

1 MINUTES OF THE SPECIAL CALLED LAKE MARY CITY COMMISSION/STRATEGIC
2 PLANNING SESSION held February 28, 2013, 2:00 P.M., Lake Mary City Commission
3 Chambers, 100 North Country Club Road, Lake Mary, Florida.
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6 I. Call to Order
7

8 The meeting was called to order by Mayor David Mealor at 2:05 P.M.
9

10 II. Roll Call
11

12 Mayor David Mealor	Jackie Sova, City Manager
13 Commissioner Gary Brender	Carol Foster, City Clerk
14 Commissioner George Duryea	Dianne Holloway, Finance Director
15 Commissioner Allan Plank	John Omana, Community Dev. Dir.
16 Deputy Mayor Jo Ann Lucarelli	Gary Schindler, City Planner
	Steve Noto, Planner
	Tom Connelly, City Engineer
	Bryan Nipe, Parks & Recreation Dir.
	Randy Petitt, Human Resources Mgr.
	Steve Bracknell, Police Chief
	Colin Morgan, Deputy Police Chief
	Zach Hudson, Community Relations
	Craig Haun, Fire Chief
	Mary Campbell, Deputy City Clerk

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27 III. Business
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29 A. Transportation SWOT Analysis
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31 Ms. Sova said we are doing our strategic planning differently than we have in the past several
32 years. In the past we hired a facilitator. We have a facilitator on board, Bryan Nipe, and
33 enlisted his ability and skills. We are going to talk about transportation in the community,
34 where we want to be, how we're going to get there, and then get some measurables from staff.
35

36 Mr. Nipe said every successful business plans ahead. Today we will focus just on
37 transportation because SunRail is just around the corner and is the catalyst to initiate some of
38 this planning.
39

40 Mr. Nipe gave a SWOT analysis which is where are we now, our strengths and weaknesses,
41 our opportunities and threats. The second part is where we want to be in terms of
42 transportation for the community and how do we get to whatever we choose. After that we will
43 have some measurables in place that hold us accountable to getting to that place we have
44 decided to go.
45

46 Mr. Nipe went over the rules of engagement:

- Everyone is encouraged to participate
- One person speaks at a time
- Every idea and comment has merit
- Before judging an idea, listen to it first as an advocate
- Every effort we make today will be to reach a group consensus
- There will be no lecturing or “soap boxing”
- We don’t always have to agree on every idea or comment
- There should be no taboo topics and nothing should be withheld from discussion
- Say what you mean and mean what you say
- Monitor your participation. Some may need to hold back to allow others to share. Others may need to force themselves to share more.
- All ideas are valid
- Keep an open mind

STRENGTHS

Visible police presence, nice trails, SunRail station, major arterial roads that have wide rights-of-way, where Lake Mary is located in relation to I-4, roads are not so congested, bike trails, bus stops (Mr. Nipe pointed out bus stops could also be a negative), adequate stormwater system, no dirt roads, moving a lot of traffic without a lot of accidents, sidewalks, adequate pedestrian and street lighting, trail system and the two pedestrian overpasses create connectivity, a lot of face time on Lake Mary Boulevard, great right-of-way maintenance, strategically located to regional transportation facilities (I-4, 417, Orlando International Airport, Sanford Airport), conveniently located to regional thoroughfares, good emergency access, and people are respectful and use the crosswalks.

WEAKNESSES

Lack of connectivity between business districts and mass transportation, stacking of traffic leads to increased cut-through traffic, need right-turn lane at Lake Mary Boulevard and Country Club Road, lack of synchronized traffic lights and lack of local control, access points on Lake Mary Boulevard, no decel lanes on Lake Mary Boulevard, traffic impacts come from around the City and not within the City, no local short term delivery system (taxi), not transportation friendly, not multi-modal friendly, slow moving vehicles (golf carts), unrealistic expectation of traffic and what the transportation system should be, inability to use alternate forms of transportation, lack of knowledge of wide sidewalks and trails, lack of respect at crosswalks, no alternative to personal vehicles, lack of transportation for seniors and disabled, lack of parking, and stormwater management on Sun Drive and on Country Club Road.

