term housing.

John Newstreet, 1425 E. Vine Street, Kissimmee, CEO of the Kissimmee/Osceola Chamber of Commerce. He commented on the letter provided to the Commission (Exhibit "A") from the Downtown Area Council (DKAC). Mr. Newstreet stated this is a noble effort of the Commission to solve the very important issue of homelessness. There are many things that go into the RFP and they feel time is needed to review thoroughly. Mr. Newstreet notified the Commission of the Osceola Update being held on May 18, 2021. The Chamber has secured Keynote Speaker Matthew Daughterly from Washington, DC; he is a consultant and expert on the homelessness initiative. DKAC is asking for additional time to better evaluate and collaborate with the City on this issue. Mr. Newstreet reminded the Commission that we have put a lot effort into the CRA and the Medical Arts Districts and it would be in the best interest of the City to find the right location for the shelter.

Mayor Gonzalez stated there will be time before a decision is made on this project.

Commissioner Ortiz stated he read the letter, but he does not want to continue to put this on the back burner, we need to act now and move forward. He stated he does not object to listening to the speaker, but he does not want to wait on this project. He feels the City needs to be part of the solution, not part of the problem.

City Manager Steigerwald stated we should be hearing something on the Rescue Act this month, we could advertise in May, the Commission select a Committee to review, and we could potentially ready with a selection by August.

Jackie Espinosa, 120 Broadway, Kissimmee, stated she sees the progress that has been made and would like to caution that we do not select organizations submitting their application hastily. As a taxpayer would like the funding to be properly allocated. Ms. Espinosa commended the Commission for the process so far but would like to see this not fail to move forward.

Mayor Gonzalez announced the opportunity for public comment.

Commissioner Olga Lucia Castano moved to approve moving forward with the RFP subject to staff review of the America Rescue Act. City Commissioner Felix Ortiz seconded the motion.

Upon roll call, the vote was as follows:

Commissioner Alvarez	AYE
Commissioner Fisher	NAY
Commissioner Castano	AYE

Commissioner Ortiz	AYE
Mayor Gonzalez	AYE

Motion carried 4 - 1.

8.B CHARTER SCHOOL ADVISORY BOARD APPOINTMENTS

Request the Commission make appointments to fill the vacancies on the Charter School Advisory Board due to two (2) Parent resignations, one effective March 24th and the second May 31st, at the end of the 2021 school year.

City Manager Steigerwald stated we had two (2) parents resign from the Board and we have four (4) qualified candidates. They all have children at the school and live in Osceola County.

Commissioner Jim Fisher moved to appoint Brenda Ryan to the Charter School Advisory Board effective immediately. Commissioner Carlos Alvarez seconded the motion.

Upon roll call, the vote was as follows:

Commissioner Fisher	AYE
Commissioner Castano	AYE
Commissioner Ortiz	AYE
Commissioner Alvarez	AYE
Mayor Gonzalez	AYE

Motion carried 5 - 0.

Commissioner Olga Castano moved to appoint Andreina Paredes to the Charter School Advisory Board effective June 1, 2021. Commissioner Jim Fisher seconded the motion.

Upon roll call, the vote was as follows:

Commissioner Castano	AYE
Commissioner Ortiz	AYE
Commissioner Alvarez	AYE
Commissioner Fisher	AYE
Mayor Gonzalez	AYE

Motion carried 5 - 0.

9. HEAR CITY OFFICIALS

9.A CITY MANAGER

CITY MANAGER STEIGERWALD

Nothing.

9.B CITY ATTORNEY

CITY ATTORNEY SANCHEZ DE FUENTES

Nothing.

9.C CITY COMMISSION

COMMISSIONER CASTANO

Commissioner Castano commented that she is pleased we are moving forward with the Homeless Shelter RFP.

COMMISSIONER ORTIZ

Nothing.

COMMISSIONER ALVAREZ

Nothing.

COMMISSIONER FISHER

Commissioner Fisher stated he enjoyed riding in the hay wagon for the Cattle Drive, but it was a little difficult to disembark due to the height.

MAYOR GONZALEZ

Mayor Gonzalez reminded everyone of the Water Challenge; the City is competing against the City of St. Cloud. Let's save water!

Mayor Gonzalez and City Manager Steigerwald reviewed a request from the Osceola Sheriff's Office to use the Fortune Road Complex for a Special Olympics Softball Tournament. They are unable to use the County softball complex this year and have asked for the City to be a sponsor for the event which includes the waiver of fees to use the facility.

