

JOHN TOMPECK
Mayor

DAVID KURZMAN
Vice Mayor

JAMES W. CAMPO, CFP
Commissioner

FRANK FENDER
Commissioner

KAIJA MAYFIELD
Commissioner

TOWN OF SEWALL'S POINT



ROBERT DANIELS-ICMA-CM
Town Manager

APRIL C. STONCIUS, MMC
Town Clerk

TINA CIECHANOWSKI
Chief of Police

JACK REISINGER, CBO
Building Official/PW Director

MARIA PIERCE
Finance/HR Director

Regular Town Commission Meeting Minutes
October 24, 2023
6:00 p.m.

I. CALL TO ORDER

Mayor Tompeck called the meeting to order at 6:00 p.m.

a. Pledge of Allegiance to the Flag

Mayor Tompeck lead the assembly in the Pledge of Allegiance.

b. Roll Call

The Town Clerk called the roll with the following Commissioners present: Mayor Tompeck, Vice Mayor Kurzman, Commissioner Campo, Commissioner Fender, and Commissioner Mayfield.

II. PROCLAMATIONS AND PRESENTATIONS

There was nothing scheduled under this item.

III. PUBLIC COMMENT ON NON-AGENDA ITEMS- PLEASE SUBMIT A COMMENT CARD TO THE TOWN CLERK PRIOR TO THE START OF THE MEETING AND LIMIT YOUR COMMENTS TO THREE MINUTES. *If the thirty (30) minute time period has been exhausted, the Commission will entertain any remaining comments near the end of the meeting with the same three (3) minute per person time limitation.*

There was nothing presented under this item, but a public comment was submitted via email by Frank Tidikis that is attached.

IV. ADDITIONS, DELETIONS OR CHANGES TO THE AGENDA

The Town Attorney, Glen Torcivia, requested to add Ordinance No. 456, Qualifying Period, Form 6 Resignations, as Item 8 d). The Town Manager requested to move up Item 11 e), PBA Union Contract to be heard after the Consent Agenda. Commissioner Campo requested to add a New Business item in reference to the Town Manager's contract as Item 11 f).

V. APPROVAL OF AGENDA

addition of Ordinance No. 456, Qualifying Period, Form 6 Resignations, as Item 8 d), moving up Item 11 e), PBA Union Contract to be heard after the Consent Agenda, and a New Business item in reference to the Town Manager's contract as Item 11 f). Commissioner Campo **seconded** the motion, which **passed unanimously** by roll call vote.

VI. CONSENT AGENDA

a. Building – September

b. Minutes – September 26, 2023, Regular meeting

c. Special Magistrate Administrative Fees

Commissioner Campo requested to pull Item 6 a), Building Report, and Item 6 c), Special Magistrate Fees, and **moved** to approve the Consent Agenda. Commissioner Fender **seconded** the motion, which **passed unanimously** by roll call vote.

a. Building – September

Commissioner Campo pointed out that there were no new home building permits issued in March, April, May, July, August, or September, and that one was issued in June.

c. Special Magistrate Administrative Fees

Commissioner Campo stated that \$400 per hour for the attorney was high and questioned whether the legal services were sent out to bid. The Building Official explained that the fees would be transferred to the violators to pay and that the \$400 included the hourly cost of the attorney, plus his time after the hearing to prepare the order.

There being no further discussion, Commissioner Campo **moved** to approve Items a and c of the Consent Agenda. Commissioner Mayfield **seconded** the motion, which **passed unanimously** by roll call vote.

(Clerk's Note: Item 11 e) was moved up on the Agenda.)

XI. NEW BUSINESS

e. PBA Union Contract

The Town Manager stated that there were 14 months of negotiations, and that the union voted to accept the three-year agreement, which would go into effect upon approval this evening.

Commissioner Campo inquired as to if new employees would be required to join the union, to which Attorney Lara Donlon responded that they would be covered by the bargaining agreement and were not required to join. Commissioner Campo questioned if there would

always be a requirement to have the positions of sergeant, lieutenant, and chief of police, in addition to patrolmen, as there were 10 positions. Ms. Donlon answered that the sergeants were covered by the bargaining unit and that the lieutenant position was not. Commissioner Campo asked if the Town was locked in to always having a sergeant in the future. The Town Manager replied in the negative. Ms. Donlon advised that even though it was a certified position within the bargaining unit, it did not mean that the position would always exist.

Mayor Tompeck inquired as to if there was anything in the agreement that would create an issue moving forward, to which Chief Ciechanowski responded that the contract would be followed.

There being no further discussion, Commissioner Campo **moved** to approve the Collective Bargaining Agreement with the PBA. Commissioner Fender **seconded** the motion, which **passed unanimously** by roll call vote.