OPPORTUNITIES

Mayor Mealor said at the County presentation, he heard about the umpteenth time about the flex bus between Altamonte and Maitland. They mention it but we never see it happening. He thought we had a great opportunity here and was not sure how best to capture it. How does

1 the City of Lake Mary create our own unique mobility system by partnering with corporate
2 neighbors. It deals with how to get them from the train system west and simultaneously get
3 them from the west and internal capture at mealtime and then back. There is an opportunity
4 whether it be at the County, Federal or State levels to step up. We may have to invest some of
5 our own money but we could come up with something truly unique and brand it as a Lake Mary
6 product for the Lake Mary community.

7
8 **SIDE 1B**
9

10 Commissioner Plank said there were carpool/vanpool arrangements that corporations can get
11 grants for. Maybe the solution to the problem is a shared cost type of thing. We don't want to
12 get into the transportation business.

13
14 Commissioner Duryea said we have a close relationship with John Mica's office. With him
15 being head of the Federal Transportation Committee, perhaps we could get with him to see
16 what kind of grants there are. He had seen cities get grants for an electrical system to circle
17 the city and provide that missing connectivity.

18
19 Commissioner Plank said not unless we can provide a public transportation system that is
20 nearly as convenient as hopping into their automobile.

21
22 Chief Haun said if people are going to use SunRail to come to work, no matter what you
23 provide them to get from the SunRail station to International Parkway won't do any good if they
24 can't leave their office at lunchtime. There has got to be a local network in terms of delivery.

25
26 Mayor Mealor said there's a group that wants to do a strategic planning session and use a
27 component part of the Mahnken building for a TOD education center with multiple partners
28 such as Seminole State, UCF and others offering specific targeted activities. Someone has
29 done a marketing analysis and realize that it may be feasible because people on the
30 transportation network can do their thing then get on and go back to their destination. He
31 asked if that was still on the list.

32
33 John Omana said staff met with Mr. Mahnken about two weeks ago and he asked Mr.
34 Mahnken his status and what needs to happen to get him moving. His response was his
35 people needed to have this project go through our land development code and get vested.
36 One of the main issues was parking. We had a long discussion on parking and what his
37 projected needs for parking were. We also had a meeting with FDOT. We went back to the
38 drawing board, sat down as staff, and chatted with Jackie to think outside the box. We believe
39 we have come up with a possible solution for the parking which will help Mr. Mahnken move
40 forward with his approvals and make this a reality. Given the nature of the solution, it would
41 call for modification of parking standards for uses that have direct access to SunRail. We are
42 confident this solution will help Mr. Mahnken move forward. He said Mr. Schindler has
43 checked with other cities in the United States where they do that type of approach and have
44 been successful.

1 Mayor Mealor said he and Jackie attended a meeting with FDOT Secretary Prasad and he
2 said if there was a particular issue or need and we felt we were not getting a satisfactory
3 response then we were to notify him directly.

4
5 Ms. Sova said that was correct but what they are telling us is the federal requirements are in
6 the way at this point.

7
8 Mr. Omana said we have the ability to customize in our comp plan goals, objectives and
9 policies which will in turn allow us the flexibility to develop land development regulations.
10 During the last year we have been able to do things in the Downtown but if DCA were in the
11 mix we would be entering into settlement agreements and negotiations.

12
13 Mr. Nipe reiterated the opportunities:

- 14 • Creation of a unique public transportation system through partnerships with agencies,
15 businesses, and federal government.
- 16
17 • The City taking over a portion of Country Club provides better pedestrian flow and better
18 traffic movement.
- 19
20 • The Stair Step park system will be used for stormwater storage.
- 21
22 • Partner with SIG (Senior Intervention Group) for senior transportation.
- 23
24 • Connection at I-4 and Lake Mary Boulevard.
- 25
26 • Continuation/expansion of sidewalk system south of Lake Mary Elementary School, and
27 filling in gaps in sidewalk system.
- 28
29 • Create a complete trail system that would bring people Downtown via Country Club or
30 connecting in some way even if it is Lake Mary Boulevard. People look at the trail at
31 ending or continuing south from Rinehart but not coming into the Downtown area. If it
32 was completed even up to 46A there would be a good connection system where people
33 could ride in safety.
- 34

