FINAL MINUTES AND AGENDA
TOWN OF JUPITER
TOWN COUNCIL MEETING
TOWN COUNCIL CHAMBERS
TUESDAY, OCTOBER 17, 2023

Mayor Kuretski called the meeting to order at 7:00 P.M.

Roll Call: Mayor Jim Kuretski; Vice-Mayor Ron Delaney; Councilor Cameron May; Councilor Malise Sundstrom; Town Manager Frank Kitzerow; Town Attorney Thomas J. Baird and Town Clerk Laura Cahill. Councilor Andy Fore was absent due to a prior commitment.

PROCLAMATION

1. Florida City Government Week – October 16 – 22, 2023.

Mayor Kuretski presented the proclamation to Town Manager Kitzerow.

CITIZEN COMMENTS

Ms. Veronica Ciaramella, resident of Winding Lake Drive, stated she spoke with Palm Beach County Commission regarding ethics and noted her support for Jupiter Fire Rescue.

Ms. Terri Grooms, resident of North Perry Avenue, expressed her concerns regarding Jupiter Fire Rescue.

Mr. Eric Bressler, resident of Riverside Drive, mentioned his concerns regarding Council's decision and asked Council to examine the total cost for starting Jupiter Fire Rescue.

Ms. Linda McDermott, resident of Chadwick Drive, recognized Florida City Government week. She discussed her concerns regarding Jupiter Fire Rescue and asked Council to postpone the item to purchase fire apparatuses.

Mr. Andy Weston, resident of Dolphin Drive, thanked Council and stated his support for Jupiter Fire Rescue.

Ms. Karen Vinson, resident of Sioux Street, discussed the Sunshine Law and her concerns regarding the lack of transparency and community involvement.

Ms. Nancy Gonzalez, resident of Misty Lake Drive, suggested Council put the decision to keep PBCFR on a ballot. She noted her concerns regarding Jupiter Fire Rescue.

Ms. Chelsea Gass, resident of Circle East, thanked Palm Beach County Fire Rescue and explained how their service impacted her and her family. She stated the decision to terminate service with PBCFR directly impacted tax payers and suggested Council put it up for a vote.

Ms. Lisa Vreeland, resident of Robinson Street, discussed comments made online and her concerns for Jupiter Fire Rescue regarding safety and service levels.

CITIZEN COMMENTS

Ms. Kristen Henry, resident of Majorca Way, stated her husband was employed by PBCFR and she explained the benefits and training he received. She noted her support for PBCFR.

Mr. Michael Raymond, resident of Crimson Isles Drive, said he appreciated Mayor Kuretski and expressed his support for Jupiter Fire Rescue.

MINUTES

2. October 3, 2023 Town Council Meeting Minutes.

Councilor Sundstrom moved to approve October 3, 2023 Town Council Meeting Minutes, as amended; seconded by Vice-Mayor Delaney; motion passed.

Kuretski	Delaney	May	Sundstrom
Yes	Yes	Yes	Yes

CONSENT AGENDA

All items listed in this portion of the agenda are considered routine by the Town Council and will be enacted by one motion. There will be no separate discussion of these items unless a Councilor or citizen so requests; in which event, the item will be removed and considered at the beginning of the regular agenda.

- Ms. Terri Grooms removed item 13.
- Ms. Linda McDermott removed item 6.
- Councilor May pulled item 13.

Vice-Mayor Delaney moved to approve the Consent Agenda, as amended; seconded by Councilor Sundstrom; motion passed.

Kuretski	Delaney	May	Sundstrom
Yes	Yes	Yes	Yes

CONSENT AGENDA

PUBLIC BUSINESS

3. **Resolution 22-23,** Approving a contract award to Heavy Civil Inc. for Cypress Drive Drainage Improvements Re-Bid (S2320A) in an amount of $278,520.