VII. PUBLIC HEARING - ORDINANCE - SECOND READING

There was nothing scheduled under this item.

VIII. PUBLIC HEARING - ORDINANCE - FIRST READING

a. Ordinance No. 453 – Code Enforcement Board Procedures – Alternate Appointees

The Town Attorney read the ordinance title into the record.

Mayor Tompeck called for any public comments.

Mike Anthiel, 18 Fieldway Drive, stated that he was on the Code Enforcement Board, but was speaking as a resident. He said that the proposed change included moving from an individual appointee to the board appointing a CEB member. Mr. Anthiel pointed out that the CEB had diverse members, which was valuable.

There were no further public comments.

The Town Manager stated that the main purpose of the amendment to the ordinance was to come into compliance with Florida State Statute 162 that described the make up of the board with two alternate members, and not the current five that the town had in place.

Commissioner Mayfield recommended that the state statute be removed from the ordinance and just have a reference to refer to. She suggested adding the three year term language for the members.

Commissioner Campo requested that the first paragraph regarding occupations be stricken, and stated that there shouldn't be preference for certain professions. Commissioner Mayfield recommended referring to the state statute. The Town Attorney advised that the

occupation requirement was included in the state statute, and was to be implemented only when possible.

Commissioner Fender concurred with Commissioner Mayfield in reference to just referring to the statute, and that the important items were the make up of the board and the terms. Commissioner Mayfield stated that the language in the ordinance should contain a nomination for a member, subject to Commission approval.

There being no further discussion, Commissioner Mayfield **moved** to approve Ordinance No. 453 with the stated changes. Commissioner Fender **seconded** the motion, which **passed unanimously** by roll call vote.

b. Ordinance No. 454 - Construction Site Retention

The Town Attorney read the ordinance title into the record.

Mayor Tompeck called for any public comments, to which there were none.

Vice Mayor Kurzman voiced his concern regarding runoff water from a construction site that was flooding the neighborhood, as it was unable to reach the drainage area. He recommended that fill dirt be addressed in the ordinance, as it was an issue. Vice Mayor Kurzman stated that the Martin County Code referenced water discharge as a public nuisance and that the Town should be in compliance with their code, as it was located in Martin County.

The Town Manager stated that he contacted the owner of the lot that contained the construction site, who indicated that the lot would be sold to a broker in order to build a home on it within six months.

Commissioner Fender recommended that similar ordinances in other towns should be looked at that contained stronger language, and **moved** to approve Ordinance No. 454 with the change of the word from 'control' to 'contain' and with research of surrounding municipalities, and to come back with wording on vacant lots. The motion **died** for a lack of a second. Commissioner Mayfield disagreed with the word contain, as it would be impossible to achieve.

There being no further discussion, Commissioner Mayfield **moved** to approve Ordinance No. 454. Commissioner Fender **seconded** the motion. Commissioner Campo requested that Vice Mayor Kurzman's point as to the Martin County Code language should be researched and brought back for further review. The motion **passed unanimously** by roll call vote.

The Town Attorney advised that he would return with two ordinances, one for vacant land and regarding the county ordinance in reference to drainage discharge being a public nuisance.

c. Ordinance No. 455 - Sanitary Sewers

The Town Attorney read the ordinance title into the record.

Mayor Tompeck called for any public comments, to which there were none.

Commissioner Fender inquired as to the word 'mandatory' in the whereas clause, to which the Town Attorney responded that he would remove the word from the ordinance.

There being no further discussion, Commissioner Campo **moved** to approve Ordinance No. 455 with the word 'mandatory' stricken. Commissioner Mayfield **seconded** the motion, which **passed unanimously** by roll call vote.

Addition

d. Ordinance No. 456 - Qualifying Period (Form 6 Resignations)

The Town Attorney read the ordinance title into the record, and advised that similar ordinances were being enacted across the state due to potential resignations of elected officials. He explained that the Town's Code required an election within 90 days of a vacancy, which would be impossible if a commissioner resigned on December 31, 2023, as it would violate the Charter.

Commissioner Campo announced that after nine years, he would be retiring from the Town Commission and would serve until December 30, 2023. He stated that his accomplishments included being involved in hiring a great town manager, keeping the tax rate low, and the implementation of Septic to Sewer, as well as Commercial S2S. Commissioner Campo said that new voices on the Commission would be appropriate at this time, and wished the Commissioners the best.