35 36 THREATS

37
38 Unfunded mandates, inability to meet opportunity, unfunded SunRail system after seven years,
39 aging population relying on public transportation, crime, lack of funding for everything, deferred
40 maintenance, public assistance to increase, greater population equals more traffic, job
41 security, fuel costs, less than a favorable County Commission attitude towards the City for
42 projects, changes in County leadership, changes in relationship with other agencies,
43 dependency on sales tax, incompatible land uses in the City,

44
45 Mr. Nipe distributed four dots to each person and asked them to place beside the items they
46 felt were most important.

1
2 **SIDE 2A**
3

4 The results of the dot exercise were as follows:
5

- 6 1. Create a unique public/private transportation system through partnerships with other
7 agencies, local businesses, federal, and state.
8
- 9 2. Shuttle system to connect to I-4 corridor.
10
- 11 3. Need to determine what the need is.
12
- 13 4. Parking.
14
- 15 5. Opportunity to partner with non-profits such as SIG (Seniors Intervention Group).
16
- 17 6. Where's the funding?
18
- 19 7. Complete streets, trails and sidewalks.
20

21 Mr. Nipe said the public/private transportation system would focus on a shuttle system to
22 connect businesses in the I-4 corridor. We need to determine the need. Parking is an issue.
23 Where is the funding coming from and there is an overarching need when it comes to complete
24 streets, trails, and sidewalks.
25

26 Commissioner Plank said we are talking about an integrated transportation system that uses
27 multiple forms of transportation to get people from Point A to Point B and in between.
28

29 Mr. Nipe said if we build a complete street we create that opportunity for a transit system.
30

31 Commissioner Plank said Mr. Nipe said determine the need but thought they needed to
32 determine the need and the opportunity. If we went to the shopping center and said we are
33 considering running a shuttle system as part of an integrated transportation system and asked
34 if they were interested in coughing up a few dollars and participating, he thought the answer
35 would be yes if we can drive business to their centers. That's not necessarily a need right now
36 but it could be an opportunity.
37

38 Mr. Nipe said this is just generally speaking and there are seven areas that would drive this
39 exercise. We need to tackle these one by one. Staff has some options that include a lot of
40 this. John and Steve have some information on various options.
41

42 Mr. Omana said he, Steve and Gary have debated this quite a bit. One of the challenges we
43 had in West Palm Beach when we did the tri-rail back in 1989 when he was involved in setting
44 the land uses in place was if you don't have that connection from the station to that land use,
45 you have shot yourself in the foot. That has been one of our key elements. In Lake Mary we
46 identified some opportunities to provide that connectivity.

1
2 Mr. Noto showed a mixture of existing and potential services with Lynx. The yellow line is the
3 existing Link 45 starting at the Wal-Mart Super Center. A couple of years back we reached out
4 to Lynx and said we would like to have a loop up and around to get to Rinehart, Primera and
5 capture the northwest sector. We are trying to figure out how we can make Link 45 work for
6 us. We came up with the option of going back to the loop (indicated by the red line) and
7 having an independent vehicle moving between the western portion of the City. That would be
8 at peak hours: 6:00 A.M. to 9:00 A.M. and 4:00 P.M. to 7:00 P.M. The thought is the folks
9 using SunRail could hop on Link 45 and ride to a location generally around Primera (Home
10 Depot) and then hop on this other vehicle. From 9:00 A.M. to 4:00 P.M. it would operate as a
11 pick-up line so along Lake Mary Boulevard and Rinehart you capture seniors that need
12 transportation. We passed this idea on to Lynx and they thought it was "interesting".
13

14 Mr. Noto said the thought of this loop is that it would run through the high tech corridor. After
15 Lynx told us it was an "interesting" idea, we asked how much is it interesting. We told them we
16 didn't want it to be a 40-foot bus but wanted a shuttle or something where people didn't have
17 bad ideas in their mind about being on a bus. We are looking at a high end of \$300,000
18 annually down to \$187,000. That's for one shuttle. This is where partnerships come in. He
19 showed a graphic of the proposed loop. Comparing this to a trolley-type system is a little
20 cheaper by \$200,000 give or take.
21

