

**BUSINESS MEETING MINUTES
SEMINOLE CITY COUNCIL
June 24, 2025**

The Business Meeting of the Seminole City Council was held on Tuesday, June 24, 2025, at 6:00 p.m., in City Hall, City Council Chambers, 9199 - 113th Street North, Seminole, Florida.

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

Councilor Thom Barnhorn provided the invocation and led the Pledge of Allegiance.

PRESENT

Mayor Leslie Waters, Vice Mayor Chris Burke, Councilor Thom Barnhorn, Councilor Ray Beliveau, Councilor Jim Quinn, Councilor Al Shields, Councilor Trish Springer, City Manager Ann Toney-Deal, City Attorney Jay Daigneault, and City Clerk Ann Marie Mancuso.

PRESENTATIONS

NONE

1. PUBLIC COMMENTS

Jennifer Grcacen-Crawford – 6675 Burning Tree Drive, Seminole. Ms. Grcacen-Crawford spoke in reference to a facebook outreach group titled “Rescue Pinellas” that she created to help victims of hurricane Helene. She wanted to make the City and public aware of this program.

2. CONSENT AGENDA

A. Business Meeting Minutes: June 10, 2025.

Motion made by Councilor Burke, seconded by Councilor Beliveau to approve item A. of the Consent Agenda.

ALL IN FAVOR. MOTION PASSED UNANIMOUSLY.

3. ACTION ITEMS

A. Public Hearing, Second and Final Reading of Ordinance No. 03-2025: Creating a Stormwater Utility.

City Manager Toney-Deal asked that the Powerpoint Presentation from the June 10, 2025, Council meeting be incorporated into the evening's meeting. Creating a Stormwater Utility is the goal of this Ordinance. On January 14, 2025, the City Council authorized a task order for Advanced Engineering and Design to complete a Stormwater Utility Fee Assessment process. City Council adopted Resolution No. 05-2025 on February 25, 2025, which provided a "notice of intent" to the Pinellas County Property Appraiser's Office and Tax Collector's Office for the City to collect a stormwater non-ad valorem assessment for the FY 2026 budget period. The Ordinance was approved by City Council on First Reading on June 10, 2025. Staff recommended its approval on second and Final Reading.

Mayor Waters opened the Public Hearing.

Barbara Salazar – 9064 Baywood Park Drive, Seminole. Ms. Salazar was concerned in how the homes that are located around the lake can apply for their mitigation credit. The lake serves the whole watershed, and they are not eligible for that credit.

Mayor Waters closed the Public Hearing.

Motion made by Councilor Barnhorn seconded by Councilor Springer to approve Ordinance No. 03-2025 on Final Reading.

Discussion ensued.

Roll Call

Mayor Waters	AYE
Vice Mayor Burke	AYE
Councilor Barnhorn	AYE
Councilor Beliveau	AYE
Councilor Quinn	AYE
Councilor Shields	AYE
Councilor Springer	AYE

ALL IN FAVOR, MOTION PASSED UNANIMOUSLY.

B. Resolution No. 06-2025: Adopting the 2025 Pinellas County Local Mitigation Strategy (LMS).

City Manager Toney-Deal stated that in order to be eligible for federal hazard mitigation grants, the City has to participate in the local hazard mitigation plan. The City of Seminole adopted a local hazard mitigation plan in May of 2020, and the intent of Resolution No. 06-2025 is to re-adopt a local hazard mitigation plan, consistent with the Pinellas County Local Mitigation Strategy (LMS). Staff recommended its approval.

Motion made by Vice Mayor Burke seconded by Councilor Quinn to adopt Resolution No. 06-2025, which is a renewal of the 2020 Resolution.

Discussion ensued.

Roll Call

Mayor Waters	AYE
Vice Mayor Burke	AYE
Councilor Barnhorn	AYE
Councilor Beliveau	AYE
Councilor Quinn	AYE
Councilor Shields	AYE
Councilor Springer	AYE

ALL IN FAVOR, MOTION PASSED UNANIMOUSLY.