4. **Resolution 98-23,** Approving two-year renewable contract award to Nu-Pipe for Stormwater infrastructure cleaning, inspection and rehabilitation services (S2339) with estimated budgets of $270,000 for Year 1 and $270,000 for Year 2, or a total of $540,000 for the initial two-year term.

5. **Resolution 99-23,** Approving contract award to Amaya Solutions Inc. DBA American Water Chemicals for supplying Reverse Osmosis (RO) Antiscalant and Nanofiltration (NF) Antiscalant (W2405I) to the Town’s Water Treatment Plant for fiscal year 2024, at a unit cost of $1.08 per pound (including freight) for RO antiscalant and $1.02 per pound (including freight) for NF antiscalant.

CONSENT AGENDA

PUBLIC BUSINESS

6. **Resolution 104-23,** Expresses support for the idea of asking voters in Palm Beach County to extend the current one-cent infrastructure sales surtax for infrastructure projects through and until December 31, 2036. **MOVED TO REGULAR AGENDA**

7. **Resolution 105-23,** Approving contract award to E & F Florida Enterprises, Inc. DBA Creative Contracting Group for EPW 2024-03, Jupiter Community Park tennis courts resurfacing and pickleball court conversions at Jupiter Community Park and Abacoa Community Park in an amount not to exceed $339,300.

8. **Resolution 107-23,** Approving the temporary closings of state and/or county roads for the 2023 Holiday Boat Parade.

9. Approving a sole source purchase order to Merichem for Reverse Osmosis (RO) Odor Control and Water Treatment Chemicals (W2419) in an amount of $122,400 for fiscal year (FY) 2024.

10. Approving the criteria and process for selecting art for the New Town Hall.

11. Approving a five-year contract award for to Axon Enterprises, Inc. for drone streaming and management software in the amount of $53,433.

12. Approving the purchase order for 13 Ford Explorers for the Police Department vehicle replacement in the amount of $564,284 under the Florida Sheriff's Association State Cooperative Contract No. FSA23-VEL31.0.

13. Approving purchase of two frontline fire engines, one reserve engine, one rescue engine, one aerial ladder, three frontline ambulances, and one reserve ambulance along with associated equipment in the amount of $7,527,832 under the Florida Sheriff's Association State Cooperative Contract No. FSA23-VEF17.0. **MOVED TO REGULAR AGENDA**

14. Approving the use of State Forfeiture Funds for "Shop with a Cop" holiday event in the amount of $3,000.

ITEMS REMOVED FROM CONSENT AGENDA TO REGULAR AGENDA

6. Resolution 104-23, Expresses support for the idea of asking voters in Palm Beach County to extend the current one-cent infrastructure sales surtax for infrastructure projects through and until December 31, 2036.

Ms. Linda McDermott, resident of Chadwick Drive, supported the extension of the one-cent infrastructure sales surtax and stated the benefits.

Vice-Mayor Delaney moved to approve Resolution 104-23; seconded by Councilor May; motion passed.

Kuretski	Delaney	May	Sundstrom
Yes	Yes	Yes	Yes

ITEMS REMOVED FROM CONSENT AGENDA TO REGULAR AGENDA

13. Approving purchase of two frontline fire engines, one reserve engine, one rescue engine, one aerial ladder, three frontline ambulances, and one reserve ambulance along with associated equipment in the amount of $7,527,832 under the Florida Sheriff's Association State Cooperative Contract No. FSA23-VEF17.0.

Mr. Scott Reynolds, Finance Director, explained the item was for Council to authorize the purchase of five fire apparatus, one of them being a stock engine, along with four ambulances, one of them being a reserve for 7.5 million dollars. He explained the Town was not over budget and on target with the fire apparatus estimates.

Councilor May stated he had a question about the rescue vehicles and was concerned he did not see quotes from other competitors.

Chief Joe Pozzo, Center for Public Safety and Management (CPSM), said they had started the research in October 2022. Chief Pozzo explained they looked at Florida Sheriffs Association (FSA) Contracts so they did not have to go out for a request for proposal but rather use existing contracts. He said the FSA contract was available and the companies that bid on their proposal could be used.

