

Town of Melbourne Beach

PUBLIC NOTICE

MINUTES

SPECIAL TOWN COMMISSION MEETING

WEDNESDAY MAY 1, 2019

immediately following the Workshop

MASNY ROOM – 507 OCEAN AVENUE

Commission Members:

Mayor Jim Simmons

Vice Mayor Wyatt Hoover

Commissioner Steve Walters

Commissioner Sherrie Quarrie

Commissioner Corey Runte

Staff Members:

Interim Town Manager Elizabeth Mascaro

Town Clerk Nancy Wilson

Town Attorney Clifford Repperger

I. Call to Order – Led by Mayor Simmons

II. Roll Call

Town Clerk Wilson conducted the roll call.

Commissioners Present:

Mayor Jim Simmons
Vice Mayor Wyatt Hoover
Commissioner Sherri Quarrie
Commissioner Corey Runte

Staff Present:

Interim Town Manager Elizabeth Mascaro
Town Clerk Nancy Wilson
Public Works Supervisor Tom Davis

Commissioners Absent:

Commissioner Steve Walters

III. Pledge of Allegiance and Moment of Silence

Commission consented to dispense the pledge and moment of silence since they were conducted at the Workshop.

IV. Public Comment

No public comment.

V. New Business

A. Consideration of charge for an a/c evaporator coil for the upstairs unit.

Interim Town Manager Elizabeth Mascaro said the original proposal was from Merritt Island Air and Heat for \$12,000 based on the results of a pressure test. The issue was time sensitive and had to be brought to the Commission's attention quickly as it can take at least two weeks to get the unit ordered. Merritt Island came out and conducted the pressure test and found the issue was not what they originally thought. The repairs would actually cost \$8,493 for two evaporator coils.

Commissioner Runte said he thinks the Town should order whatever special coil coating is needed, and that this would not be an appropriate time to cut corners to save money. This special coating is applied to the unit at the factory that prevents salt from corroding in the unit.

Interim Town Manager Elizabeth Mascaro said that one of the units is actually leaking. Merritt Island recommended that both should be replaced as it would be more cost effective from a labor standpoint. She

also said that there is another unit that has not been used. A previous town manager had it installed but it has not been run.

Commissioner Quarrie asked for clarification on how many air conditioner units are in the Town Hall building. She asked if there are three. Public Works Supervisor Tom Davis confirmed there are three, two downstairs and one upstairs. One downstairs unit was found by Merritt Island to be nonfunctional because there was a loose cap that leaked Freon from the system. He said that unit will be functioning soon after some repairs are done to it. The two coils that are needed are for the upstairs unit. Mr. Davis clarified that because of its large size, the unit contains two coils instead of just one.

Interim Town Manager Elizabeth Mascaro said that she sat down with Public Works Supervisor Tom Davis and went over HVAC system invoices and that it seemed like they had bought ten A/C units. Mayor Simmons agreed. She then said that each unit was now assigned a number to help keep repairs organized.

Commissioner Runte asked if the Town had received a quote from regular maintenance from Merritt Island. The Interim Town Manager said yes. Public Works Supervisor Tom Davis said that once all the repairs are complete, Merritt Island will assess the value of the units and give a final quote for regular maintenance based on that assessment. He also said that Merritt Island sent out two technicians to inspect the upstairs coils and did not find leaks, but cannot be certain that the unit won't have future problems as they cannot reach a certain pressure threshold when testing the unit.

Vice Mayor Hoover made a motion to approve the repair proposal for 2 coils as described, not to exceed costs of \$8,500; Commissioner Runte seconded the motion. Motion carried 4-0.

Commissioner Runte said that most people don't understand when one part of a HVAC unit fails, the whole unit fails. Commissioner Quarrie asked why there is only a 1 year warranty on the work done, as she received a 5 year warranty when she replaced her HVAC unit. Commissioner Runte answered that it was because this was a warranty on just a repair.

Mayor Simmons suggested color coding town streets on a map in regards to the severity of their current condition. That way streets or areas more in

need of repair are prioritized. He said it will be cheaper to pave by area every few years than by individual streets.

Vice Mayor Hoover said that Intern Katie Reed will be turning in her sustainability plan to her FIT professor this week, so it will be ready to present to the EAB at this month's meeting. At that meeting, the EAB will do final reviews and make comments before presenting it to the Commission for approval at the June Commission meeting. Ken Lindeman asked that Vice Mayor Hoover, Elizabeth Mascaro, Tom Davis, Katie Reed, and Kelli Hunsucker meet ahead of the EAB meeting to workshop the plan and coordinate some of the initial decisions before the plan is presented and questions asked. He thinks this will streamline the process.

Interim Town Manager Elizabeth Mascaro asked Vice Mayor Hoover if Kelli Hunsucker had mentioned whether Katie wanted to continue working for the Town during the summer. Vice Mayor Hoover said that Ken Lindeman told him Katie was interested in continuing her work, and that Satellite Beach hired a dedicated person to focus on sustainability work. He said Katie could be brought on to help Town staff implement sustainability actions. Elizabeth Mascaro asked what would be a reasonable pay for Katie to work the summer. Commissioner Runte suggested keeping the pay proportional to her current stipend per amount of time spent working on the sustainability plan. The Commission agreed that made sense.

Commissioner Quarrie expressed concern about the bees and whether the Town should section off all of Loggerhead Park to preserve the bee hives. Public Works Supervisor Tom Davis said their plan was to put up a sign and rope off a large section of Loggerhead Park by the sea grapes that is not frequented and place two hives within it. He says there is no need to close off the entire park. He also said he spoke with the Interim Town Manager about hosting an Eco Day. FIT could bring out speakers to give short informative lectures on bees. Mayor Simmons suggested having landscapers giving lectures as well. Many people do not know all the good that bees do. He said that he spoke to the Chairman of the Old Town Hall History Center and that she will likely request that the bees be pushed a bit further back into the woods from the building. Commissioner Quarrie is worried about the rattlesnake that lives in that area as they are highly territorial and may not react well to bee hives being installed. Mayor Simmons said the county should be contacted to remove the rattlesnake.

Commissioner Runte said he recently noticed a dinghy that is flooded and tied to the pier that appears to be very old. He isn't sure if we have any rules or authority to deal with it. Mayor Simmons said we don't have authority over the water. Commissioner Runte clarified that it is tied to our pier and partially on the rocks of the shore. He would like something done if possible to have it removed.

The Interim Town Manager asked the Public Works Supervisor about beach boxes. Tom Davis said a resident has been collecting beach toys and suggested we build a box to put at the Ocean Park access. Satellite Beach does something similar. Mr. Davis said we could attach a sign that says "Take a Toy, Leave a Toy" for public use. Mayor Simmons suggested using the old trash bin boxes that an Eagle Scout built.

Interim Town Manager Elizabeth Mascaro brought up the SCLOC dinners and whether the Town should pay for employee guests. Commissioner Runte and Quarrie both said they believe employees and themselves should be responsible for paying for their own guests. Commissioner Quarrie suggested that the entire Commission should wear their badges to the dinner. Commissioner Runte said he never received one. Mayor Simmons said that Florida Boy will put your name, title, and town logo on a shirt for \$12. Commissioner Runte said he would bring a shirt in to do that.

VI. Adjournment

Vice Mayor Hoover made a motion to adjourn; Commissioner Quarrie seconded. Motion carried 4-0.

The meeting adjourned at 8:22pm

ATTEST:



James D. Simmons, Mayor



Maddison Mercer, Deputy Town Clerk