



**MEETING MINUTES
SESSION OF THE CITY COMMISSION
CITY OF KISSIMMEE
CITY HALL, COMMISSION CHAMBERS
101 CHURCH STREET, KISSIMMEE, FLORIDA 34741-5054
TUESDAY, MARCH 4, 2025 AT 6:00 PM**

1. MEETING CALLED TO ORDER

Members Present: Mayor Jackie Espinosa, Commissioners Noel Ortiz, Angela Eady, Carlos Alvarez, III, Janette Martinez

Staff Present: City Manager Mike Steigerwald, City Attorney Olga Sanchez de Fuentes, Deputy City Manager Desiree Matthews, Deputy City Manager Austin Blake, City Clerk Tameara Crespo

Mayor Espinosa called the meeting to order at 06:00 PM.

2. MOMENT OF SILENCE AND PLEDGE OF ALLEGIANCE

After a Moment of Silence, Commissioner Alvarez led the audience in the Pledge of Allegiance.

3. PROCLAMATIONS AND SPECIAL PRESENTATIONS

3.A Proclamation - Irish American Heritage Month

To present a proclamation to Greg Sean Canning, Florida State Secretary of the Ancient Order of Hibernians, in honor of "Irish American Heritage Month".

City Manager Steigerwald read a proclamation in honor of Irish American Heritage Month as the Mayor and Commissioners presented the proclamation. Recipient, Mr. Canning reviewed Irish history and thanked the city for their support.

3.B Proclamation - Flood Awareness Week 2025

To present a proclamation to Ms. Nagel Altrui, City of Kissimmee Floodplain Manager, in recognition of Flood Awareness Week.

City Manager Steigerwald read a proclamation in honor of Flood Awareness Week as the Mayor and Commissioners presented the proclamation. Recipient, Nagel Altrui thanked the city for their support.

3.C Proclamation - March for Meals and Senior Nutrition Month

To present a proclamation to William Santiago, Senior Services Director for Meals on Wheels and Senior Dining, in recognition of March for Meals and Senior Nutrition Month.

City Manager Steigerwald read a proclamation in honor of March for Meals and Senior Nutrition Month as the Mayor and Commissioners presented the proclamation. Recipient, Annie Perry thanked the city and invited the community to participate in the upcoming "March for Meals 5K" at Lakefront Park.

3.D Proclamation - The Wall That Heals Day

To present a proclamation to Bill Johnson, Community Relations for American Legion Post 10, recognizing March 13th as "The Wall that Heals Day".

City Manager Steigerwald read a proclamation in honor of "The Wall that Heals" as the Mayor and Commissioners presented the proclamation. Recipient, Mr. Johnson thanked the city for their support and invited the community to join the upcoming "Welcome Home Ceremony."

3.E Presentation of Benefits Analyst Scott Pool's Retirement Watch

Request the presentation of Benefits Analyst Scott Pool's retirement watch. He is retiring from the Human Resources & Risk Management Department after more than 27 years of service with the city.

Scott reflected on his time with the city and how appreciative he is for the opportunity to serve his community.

3.F Presentation of Police Officer Glenn Ford's Retirement Watch

Request the presentation of Police Officer Glenn Ford's retirement watch. He is retiring from the city after 27 years of service with the Kissimmee Police Department.

Officer Glenn expressed his gratitude and will continue to encourage new recruits to join the Kissimmee team.

3.G Employee of the Month for March, Nicole Fenty

That the Commission recognize Nicole Fenty as Employee of the Month for March.

City Manager Steigerwald introduced Nicole Fenty of the Parks and Recreation Department and reviewed the qualities and attributes which led to their nomination and selection as employee of the month.

City Manager Steigerwald reminded everyone that the Employee of the Month is not selected by the Commission, City Manager, or department heads but by nominations that are reviewed and selected by a committee of their peers from all departments in the City and there is no greater honor. Nicole thanked her peers and leadership for their support.

4. PUBLIC HEARINGS - FIRST AND SECOND READINGS

4.A Public Hearing - Final Reading - Proposed Ordinance #25-02 - Amending the Zoning Map designation from Mixed Use Urban Corridor (T5-U) to Industrial Business (IB) on Grissom Lane - ZMA-23-0005

AN ORDINANCE AMENDING ORDINANCE NO. 3068 KNOWN AS THE CITY OF KISSIMMEE LAND DEVELOPMENT CODE, REZONING THE PROPERTY HEREINAFTER DESCRIBED, REPEALING ALL ORDINANCES IN CONFLICT HERewith AND PROVIDING AN EFFECTIVE DATE.

Approval of the Final Reading of Proposed Ordinance #25-02 for a Zoning Map Amendment to change the Zoning Map designation from Mixed Use Urban Corridor (T5-U) to Industrial Business (IB) on approximately 3.69 acres of land.

Assistant Development Services Director Doug Etheredge reviewed the request attached to the agenda.