Mayor Tompeck stated that he enjoyed working with Commissioner Campo and was sorry to see him leave. Vice Mayor Kurzman thanked Commissioner Campo for his service on the Town Commission and for his leadership qualities. He stated that he would be severely missed, as he had helped to acquire grant funding and had a multitude of knowledge in reference to the town. Commissioner Mayfield stated that she was surprised to hear that Commissioner Campo was resigning, as the Commission currently had good momentum. She pointed out that there were many qualified people in the town to fill the position.

Mayor Tompeck called for any public comments, to which there were none.

There being no further discussion, Commissioner Mayfield **moved** to approve Ordinance No. 456. Vice Mayor Kurzman **seconded** the motion, which **passed unanimously** by roll call vote.

The Town Manager stated that there would be a Special Town Commission meeting held on Monday, November 6, 2023, at 6:00 p.m.

IX. RESOLUTIONS

There was nothing scheduled under this item.

X. OLD BUSINESS

a. One Sotheby's International Realty – 7 Heritage Way Listing

The Town Manager stated that Yara Bashoor of One Sotheby's International Realty was, unfortunately, not present. He recommended that a for sale sign be posted on the lot, and requestd that the Commission wait to sign the listing agreement until a presentation was provided.

Commissioner Campo requested that the item be tabled until the realtor could make a presentation. It was the **consensus** of the Town Commission to table Item 10 a) to the next Special meeting on November 6, 2023, at 6:00 p.m.

b. Vulnerability Assessment/Storm Water Master Plan

The Town Manager stated that there was a grant requirement which included a Vulnerability Study and a Stormwater Master Plan. He explained that the Commission approved both studies in 2021, and received \$100,000 from a DEP grant.

(Clerk's Note: A PowerPoint presentation was provided and is attached.)

The Town Engineer, Joe Capra, stated that the two studies needed to be done, and provided a timeline schedule, which were needed to obtain grant funds.

Vice Mayor Kurzman inquired as to if a separate engineer fee could be charged with a permit for the stormwater review, to which the Town Engineer replied in the affirmative. Vice Mayor Kurzman pointed out that the only solution would be to install seawalls, to which the Town Engineer responded that he recommended reviewing them in the Stormwater Master Plan.

There being no further discussion, Commissioner Mayfield **moved** to approve the Notice to Proceed and authorize the use of the ARPA Funds to pay for the balance of the study. Vice Mayor Kurzman **seconded** the motion. Mayor Tompeck asked if the \$100,000 was from the ARPA funding and if there was a remaining balance, to which the Town Manager replied in the affirmative. The motion **passed unanimously** by roll call vote.

XI. NEW BUSINESS

a. Jamie Underground, Inc. - Watermain Contract – Phase 3 & Septic to Sewer

The Town Manager stated that the watermain construction would be funded by the county, and that the grant requirements for DEP had changed involving the reimbursement

schedule since it was originally submitted in reference to the S2S.

There being no further discussion, Commissioner Mayfield **moved** to approve the contract with the NTP on the S2S conversion project being issued once the DEP agreement was approved. Commissioner Campo **seconded** the motion. Mayor Tompeck asked if the gas line would be installed at the same time as the S2S lines. The Town Engineer replied that the gas lines would be installed prior to paving the road. The motion **passed unanimously** by roll call vote.

b. RFP 2023-003 Landscape Maintenance

The Town Manager stated that if the Town was satisfied with the service, the contract would normally be extended after three years. He explained that due to rising costs, the vendor could not fulfill the obligations of the contract, therefore bids for landscaping services were solicited.

Commissioner Fender inquired as to what the annual expense had been over the last three years, to which the Town Manager responded that it was \$100,000. Commissioner Campo asked how much more would the vendor be receiving, to which the Town Manager replied \$30,000, which included the sprinklers at Town Commons.

There being no further discussion, Commissioner Mayfield **moved** to approve Serafini's Landscaping Contract. Commissioner Campo **seconded** the motion, which **passed** by roll call vote with Mayor Tompeck, Vice Mayor Kurzman, Commissioner Campo, and Commissioner Mayfield voting in favor, and Commissioner Fender voting against.

c. Charter Review Committee

The Town Manager stated that he would like approval to form a five-member Charter Committee and that he would chair it. Mayor Tompeck clarified that Part 1, Article 1 of the Charter would only be reviewed by the committee. The Town Attorney replied in the affirmative.

d. Contract with CAPTEC Engineering Phase 2

The Town Manager stated that the proposed design work for Phase 2 was on the agenda for approval with CAPTEC Engineering as the engineer.

There being no further discussion, Commissioner Campo **moved** to approve the CAPTEC Engineer professional services contract regarding Phase 2. Commissioner Mayfield **seconded** the motion, which **passed unanimously** by roll call vote.

e. PBA Union Contract

(Clerk's Note: This item was previously heard after the Consent Agenda.)