C. Approve the Draft Stormwater Non-Ad Valorem Assessment Roll for 2025-2026 (Fiscal Year 2026).

City Manager Toney-Deal stated that all taxing authorities within Pinellas County planning to impose non-ad valorem assessment fees for 2025-2026 (Fiscal Year 2026) are required to submit a draft assessment roll to the Pinellas County Property Appraiser's Office by July 1, 2025.

Motion made by Councilor Quinn seconded by Councilor Springer to approve the Draft Non-Ad Valorem Assessment Roll for 2025-2026 (Fiscal Year 2026).

Discussion ensued.

Roll Call

Mayor Waters	AYE
Vice Mayor Burke	AYE
Councilor Barnhorn	AYE
Councilor Beliveau	AYE
Councilor Quinn	AYE
Councilor Shields	AYE
Councilor Springer	AYE

ALL IN FAVOR, MOTION PASSED UNANIMOUSLY.

- D. Authorize the City Manager to execute a Construction Manager at Risk (CMAR) Agreement with CORE Construction Services of Florida, LLC, in an amount not to exceed \$93,838.

City Manager Toney-Deal stated that this is the first step in building a new Fire Station. CORE Construction will be working/coordinating with the City's architects who are already under contract. The contractor will then go to bid on all of the items: plumbing, electrical, roofing, etc. Cost estimates will be prepared and a guaranteed maximum price will be determined for completion of the construction phase. Pinellas County will be responsible for 71% of the cost, and the City will be responsible for 29% of the cost. Staff recommended its approval.

Motion made by Councilor Springer, seconded by Councilor Beliveau to authorize the City Manager to execute a Construction Manager at Risk (CMAR) Agreement with CORE Construction Services of Florida, LLC in an amount not to exceed \$93,838.

Discussion ensued.

Matthew Tabaczynski, Project Manager for CORE Construction addressed Council questions.

Roll Call

Mayor Waters	AYE
Vice Mayor Burke	AYE
Councilor Barnhorn	AYE
Councilor Beliveau	AYE
Councilor Quinn	AYE
Councilor Shields	AYE
Councilor Springer	AYE

ALL IN FAVOR, MOTION PASSED UNANIMOUSLY.

- E. City of Seminole Proclamation of Emergency for Hurricane Helene Extensions No. 39 & No. 40.

City Manager Toney-Deal stated that the interior repairs are currently in progress at City Hall, and as soon as they are complete, the Proclamation of Emergencies will no longer need to be extended.

Motion made by Vice Mayor Burke, seconded by Councilor Springer to approve the seven (7) day extensions for the Proclamation of Emergency for Hurricane Helene, Extension No. 39 through July 1, 2025, and Extension No. 40 through July 8, 2025.

ALL IN FAVOR, MOTION PASSED UNANIMOUSLY.

- F. City of Seminole Proclamation of Emergency for Hurricane Milton Extensions No. 37 & No. 38.

City Manager Toney-Deal stated that the interior repairs are currently in progress at City Hall, and as soon as they are complete, the Proclamation of Emergencies will no longer need to be extended.

Motion made by Councilor Shields, seconded by Councilor Beliveau to approve the seven (7) day extensions for the Proclamation of Emergency for Hurricane Milton, Extension No. 37 through June 30, 2025, and Extension No. 38 through July 7, 2025.

ALL IN FAVOR, MOTION PASSED UNANIMOUSLY.

4. CITY MANAGER REPORT

- A. Reschedule November and December City Council Meeting Dates.

City Manager Toney-Deal stated that the November and December Council Meeting dates needed to be re-scheduled due to the holidays.

Motion made by Vice Mayor Burke, seconded by Councilor Quinn to change the Council Meeting dates to November 10, 2025, November 18, 2025, December 2, 2025, December 16, 2025.

ALL IN FAVOR, MOTION PASSED UNANIMOUSLY.

5. **OLD BUSINESS**

NONE

6. **NEW BUSINESS**

Mayor Waters gave condolences to Councilor Springer on the passing of her brother Roger Renaud.

7. **ADJOURNMENT**

Mayor Waters adjourned the meeting at 6:50 p.m.

Date Approved: July 8, 2024

Ann Marie Mancuso

Minutes prepared by City Clerk
Ann Marie Mancuso, CMC

Leslie Waters
Leslie Waters, Mayor