22 Mr. Omana said we talked to the West Palm Beach people about the trolley. The start-up cost
23 for a couple of trolleys is \$487,000. There was some justification for that because West Palm
24 Beach was operating at a density of 80 to 90 dwelling units per acre. They had 15 to 20-story
25 buildings with condos and apartments within a very close proximity and would support such an
26 endeavor. Here we have a different ballgame.
27

28 Chief Haun asked how bad your commute would have to be to get you to ride the train to Lake
29 Mary, get on a bus at SunRail, ride a bus to Home Depot, get off the bus and stand on the
30 street and wait for a van shuttle to come pick you up and drive you around that loop when
31 you're going to the north end of International and you're six building stops before you get to
32 your work.
33

34 Ms. Sova said that is a matter of getting out of your car and getting used to it. Twenty years
35 from now that probably won't be so offensive. She said she could go to Washington, D.C. and
36 get on the metro at the airport and then get on a bus to get to her cousin's house.
37

38 Mr. Noto said with the construction starting on I-4 it might increase ridership.
39

40 Commissioner Plank said temporarily.
41

42 Mr. Noto said hopefully it is temporary enough that they get used to it.
43

44 Commissioner Brender said they are not going to get on at SunRail. There are six or seven
45 stops along Lake Mary Boulevard before we get to Home Depot to pick up the western shuttle.
46

1 Mayor Mealor said he liked the schematic. We need to make the northern terminus and
2 thought they didn't need to go beyond 46A in terms of the system we are proposing. Link 45
3 as it is currently structured is not the answer. He was not sure Lynx was the best partner in a
4 traditional model. We are seven years down the road once the system is operational. It is
5 imperative to stack this for success because of the multi-million dollar investment that we've
6 made in just a core area. He asked how they take this and work backwards and through this
7 exercise create something not in place right now. He thought they could stack it for success.
8 If we come up with something different, people will buy into it. It's like the way they feel good
9 about what we've done around here. We've made a significant investment and people love
10 what's happened here. This is the next level but is something beyond his expertise. We talk
11 about the Disney Magic bus. We see it and know what it is and there's something about the
12 way it's presented. It's a pleasant sight. It is a bus but you don't have the same concept.
13 When you look at the Magic bus and look at Lynx, you are in two different constellations. It
14 starts out as a perception and drives the outcome. We are hoping those 200 luxury
15 apartments we just approved have that kind of people coming in there. They may get on
16 SunRail but bottom line is how they are going to get from there west.

17
18 Commissioner Brender said those commuters will help fund this system.

19
20 Mayor Mealor said or their employer or something like that.

21
22 Chief Haun said a lot of people will get on SunRail and riding into Orlando to go to work. Lake
23 Mary is their home destination and they will spend their evenings and recreation time here.

24
25 Mayor Mealor said we could stop by Fourth Street, grab something, get on the train and go the
26 Magic game and come back.

27
28 Mr. Omana said another challenge is if I am on the system and it gets me to my office in
29 Primera, what do I do at lunch time? I don't have a car. We have been working with the City
30 Manager to explore some ideas to expand the truck craze and possibly have some of these
31 trucks available at some of these major DRIs.

32
33 Ms. Sova said right now the code doesn't permit that type of activity. We may have the need
34 to expand the opportunities. Some of these office buildings may want an additional way to
35 provide meals. Right now if someone asks to have a food truck on Fridays we have to say no.

36
37 Commissioner Plank asked which areas are we trying to ensure will utilize SunRail from a
38 commuter's standpoint. The key is removing them from their vehicle at the time they are
39 leaving home. Otherwise they have the car here to use and they're probably going to use it.
40 We've got Lake Emma, International Parkway, and Rinehart Road. He asked if we knew
41 where those people who work on International Parkway live.

42
43 Chief Haun said we looked at all the office complexes and broke down those numbers and
44 there was a very small number of people coming from the south of the City. The majority of
45 the people were from the north in Debary, Deltona, Deland and 800 people from Jacksonville.