Addition

f. Town Manager's Contract – Commissioner Campo

Commissioner Campo recommended that the Town Manager and the Town Attorney review the contract, in order to extend the term and add any items that may be amiss. Mayor Tompeck clarified that it was not unusual to have no end date on an employment agreement. Vice Mayor Kurzman added that the Town needed stability moving forward. There was a **consensus** of the Town Commission to direct the Town Manager and the Town Attorney to review the contract and add any pertinent items for approval. The Town Manager stated that he would add it to the November 14, 2023 agenda.

XII. DISCUSSION

There was nothing scheduled under this item.

XIII. COMMISSION AND STAFF CLOSING COMMENTS

a. STAFF

The Town Manager stated that there would be a Halloween event at Premier Realty on October 26, 2023, beginning at 5:30 p.m.

b. COMMISSIONERS

Commissioner Mayfield stated that the Financials were not included in the packet.

XV. ADJOURN

There being no further business, the meeting adjourned at 8:30 p.m.

APPROVED:



Mayor John Tompeck, Presiding Officer

ATTEST:



April C. Stencius, Town Clerk

Minutes approved at the meeting of: November 14, 2023

TOWN OF SEWALL'S POINT

STORMWATER MASTER PLAN UPDATE & VULNERABILITY ASSESSMENT FOR RESILIENCE

**COMMISSION MEETING
OCTOBER 24, 2023**

FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION

TOWN OF SEWALL'S POINT FLORIDA

CAPTEC Engineering, Inc. Civil Engineering Professionals

1

Stormwater Master Plan Tasks

- *Task 1 - Historical Review of Town Stormwater issues*
- *Task 2 - Meetings with various stakeholders / Town Boards and Workshops / Town Commissioners*
- *Task 3 - Flood Hazard mapping depicting the areas that are most vulnerable to Sea-Level Rise*
- *Task 4 - Flood Vulnerability / Loss Assessment Report*
- *Task 5 - Projected changes in shoreline*
- *Task 6 - Identify Future Improvement areas / prepare cost estimates / funding options*
- *Task 7 - Review the Town Land Development Codes and the Building Department Regulations*
- *Task 8 - Draft and Final Vulnerability Assessment & Stormwater Master Plan Reports*
- *Task 9 - Prepare the NPDES 20-year Stormwater Needs Analysis*

2

Stormwater Master Plan History


- Focus on Water Quality Treatment and Flood Protection
- Town Code adopted in 1977 with first Stormwater Management Regulations
- Drainage Element adopted in Comprehensive Plan in 1989
- Stormwater Master Plan last updated in 1993 (Stormwater Quality)
- 2011 to Present – Basin Management Action Plan (BMAP) Program w/Nutrient Load Reduction
- Stormwater Master Plan required for Grant Funding and NPDES 20-Year Plan
- Stormwater Master Plan coordination with Vulnerability Assessment for Resiliency

3

1993
**STORMWATER
MANAGEMENT
PLAN**

**TOWN OF
SEWALL'S
POINT**

**STORMWATER
MANAGEMENT**
within
The Town of
Sewall's Point



What are the benefits of Stormwater Management?

- Reduces pollution of the watershed, resulting in better fishing, boating and swimming.
- Reduces flooding, resulting in a decrease in potential flooding damage and more traffic safety.
- Stormwater treatment facilities can be constructed to enhance the retention areas which will impede water from directly discharging into natural wetlands, providing needed water quality purification. These areas can be developed to blend with the Town's natural beauty and can be utilized for other purposes such as open space for recreation.

What are the impacts of unmanaged Stormwater?

1. **EROSION:** Heavy rainfall with high flows which have occurred in recent years, have caused flooding in both north and south Sewall's Point Beach in Sewall's Point. This had in a major malfunction made for the Town's residents. Improvements in the drainage are planned in the near future. It is vital that the Town receive stormwater representative needs prior to implementing further repairs or modifications.
2. **POLLUTION:** Stormwater runoff carries debris and contaminants such as bacteria, pesticides, heavy metals, and more oil into the St. Lucie River and Indian River Lagoon. Because these facilities can erode and grow which deplete oxygen, and can cause fish kills, in addition, sedimentation (including fill dirt, in addition, sedimentation (including fill dirt, oil, and other debris carried on the Town's stormwater pipe system to the public water in the St. Lucie River and Indian River Lagoon, making water depths, filling the stream, and damaging the natural riparian habitat.
3. **DEPLETION OF GROUNDWATER SUPPLIES:** Increased, uncontrolled use of groundwater from the surface water without proper stormwater regulations can result in surface water into the water supply and the riparian water of Town residents.

