

On Monday, October 9, 2023 at 6:00 p.m., the City of Wauchula Commission met for its regular meeting in the Commission Chambers at 225 East Main Street, Suite 105, Wauchula.

**Nadaskay called the meeting to order.**

Commissioners present were Mayor Pro-Tem Neda Cobb, Commissioner Russell Smith, Mayor Keith Nadaskay, Commissioner Sherri Albritton and Commissioner Gary Smith.

Also present were City Manager Olivia Minshew, Deputy City Manager John Eason, Director of Project Management and Procurement Ward Grimes, Community Redevelopment Director Jessica Newman, Finance Director Martha Felix, Chief of Police Brandon Ball, Community Development Director Kyle Long, City Attorney Kristie Hatcher-Bolin and City Clerk Stephanie Camacho.

**Nadaskay declared a quorum.**

**Approval of Agenda**

Albritton motioned to approve the agenda as presented, seconded by Cobb.  
With no discussion, Nadaskay asked for all in favor, all responded aye.  
Motion carried.

**Approval of Minutes from the September 11, 2023 Meeting and September 25, 2023 Special Meeting**

G. Smith motioned to approve the minutes as presented, seconded by Cobb.  
With no discussion, Nadaskay asked for all in favor, all responded aye.  
Motion carried.

Nadaskay gave the virtual meeting statement.

**PUBLIC COMMENT – NON-AGENDA ITEMS**

No public comment/non-agenda items were presented.

**ORDINANCES / PUBLIC HEARINGS**

**Ordinance 2023-10 – 1<sup>st</sup> Reading – ULDC Text Amendment for Affordable Housing**

Hatcher-Bolin read the ordinance by title only.

Albritton motioned to approve the ordinance, seconded by Cobb.

With no further discussion, Nadaskay asked for all in favor, all responded aye.

Motion carried.

**Ordinance 2023-13 – 1<sup>st</sup> Reading – Final Budget Adjustments for 2022-2023 Fiscal Year**

Hatcher-Bolin read the ordinance by title only.

Albritton motioned to approve the ordinance, seconded by G. Smith.

With no further discussion, Nadaskay asked for all in favor, all responded aye.

Motion carried.

**CITY MANAGER/NON-CONSENT**

**Announce Power Cost Adjustment**

Minshew presented the September power cost adjustment.

**Set Trick or Treat Date/Time to Saturday October 28, 2023 from 6:00-9:00 PM**

G. Smith motioned to approve the surplus of tax credits, seconded by Albritton.

With no discussion, Nadaskay asked for all in favor, all responded aye.

Motion carried.

**CONSENT AGENDA**

**Acceptance of 2023 Electric Rate Study as Presented**

**Resolution 2023-23 City Government Week**

**Resolution 2023-25 Legislative Priorities**

**Giovanni's Lease Agreement Amendment**

**ITB 2023-02 Electric Distribution Reconductor and Rebuild Award**

**ITB 2023-03 Service Area 3 Watermain Rehabilitation Phase 2 Award**

**Vulnerability Assessment Agreement**

Cobb motioned to approve the consent agenda, seconded by Albritton.

With no discussion, Nadaskay asked for all in favor, all responded aye.

Motion carried.

**COMMENTS FROM CITY ATTORNEY, COMMISSIONERS, OTHER ELECTED OFFICIALS AND CITIZENS**

Cobb provided updates on upcoming meetings for Ridge League and Central Florida Regional Planning Counsel.

Minschew provided updates on current projects.

**Nadaskay recessed the City Commission Meeting and called to order the Meeting of the Board of Directors of the Wauchula Community Redevelopment Agency**

**Approval of Minutes from the September 11, 2023 Meeting**

Cobb motioned to approve the minutes as presented, seconded by G. Smith.

With no discussion, Nadaskay asked for all in favor, all responded aye.

Motion carried.

**Grant Program Discussion**

Newman addressed the Board and presented several topics for consideration regarding the CRA Commercial Revitalization Program. Topics included were:

- Expanding eligibility (multi-family residential, AirBNB, Non-profits paying property taxes)
- Award cap (\$25,000 is most common, up to \$75,000)
- 3 quote requirement
- Award criteria % based on need/want
- Grant cycle - with additional advertising (scoring process)
- Residential (separate program)

After a lengthy discussion, Commission and Newman collectively came up with ideas to restructure this program and Newman stated she would begin that process and bring it back before Commission when it was ready.

**Nadaskay adjourned the Wauchula Community Redevelopment Agency Board Meeting and reconvened the City Commission Meeting**

**Approval of the Wauchula Community Redevelopment Agency Board's Actions**

Albritton motioned to approve the Wauchula Community Redevelopment Agency Board's actions, seconded by Cobb.

With no discussion, Nadaskay called for all in favor, all responded aye.

Motion carried.

**With no further business to discuss, Nadaskay adjourned the Commission Meeting at 7:30 p.m.**

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Mayor Richard K. Nadaskay, Jr.

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City Clerk Stephanie Camacho