City Attorney Sanchez de Fuentes read Ordinance # 3114 by title. Mayor Espinosa announced the Public Hearing with no response from the audience.

Commissioner Alvarez moved to approve the Public Hearing and adopt Ordinance # 3114. Commissioner Martinez seconded the motion.

Upon roll call, the vote was as follows:

Commissioner Eady	AYE
Commissioner Alvarez	AYE
Commissioner Martinez	AYE

Commissioner Ortiz	AYE
Mayor Espinosa	AYE

Motion carried 5-0.

5. PUBLIC HEARINGS

6. HEAR AUDIENCE *Anything requiring a vote will be heard at a later time.*

Kenysa Valentin, 1786 Brock Ridge Road, Kissimmee, FL requested assistance in opening a new faith-based business in Kissimmee.

7. **CONSENT AGENDA** *The consent agenda is a technique designed to expedite the handling of routine miscellaneous business of the City Commission. The City Commission in one motion may adopt the entire Consent Agenda. The motion for adoption is non-debatable and must receive unanimous approval. By request of any individual member, an item may be removed from the Consent Agenda for discussion.*

Commissioner Eady made a motion to approve the Consent Agenda in its entirety. Commissioner Alvarez seconded the motion.

Motion carried 5 - 0.

- 7.A Approval of City Commission Minutes from the February 18, 2025, meeting
Request Commission approval of the February 18, 2025, Commission Minutes.
- 7.B 2024 Bulletproof Vest Partnership Grant from the United States Department of Justice, Office of Justice Programs
Approval to accept the 2024 Bulletproof Vest Partnership Grant from the United States Department of Justice, Office of Justice Programs, in the amount of \$25,915.52. (Grant BVP25) and provide authorization to the Police Chief to execute any agreements related to this grant.
- 7.C Subordination Agreement and Resolution for Parcel No. 819.3 with the Florida Department of Transportation
Approval of the Subordination Agreement and Resolution for Parcel No. 819.3 for the Florida Department of Transportation (FDOT) State Road 500 Project and authorizing the Mayor to execute the documents and perform necessary follow-up actions. (Contract: 20250187)
- 7.D Negotiate Construction Manager at Risk Agreement for Fire Station No. 2 Mill Run
Approval to authorize staff to negotiate an agreement with Core Construction for RFP2024-008, Construction Manager at Risk services for Fire Station No. 2 Mill Run project.
- 7.E Ministerial Approval - General Pension Board Appointment
Request Commission ministerial approval of the reappointment of Janin Butler as the seventh member of the General Pension Board of Trustees. Ms. Butler is a current member whose term expired on September 30, 2024.
- 7.F Mill Run Pond Outfall Improvements Design
Approval to issue Task Work Order No. 2 to Michael Baker International, Inc., contract # 20230232 for professional services for Mill Run Pond Outfall Improvements Design in the amount of \$187,947.
- 7.G Stormwater Asset Inventory Data Collection for Shingle Creek Basin
Approval of Task Work Order No. 6 to Michael Baker International, Inc., contract number 20230232 for Phase II of the Stormwater Asset Inventory Data Collection for the City's Shingle Creek Drainage Basin in the amount of \$273,304.

- 7.H HOME Program Agreement Between the City of Kissimmee, Osceola Council on Aging, Inc., and Buen Vecino Apartments, LLC.
Approve and execute the HOME Program Agreement, contract #20250193, between the City of Kissimmee, Osceola Council on Aging, Inc., and Buen Vecino Apartments, LLC. in the amount of \$500,000.
- 7.I Sponsorship from Kissimmee Utility Authority for Parks and Recreation Special Events
Accept sponsorship from Kissimmee Utility Authority in the amount of \$25,000 for special events at Lakefront Park.
- 7.J Approve purchase of compact sweeper utilizing Sourcewell Contract
Approve Participating Entity Addendum, Contract # 20250194, with Jet-Vac Equipment Company LLC through Sourcewell contract #111522MUL for the purchase of a Multihog CV-350 Sweeper in the amount of \$170,000.
- 7.K Penfield Street Lands - Final Plat
Approval of the final plat known as Penfield Street Lands.
- 7.L Construction Services for the Haven on Vine Project: Renovation of Two ADA Apartments
Approval to award the Construction Services Agreement (Contract #20250195) for the Haven on Vine Project: Renovation of Two ADA Apartments to Miniopolis, LLC in the amount of \$125,130.
- 7.M Preconstruction services for the City Hall Renovation project
Approval of addendum to the Construction Manager at Risk (CMAR) contract with Balfour Beatty Construction, LLC. for the City Hall Interior Renovation Project preconstruction services in the amount of \$10,000. (Contract #20240512)
- 7.N Additional State Housing Initiatives Partnership (SHIP) Program Funding
Acceptance of additional State Housing Initiatives Partnership (SHIP) Program funding in the amount of \$19,622 and amend the FY 2024-2025 budget for the proposed use of the funds.
- 7.O Internship Grant from Florida Airports Council (FAC)
Approval to accept an Internship Grant from Florida Airports Council (FAC) for Kissimmee Gateway Airport. Grant No. AIRFAC25.
- 7.P Authorization to trade-in pistols with purchase of 10 new pistols
The Police Department is requesting City Commission authorization to trade-in 10 pistols for credit with the purchase of 10 new pistols.
- 7.Q Approval of Bridge Housing Agreement with Homeless Services Network
Approval to accept an agreement with Homeless Services Network for Bridge Housing at the Haven on Vine and amend the budget accordingly.
- 7.R Budget Transfer for plans and document scanning services for the Building Division
Request to transfer funds from the Building Division reserves to fund expenses for the scanning of old documents and plans. Request to transfer funds from the Building Division reserves to fund expenses for the scanning of old documents and plans.