ARE WE CONCERNED ABOUT STORMWATER MANAGEMENT?

of the Town of Sewall's Point has always been concerned with protecting and many natural resources found in and around this community. Although there is much the improvements to protect the Town's natural resources, the Town has decided to in defining their own problems, finding solutions and beginning to plan the future. During the next twelve months, the Town of Sewall's Point Commission, Planning Agency, will be holding public meetings on the Bar and Pond Area of the Town Hall to discuss the Town's Stormwater Management Future.

Public Safety (Flood Control)
 (1) and State Commission recognize that the majority of water pollution comes from urban. In 1993, the Town adopted various elements in the Comprehensive Plan which set policies, goals and objectives to enhance Stormwater Management within it's based on the Comprehensive Plan objectives, a Stormwater Management Program within the Town will need to address:

- (1) Pollution Water Quality (regulation/development)
- (2) Water Conservation

Stormwater is the water that results from rainfall. Rain that falls in Sewall's Point is either washed into the ground (water absorbed by plants life, evaporated, or collected on the ground). Cleanflow from the ground becomes stormwater runoff, and runoff into the Indian River (or St. Lucie River). The Indian River and St. Lucie River both runoff into the Indian River Lagoon. With an increase in urban development, there is usually an increase in stormwater runoff and a decrease in stormwater quality. Presently, the Town of Sewall's Point is approximately 70% developed with a population which is expected to double by the year 2010. Therefore, now is the time to review the Town's Stormwater Management policies to ensure that runoff will be properly controlled to enhance the future quality of life in the Town of Sewall's Point.

4

PROJECT SCHEDULE


PROJECT TITLE 023 153 Stormwater Master Plan Update
PROJECT MANAGER Teri Andre
DATE October 24, 2023

TASK #	TASK TITLE	TASK OWNER	DUEDATE	DURATION	DURATION PROGRESS
	Notice To Proceed		10/24/2023		100%
1	Historical Review and Data Collection	Teri	12/9/2023	45	10%
2	Meetings	Teri	11/09/23	145	0%
	Kick Off Meeting with Team staff		10/26/23		
	Project Stakeholder Meetings		11/29/23		
	Public Meeting		11/18/23		
3	Basin Mapping and Completed Projects	Teri	12/6/23	45	0%
	Basin Mapping		12/6/23		
	Summary of Completed Run Off Projects		12/6/23		
4	Project Recommendations and Cost Estimates	Teri	2/15/24	115	0%
	Future Improvement Area Identification		12/23/23		
	Estimated In-lake Costs		1/22/24		
	Final Recommendations and Prioritization		2/15/24		
5	Funding Options	Teri	2/15/24	115	0%
6	Regulatory Review	Teri	3/7/24	135	0%
7	Vulnerability and Resiliency	Teri	3/22/24	150	0%
8	Draft Stormwater Master Plan Update	Teri	4/1/24	150	0%
9	Commission Meeting and Community Education	Teri	5/14/24	203	0%
	Team Commission Meeting		5/14/24		
	Power Point Presentations for Website		5/14/24		
10	Final Stormwater Master Plan Update	Teri	5/31/24	222	0%
11	NPDES 20 Year Stormwater Needs Analysis	Teri	6/30/24	250	0%

5

Florida Statute 380.093, F.S.

F.S. 380.093 - Resilient Florida Grant Program; comprehensive statewide flood vulnerability and sea level rise data set and assessment; Statewide Flooding and Sea Level Rise Resilience Plan; regional resilience entities



(1) LEGISLATIVE INTENT

- a. The Legislature recognizes that the state is particularly vulnerable to adverse impacts from flooding resulting from increases in frequency and duration of rainfall events, storm surge from more frequent and severe weather systems, and sea level rise. Such adverse impacts pose economic, social, environmental, and public health and safety challenges to the state. To most effectively address these challenges, funding should be allocated in a manner that prioritizes addressing the most significant risks.
- b. The Legislature further recognizes that the adverse impacts of flooding and sea level rise affect coastal and inland communities all across the state. Consequently, a coordinated approach is necessary to maximize the benefit of efforts to address such impacts and to improve the state's resilience to flooding and sea level rise.
- c. The Legislature further recognizes that to effectively and efficiently address and prepare for the adverse impacts of flooding and sea level rise in the state, it is necessary to conduct a comprehensive statewide assessment of the specific risks posed to the state by flooding and sea level rise and develop a statewide coordinated approach to addressing such risks.

6

Florida Statute 380.093, F.S.