Commissioner Jim Fisher moved to approve the Sheriff's Office request to waive of fee for the use of the Fortune Road Athletic Complex for a Special Olympics Softball Tournament. City Commissioner Felix Ortiz seconded the motion.

Upon roll call, the vote was as follows:

Commissioner Ortiz	AYE
Commissioner Alvarez	AYE
Commissioner Fisher	AYE
Commissioner Castano	AYE
Mayor Gonzalez	AYE

Motion carried 5 - 0.

10. ADJOURNMENT

There being no further business to come before the Commission, Mayor Gonzalez adjourned the meeting at 6:41PM.



ATTEST:

Rinda Stansell
CITY CLERK

Olga Gonzalez
MAYOR-COMMISSIONER

Exhibit "A"
Letter from the Downtown Area Council (DKAC)
Emergency Shelter Services Request for Proposal
Item 8.A



Hand-out 8.A.
4/6/2021

March 31, 2021

The Honorable Olga Gonzalez
Mayor
City of Kissimmee
101 Church Street
Kissimmee, Florida 34741

RE: Emergency Shelter Services Request For Proposal

Dear Mayor Gonzalez,

This letter kindly requests the City of Kissimmee Commission extend the time on the release of the Emergency Shelter Services Request For Proposal (RFP). We also wish to highlight our current outlook on the RFP.

The Downtown Kissimmee Area Council (DKAC) of the Kissimmee/Osceola County Chamber of Commerce (Chamber) has been discussing this matter since November 2020. We join the City Commission in recognizing the need to address the homelessness issue and we want to help be part of a solution. Recognizing the request of city staff for "additional time to fully review and determine the program specifics of the new funding available through the recently passed American Rescue Plan Act of 2021," and the Commission's own request for an additional two weeks to read and understand the contents of the RFP, we believe additional time is warranted for this monumental undertaking. The Chamber is hosting their Osceola Update on May 18, 2021 where housing will be a key focus. Matthew Doherty, a nationally recognized expert on homelessness, will be providing the keynote address. We trust that delaying the release of the RFP until after this event will afford time for city staff to further evaluate the opportunities in the American Rescue Plan Act of 2021 and garner valuable knowledge on the topic from Mr. Doherty.

Should the Commission move forward with the RFP, our primary concern relates to the location associated with the Scope of Services section Part A and/or Part B. If the RFP does not articulate the geography to be outside of the Downtown Community Redevelopment Agency, the Vine Street Community Redevelopment Agency, and the Medical Arts District, we believe this effort will derail most of the successes and progress the City of Kissimmee has celebrated in recent years. There are alternative sites that can be explored and we wish to share our expertise in properly researching and evaluating potential sites for your future consideration.

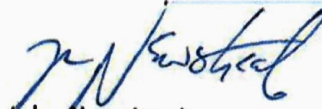
While not exhaustive, the DKAC hopes further deliberation will take place on other technical aspects of the RFP. Succinctly, these include defining a target population to be served with a clearer definition of "low barrier," compliance with the Fair Housing Act, operational hours versus intake hours under the "24/7" model, and how this plan will achieve a transition from short-term to more permanent supportive housing given the lack of adequate supply within Osceola County. Generally, we want this effort to succeed while guaranteeing the safety of all the various populations that may utilize the services outlined in this RFP. For example, a struggling family with children should not be forced to shelter in close proximity to an individual with dependencies.

Further to our letter of November 30, 2020, we continue to "strongly advocate that any effort on the issue of homelessness be done right with all stakeholders at the table." Beyond the three minutes afforded citizens during "Hear the Audience," this topic needs community awareness and buy-in which is lacking with the current, rushed RFP. Please do not hesitate to reach out to me or Chamber President John Newstreet on this matter or any issue which the DKAC can lend its collective experience.

Respectfully,

Keith M. Ronan

Keith Ronan
Chair, Downtown Kissimmee Area Council

A handwritten signature in blue ink, appearing to read "John Newstreet".

John Newstreet
President/CEO

CC: The Honorable Carlos Alvarez
The Honorable Olga Castaño
The Honorable Jim Fisher
The Honorable Felix Ortiz
Mike Steigerwald, City Manager
Adrianna Sekula, Board Chair, Kissimmee/Osceola County Chamber of Commerce