8. DISCUSSION ITEMS

- 8.A Revocation of the March 2024 City Commission Policy on signage at the Kissimmee Civic Center
Per City Commission direction, request consideration to revoke the March 2024 policy allowing signage at the Kissimmee Civic Center placed by the public during specific time periods.

Development Services Director Craig Holland reviewed the agenda item and requested commission direction. The commission discussed early voting signage and past tent issues, and whether to amend or revoke the current policy. They also addressed non-compliance consequences, potential outcomes, and campaigning visibility. The City Attorney reminded the commission that the First Amendment prohibits limiting the number of signs.

Jordan Rivera, 1912 Ernest Street, Kissimmee, FL supported the signage on election day.

Mayor Espinosa made a motion to revoke the current policy and prohibit signage or tents (with or without signage) during the early election period at the Kissimmee Civic Center. Commissioner Eady seconded the motion.

AYE: Commissioner Alvarez, Commissioner Eady, Mayor-Commissioner Espinosa, Commissioner Ortiz

NAY: Commissioner Martinez

Motion carried 4 - 1.

8.B Presentation and renewal of the microtransit services contract with Freebee, LLC

Staff will provide a presentation to update the Commission on the status of the microtransit services provided by Freebee, LLC and request approval to renew the contract with Freebee from March 2025 through March 2026 under contract #20230057 at a cost of \$413,498.00.

Senior Planner Ashley Cornelison reviewed a presentation with ridership statistics attached to the agenda. She is requesting approval to renew the contract for one year.

Jordan Rivera, 1912 Ernest Street, Kissimmee, FL discussed the positive impact of Freebee services and encouraged the commission to consider expanding the routes in the future due to the city's growth.

Commissioner Eady made a motion to approve. Commissioner Alvarez seconded the motion.

AYE: Commissioner Alvarez, Commissioner Eady, Commissioner Martinez, Mayor-Commissioner Espinosa, Commissioner Ortiz

NAY: None

Motion carried 5 - 0.

9. **HEAR CITY OFFICIALS**

9.A CITY MANAGER

City Manager Steigerwald requested an extension of the moratorium on special event permits for the downtown area through the completion of the Connect Kissimmee project. The project is expected to last nearly two years. The City Manager noted that construction can be scheduled around major events hosted by Kissimmee Main Street.

Mayor Espinosa made a motion to extend the current moratorium for the issuance of special events permits with street closures in the downtown area until the completion of the Connect Kissimmee Street Project, with an exception for Kissimmee Main Street events. Commissioner Martinez seconded the motion.

AYE: Commissioner Alvarez, Commissioner Eady, Commissioner Martinez, Mayor-Commissioner Espinosa, Commissioner Ortiz

NAY: None

Motion carried 5 - 0.

9.B CITY ATTORNEY

City Attorney Sanchez de Fuentes provided an update on the airport hotel negotiations, confirming that the city has received the term sheet and is currently working on the draft lease.

9.C CITY COMMISSION

Commissioner Ortiz commended KPD and KFD on their efforts in the community. Commissioner Alvarez congratulated retirees Scott Pool and Glenn Ford once more and encouraged the community to attend "The Wall that Heals" experience. Commissioner Martinez additionally invited the community to the Rosehill Cemetery event "Dine with the Departed". Mayor Espinosa thanked Vice Mayor Eady for the welcoming address at the Florida Black Caucus.

At Mayor Espinosa's request, City Manager Steigerwald provided an update on the implementation of Samsara across the city fleet; a program that monitors drivers' safety habits. Exceptions apply to certain employees, such as law enforcement officers. He also discussed the upcoming West Oak Street Intersection Project, emphasizing the need for the updates and the anticipated improvements in traffic flow and safety for the area.

10. ADJOURNMENT

There being no further business to come before the Commission, Mayor Espinosa adjourned the meeting at 7:08 PM.



ATTEST:

Tameara Crespo

CITY CLERK

MAYOR-COMMISSIONER