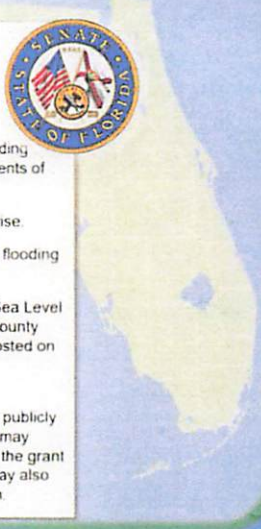
(3) RESILIENT FLORIDA GRANT PROGRAM

(a) The Resilient Florida Grant Program is established within the department.

(b) Subject to appropriation, the department may provide **grants** to a county or municipality to fund

1. The costs of **community resilience planning** and necessary data collection for such planning, including comprehensive plan amendments and necessary corresponding analyses that address the requirements of s. 163.3178(2)(f).
2. **Vulnerability assessments** that identify or address risks of inland or coastal flooding and sea level rise.
3. The development of projects, plans, and policies that allow communities to **prepare for threats** from flooding and sea level rise.
4. **Preconstruction activities** for projects to be submitted for inclusion in the Statewide Flooding and Sea Level Rise Resilience Plan that are located in a municipality that has a population of 10,000 or fewer or a county that has a population of 50,000 or fewer, according to the most recent April 1 population estimates posted on the Office of Economic and Demographic Research's website.

(c) A vulnerability assessment conducted pursuant to paragraph (b) must encompass the entire county or municipality, include **all critical assets** owned or maintained by the grant applicant, and use the most recent publicly available Digital Elevation Model and generally accepted analysis and modeling techniques. An assessment may encompass a smaller geographic area or include only a portion of the critical assets owned or maintained by the grant applicant with appropriate rationale and upon approval by the department. Locally collected elevation data may also be included as part of the assessment as long as it is submitted to the department pursuant to this paragraph.




7

Florida Statute 380.093, F.S.

As defined in s. 380.093, F.S., the following scenarios and standards should be used for the exposure analysis

- All analyses performed in **North American Vertical Datum of 1988 (NAVD88)**.
- If applicable, at least two local sea-level rise scenarios, including the **2017 NOAA Intermediate-Low and Intermediate-High** sea-level rise projections
- At least two planning horizons that include planning horizons for the years **2040 and 2070**.
- If applicable, local sea level data that has been interpolated between the two closest NOAA tide gauges. Local sea level data may be taken from one such gauge if the gauge has higher mean sea level. Data taken from an alternate gauge may be used with appropriate rationale and Department approval if it is publicly available or submitted to the Department.
- Encompassing entire municipality/county and including all critical assets owned or maintained by the municipality/county.








8


Vulnerability Plan Tasks

- *Task 1 - Public Outreach Meetings*
- *Task 2 - Acquire Background Data*
- *Task 3 - Exposure Analysis*
- *Task 4 - Sensitivity Analysis*
- *Task 5 - Final Vulnerability Assessment Report*
- *Task 6 - Adaption Plan*

9

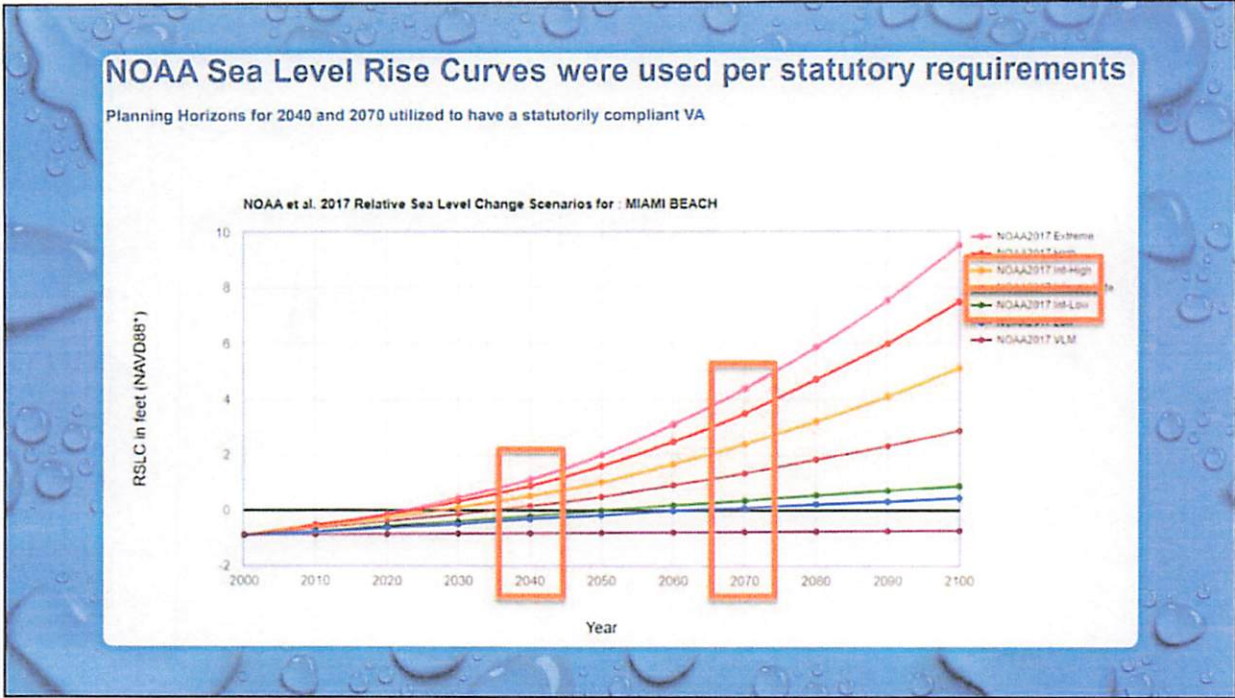
The intent of the Resilient Florida Grant Program is to develop consistent vulnerability assessments (VAs)