Councilor May stated his concern with the rescue trucks being only two-door and that posed a safety concern for rescue personnel. He explained a four-door rescue truck was much safer and asked what the cost difference was. He said he did not support the item but did say if they were going to purchase trucks they needed to be the same trucks currently servicing the Town

Chief Pozzo explained they did look at the four-door truck however there was an air conditioning issue that was identified.

Mr. Michael Day, 10-8 Fire and Safety, stated due to the new emission standards coming out in 2024 the Cummins engine used to run the four-door truck would not be available and would cause cooling issues.

Councilor May reiterated his concern was not being able to provide the same level of service and did not support the two-door rescue trucks. He explained during Covid it was important being able to seal off the patient compartment and be able to fully decontaminate, a four-door rescue truck could provide that. Councilor May said before any voting he would like to see the cost difference between both trucks.

Ms. Terri Grooms, resident of North Perry Avenue, stated her concerns over budgeting for the fire apparatus purchase.

Ms. Linda McDermott, resident of Chadwick Drive, said she was concerned with the costs of the fire department and wanted to start a Citizen's Safety Committee.

Ms. Carol Vinson, resident of Sioux Street, said she had no association with anyone at PBCFR or their Union. She said she was concerned that Council did not involve the residents of Jupiter in the decision.

ITEMS REMOVED FROM CONSENT AGENDA TO REGULAR AGENDA

13. Approving purchase of two frontline fire engines, one reserve engine, one rescue engine, one aerial ladder, three frontline ambulances, and one reserve ambulance along with associated equipment in the amount of $7,527,832 under the Florida Sheriff's Association State Cooperative Contract No. FSA23-VEF17.0.

Ms. Carol Watson, resident of Chasewood Drive, stated Mayor Kuretski was the most fiscally responsible Councilmember and would not spend money unless it was necessary. She also stated her support for the new Jupiter Fire Rescue Department.

Councilor May said he wanted to table the item to see what the costs were for the four door rescue trucks.

Vice-Mayor Delaney asked Chief Pozzo about equivalent apparatus.

Chief Pozzo explained the different apparatus tied to the item which included the puck rescue engine, two front line engines, one reserve engine, one 105-foot ladder, and four ambulances. He said the apparatus was not substandard it was the only solid body construction in the industry while a four-door cab is the preference to most, however the future motor issues would produce a greater risk. Chief Pozzo stated the ambulances and engines would be staffed with three and the ladder would be staffed with four and would increase the Town's level of service.

Councilor Sundstrom said she was not going to hold the item back and had spoken to Chief Pozzo numerous times leading up to the meeting and went over the charts and the work that was put into it and was satisfied to move forward.

Mayor Kuretski asked for clarification about the four-door engines not meeting emission standards.

Mr. Day explained Cummins was the only manufacturer that made an engine strong enough to provide air-conditioning to the patient and crew cab area and they were discontinuing the engine.

Councilor May said he does not support ordering two door rescue trucks and would like the difference in cost be brought back to the next meeting.

Mayor Kuretski asked if Council could act on approving the fire apparatus with no issues and come back next meeting to go over the difference between two and four door costs.

Councilor May explained he would still be voting no on the item due to the public outcry over spending money on those items.

13. Approving purchase of two frontline fire engines, one reserve engine, one rescue engine, one aerial ladder, three frontline ambulances, and one reserve ambulance along with associated equipment in the amount of $7,527,832 under the Florida Sheriff's Association State Cooperative Contract No. FSA23-VEF17.0.

ITEMS REMOVED FROM CONSENT AGENDA TO REGULAR AGENDA

Vice-Mayor Delaney moved to approve the purchase of two frontline fire engines, one reserve engine, one rescue engine, one aerial ladder, excluding the three frontline ambulances and one reserve ambulance, in the amount of $5,603,888, seconded by Councilor Sundstrom; motion passed.