-  These VAs will comprise the Statewide VA and be the basis for the Statewide Resilience Plan
-  Encompass entire city or county, with all critical assets
-  Use most recent publicly available DEM and generally accepted analysis and modeling
-  Address Peril of Flood Compliance (if applicable)
-  Assess flooding using, at least, Intermediate Low and Intermediate High scenarios from NOAA 2017 for at least 2040 and 2070

 Tidal flooding, including future high tide flooding

Current and future storm surge flooding
Rainfall induced flooding to the extent practicable
Compound flooding

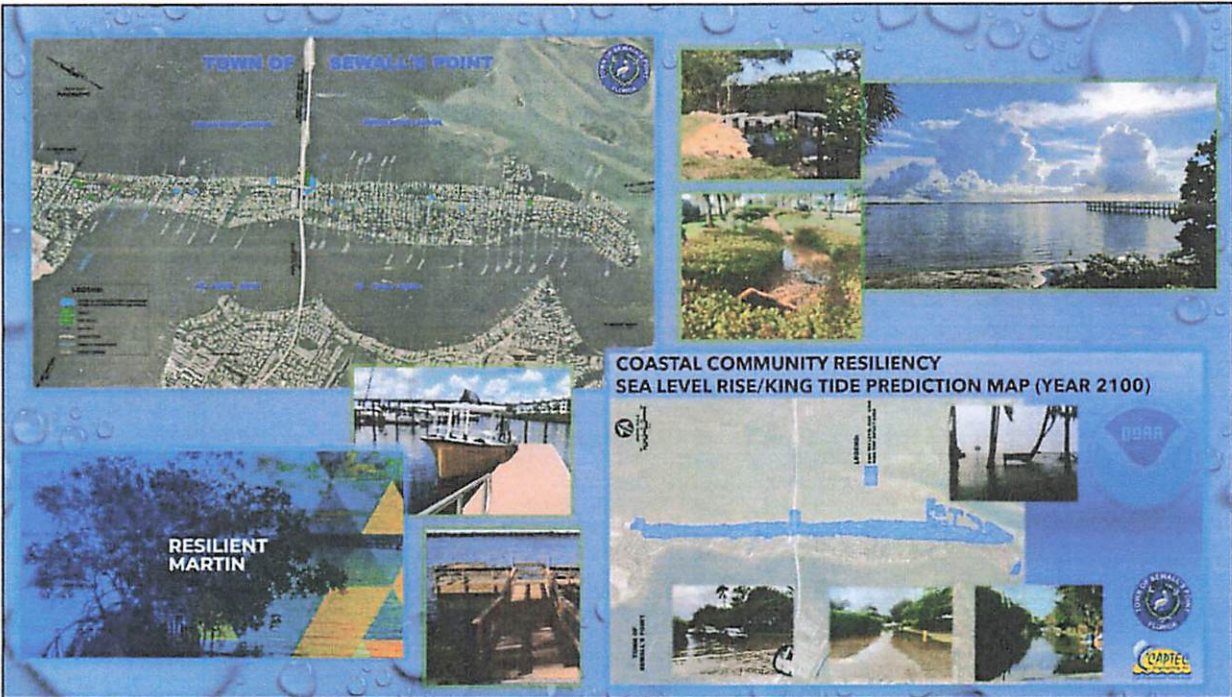
10



11



12



13

PROJECT SCHEDULE

PROJECT TITLE 023.161 Vulnerability Assessment
PROJECT MANAGER Craig Seger
DATE October 17, 2023

TASK #	TASK TITLE	TASK OWNER	DUE DATE	DURATION	DURATION PROGRESS
	Notice To Proceed		10/24/23		100%
1	Public Outreach Meetings	Craig	2/24/24	120	10%
	Meeting 1		11/16/23		
	Meeting 2		2/24/24		
2	Acquire Background Data	Craig	12/11/23	45	0%
	Data & Gap Analysis Report		12/11/23		
	Data & Gap Recommendation Report		12/11/23		
	GIS Data Files		12/11/23		
3	Exposure Analysis	Craig	12/29/23	60	0%
	Draft Vulnerability Assessment		12/29/23		
	GIS Data Files		12/29/23		
4	Sensitivity Analysis	Craig	1/15/24	75	0%
	Draft Vulnerability Assessment		1/15/24		
	Critical Assets List		1/15/24		
5	Final Vulnerability Assessment	Craig	2/24/24	120	0%
	Final Vulnerability Assessment Report		2/24/24		
	Final Critical Assets List		2/24/24		
	Electronic Mapping		2/24/24		
	Vulnerability Assessment Certification		2/24/24		
6	Adaption Plan	Craig	4/1/24	150	0%
	Adaption Plan Report		4/1/24		

14



April Stoncius

From: Frank Tidikis <ftidikis@bellsouth.net>
Sent: Tuesday, October 24, 2023 4:01 PM
To: Frank Fender; John Tompeck; Dave Kurzman; James Campo; Kaija Mayfield
Cc: Robert Daniels; April Stoncius
Subject: Meeting Agenda

Dear commissioners,

I would appreciate it if this will be read at the meeting and placed into the public record as I am out of the country and unable to attend tonight's meeting.

I am writing about several issues:

1. I did not receive public notice of this meeting until today. It is my understanding that several other citizens also had the same problem.

2. Consent agenda VI (c) states that the special magistrate will be paid \$400/hour. his original contract, dated 1/26/21, shows his rate was \$225/hour. see p.

172 <https://www.sewallspoint.org/home/showpublisheddocument/5596/637473287858800000> what did he do to deserve such a big raise? This is a 77.78% increase.

3. In addition, The code enforcement board is being changed to call for specific backgrounds be a member. this cuts down on the number of citizens eligible to serve. It is my understanding that you have a hard time filling positions as they are. Couple that with the fact that to use a master as opposed to the board for hearings is expensive and what is the incentive for citizens to serve on the board?

4. page 2 of ordinance 455 (VIII(c)2) states "WHEREAS, in order to ensure the continued public health and safety of the residents of the Town by preventing the potential for damage to the environment including the St. Lucie Estuary and the Indian River Lagoon South, the Town recognizes the need to enact **mandatory** sanitary sewer connection regulations."

The town of Fort Pierre's once again dumped over 10,000 gallons of sewage into the St. Lucie river and the head of the department stated this was not a problem? There is absolutely no data that has been presented to the counsel indicating that Sewalls Point is polluting the St. Lucie river.

it goes on to state "WHEREAS, the Town Commission has determined that all new construction in the Town of Sewall's Point should be required to connect to the publicly owned sewerage system **where available**;

The town of Sewalls Point is using the interlocal agreement with Martin County as a surrogate for a town owned sewage system. I believe this is a stretch in the interpretation of Florida law which was discussed at the July meeting.

and WHEREAS, the Town Commission has further determined that properties with an existing onsite sewage treatment and disposal system (septic or aerobic system) should be required to connect to the public system within ninety (90) days if the system needs repair or modification to function in a sanitary manner in compliance with applicable laws and regulations;"

Note that it does not state "where available." nor does this ordinance contain any **definition** of "available"--- is it within 50 feet from the property line? 250 feet? this allows for arbitrary interpretation by the town government.

5. I had raised the issue at the September meeting as to the whether or not this was option two that was being foisted upon the community. The commission directed that Mr. Daniels respond to my questions. It has been over six weeks and I have not received a response despite several requests. Mr. Daniels verbally indicated that he had requested CAPTEC to respond; however, there was no follow through.

I am respectfully requesting that these items be tabled until

1. proper notice can be given to the meeting for all citizens,
2. that factual data be presented to augment the assertion that the town is damaging the St. Lucie river,
3. that the code enforcement board requirements be modified to provide wider citizen participation,
4. and that's the remuneration for the attorney or special master for the code enforcement board be modified to present a more realistic increase.

Sincerely,
Frank Tidikis

Sent from my iPad