Kuretski	Delaney	May	Sundstrom
Yes	Yes	No	Yes

ROUNDTABLE

15. Discussion of the Strategic Priority “Development Approvals” to review the Planned Unit Development (PUD) waiver process, PUD public benefit, administrative approvals, and the application for rehearing’s two-year rule.

Mr. Garret Watson, Principal Planner gave a brief presentation which included strategic initiatives; action plans; Planned Unit Development (PUD) waiver process; PUD history; River Plaza and Cornerstone.

Mayor Kuretski noted the River Plaza and Cornerstone were part of the Riverwalk project and were a benefit to the public. He stated in regards to PUD’s getting extra units Council understood the importance of having true workforce housing. He asked if the recent Comprehensive (COMP) Plan amendments applied.

Mr. Watson said it was not specifically defined but the process of a PUD allowed for Council’s discretion to make those items known and be part of the public benefit. He stated if Council wanted something known to the development community it could be added as the expectation.

Ms. Stephanie Thoburn, Assistant Director of Planning and Zoning, noted there was an existing incentive program for workforce housing that allowed for bonuses and would need to reviewed.

Mayor Kuretski stated it was separate from the PUD bonuses.

Ms. Thoburn said the workforce housing bonuses were separate and distinct.

Mr. Watson continued with an overview of the presentation which included PUD public benefit; examples of PUD’s; and small-scale PUD defined public benefit.

Mayor Kuretski asked for clarity on the public benefit called green building.

Mr. Watson stated the Town used the Florida Green Building Coalition or U.S. Green Building Coalition as the bar to have the proper checklist, certification, and special inspections.

ROUNDTABLE

15. Discussion of the Strategic Priority "Development Approvals" to review the Planned Unit Development (PUD) waiver process, PUD public benefit, administrative approvals, and the application for rehearings two-year rule.

Mayor Kuretski said Council needed to review the bonus points for green buildings to ensure items were extras and not the norm expected by the public. He noted items may need to be deleted or added to have a threshold for public benefit.

Ms. Thoburn noted on the project Council had tabled, Staff had requested additional conditions related to more physically seen green benefits. She noted if those types of items were desired by Council Staff could add them to the required benefits.

Councilor Sundstrom asked if the Town could change from the Green Coalition system to a system which had more visible improvements.

Ms. Thoburn stated yes, the Town could outline a more visible improvement besides energy star appliances.

Mr. Watson continued the presentation which included examples of PUD public benefit and administrative approval thresholds.

Mayor Kuretski asked if small scale PUDs on arterial roadways were approved by Council.

Mr. Watson discussed which small-scale PUDs on arterial roadways would need to be approved by Council.

Mayor Kuretski believed there had been some advantage taken with shared parking lots where the property owner had received certain entitlements. He asked for there to be discretion when assigning spaces dedicated by signage in shared parking. He noted it deprived the public from a space which had not been accounted for but was now limited.

Vice-Mayor Delaney felt an application to rejuvenate a property would be best approved administratively to help reduce cost for applicants.

Mr. Watson concluded with discussion of the two-year application rehearing rule.

Vice-Mayor Delaney believed it was a more efficient process to have applicants submit two-year after denial as to not bog down Staff. He said it would also allow them to return with a better project. He asked Mr. Watson his thoughts on a two-year period.

Mr. Watson stated the two-year rule had not been used much.

Mayor Kuretski said he could not recall a project which had been denied and noted Council should judge if something should be different. He was inclined to keep and to reinforce the rule.

Councilor Sundstrom agreed with the Mayor.

ROUNDTABLE

15. Discussion of the Strategic Priority "Development Approvals" to review the Planned Unit Development (PUD) waiver process, PUD public benefit, administrative approvals, and the application for rehearing's two-year rule.

Councilor May stated he felt Council should bolster the two-year rule. He stated he did not want to set a precedent where applicants were denied then return prior to the two-years.

Mayor Kuretski stated there was a consensus of reinforcing the two-year rule.

Councilor Sundstrom asked to give direction on the PUD's and the two units in the workforce housing. She felt the program needed to be more productive.

Mayor Kuretski stated Staff was hearing to be specific in an update to get a PUD bonus there would need to be workforce housing. He felt building another expensive unit was not affordable to the workforce and was not a public benefit to get more density.

Councilor Sundstrom agreed with the administrative approval threshold and appreciated the evidence of those approvals.

Councilor May stated he appreciated Staff's commitment to the process for approval.

REPORTS

TOWN ATTORNEY

- Red Flag Laws – Mr. Baird stated he had been in court regarding the Risk Protection orders, also known as the Red Flag Laws that came out of the Parkland tragedy. He discussed Jupiter was leading the way in terms of the use of the Laws amongst municipalities, with West Palm Beach being the most active. He mentioned it was the Town's Police department leading the way and making the community and surrounding communities safer.

TOWN MANAGER

- Jones Creek vegetation trimming project – Mr. Kitzerow stated that project was planning to start within the week.

- Dolphin Drive - Mr. Kitzerow mentioned the drainage project for Dolphin Drive was coming up in the near future.

- New Town Hall construction - Mr. Kitzerow stated they were planning to turn on the air conditioning to start the drying out process. He mentioned they should be able to start bringing in furniture in November. He also anticipated moving in early December and a ribbon-cutting and first Town Council meeting in the new Council Chambers in January.

TOWN COUNCIL – LIAISON REPORTS AND COMMENTS
COUNCILOR MAY

- Remembering past Mayor Mary Hinton – Councilor May mentioned an email he received from Mary Hinton's daughter requesting something to be done in memory of her. He suggested naming the new Council Chambers in the new Town Hall after Mayor Mary D. Hinton. He made a motion to start the process to name the new Council Chambers after Mary D. Hinton.

  Mayor Kuretski stated he was in favor of doing something and establishing a policy.

  Vice-Mayor Delaney agreed to do something but wanted to look into more options.

  Councilor Sundstrom also agreed Ms. Hinton deserved to be recognized but wanted to look at the policies so Council can be consistent moving forward.

- Jupiter-Tequesta Athletic Association (JTAA) Interlocal agreement with Palm Beach County School Board – Councilor May stated he had spoken with a couple members and Directors of the JTAA and would like to look into entering a new Interlocal agreement with PBC School Board to reduce the rental cost for the use of recreational activities facilities.

  Mayor Kuretski stated he was supportive.

  Mr. Kitzerow stated he had a good meeting with the Executive Director for JTAA and learned they were paying a rate that was associated with being a non-profit. He mentioned they would come up with a list of things to do between the two groups to move the process and project forward. He stated they would need to go back to the School Board to find out what was needed from the Town to affect the rate and that the Town did not commit to paying the rate or paying the overall bill. He stated he would bring it to Council for direction.

  Mayor Kuretski and Mr. Kitzerow discussed the past agreement. Mr. Kitzerow stated in the past the Town was paying a fee but he would follow up and get the details to report back to Council.

  Councilor Sundstrom mentioned the Recreation Master Plan and asked for the timeline of the process.

  Ms. Kate Moretto, Assistant Town Manager stated the contract with the consultant was approved at the last meeting and the next step was to schedule a kickoff meeting with them. She stated they anticipated it being about a nine-month process to gather information, understand the current state, look at the gap analysis, and include public outreach.

  Mr. Kitzerow clarified the nine-month timeframe would not impact some of the current Town playground projects.

TOWN COUNCIL – LIAISON REPORTS AND COMMENTS
COUNCILOR MAY

- Jupiter Historical Society – Councilor May mentioned he received communications from Mr. Ernie Fidanza with the Jupiter Historical society and their request for a liquor license in their building.

  Mr. Kitzerow stated he would provide information to Council about the Town ordinance and zoning for that request. He mentioned it may require an ordinance change.

ADJOURNMENT- 9:04 P.M.

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Laura Cahill, Town Clerk