1 It's more inconvenient for those people to get in their car and drive to the SunRail station up
2 there to get on and ride it down here than it is to jump on I-4 even if they have to fight traffic.

3
4 Commissioner Plank said if we don't identify our initial priority we are going to have trouble
5 developing the system. It's two different systems. The senior is a different need than the
6 general community.

7
8 Mr. Schindler said for us to become a destination, the development around the station is going
9 to be more important than existing development west.

10
11 Commissioner Brender said that goes back to the transportation network and the Mahnken
12 building. It made Lake Mary a network coordination center and that is what you want because
13 that's not a car and you get on the train and get off the train.

14
15 Chief Haun said when you're in a public/private partnership, we work with them and have
16 something like the airport shuttle. If you are working at AAA, the AAA shuttle picks you up and
17 takes you directly to your office. It could be a van pool concept where it is parked there and is
18 available to people for lunches and goes back to SunRail at night and parks and people go
19 home.

20
21 Ms. Sova said SunRail said they are doing that and presented to the County Commission as
22 well as Lynx. SunRail is in discussion with some of those companies but did not say if
23 anything was successful yet.

24
25 Commissioner Plank said if they are successful would that solve the local connection problem
26 or just solve the commuter problem to and from SunRail.

27
28 Ms. Sova answered negatively and these are BRTs.

29
30 Commissioner Brender said at the University of Florida they have the Later Gator bus that runs
31 around the campus and through most of the housing areas around campus from 10:00 P.M.
32 until 2:00 A.M. for people who have drank too much and take the Later Gator home. That is a
33 specific transportation need that was created for a specific purpose. We don't need a Later
34 Gator bus but we need to find what we need to do to create that specific transportation. The
35 University and City of Gainesville funded it together.

36
37 Mr. Noto said for a BRT to work we would need a dedicated lane for something like that to
38 operate the way we need it to and that falls back to the lack of turn lanes on the Boulevard.

39
40 Chief Haun said a better option would be a taxi service where three or four employees get into
41 the same taxi and it costs \$5 and then the taxi would be available to pick up the seniors if they
42 needed transportation or anybody else around town. There's not a big demand for it now or
43 they would already be here so there's going to have to be some kind of incentive.

44
45 Commissioner Plank said from a pick-up standpoint it is an ideal system. From the standpoint
46 of the cost of operation and charge to the customer, it would be a deterrent to a lot of people.

1
2 Mr. Omana said with the study that Chief Haun has put together, maybe go back and define
3 what that need is or find out what that problem is. Canvass people and see what that need is.
4

5 Commissioner Brender said a lot of businesses in Heathrow are not going to be thinking about
6 this until it is common. We need to get with those business leaders and have a strategic
7 planning session with AAA, Fiserv, Banc One, Verizon and all those companies over there and
8 figure out what they are willing to do and what can we do.
9

10 Commissioner Duryea said we have to go one step before that. You have to have some sort of
11 basis to show them. Let's say we have a significant sample of your employees and
12 extrapolating that sample to a population we believe 40% of your employees will use SunRail if
13 they had a way to get back and forth. The research has to come up first.
14

15 Mayor Mealor said he and the City Manager met with the Chamber, Lynx and SunRail and the
16 whole premise of that was to do just what Commissioner Duryea said. We were going to task
17 the Chamber with doing exactly what Commissioner Duryea said. What was interesting is that
18 they were overridden by somebody who already has a contract through SunRail so somebody
19 is supposedly doing just what you're asking. ReThink is the group they said would be doing
20 this.
21

22 Mr. Nipe said ReThink told him they were supposed to have a meeting.
23

24 Mayor Mealor asked Mr. Nipe to follow up. The concern he had when that was being
25 presented was it was Orange County/Orlando centric and didn't see how it was addressing our
26 concern and our immediacy. He said he hoped he was wrong in that area but had not had
27 any feedback from that group.
28

29 Mr. Nipe said ReThink said they had hired someone specifically to deal with Seminole County.
30 We talked about it as staff and generated our own timeline.
31

32 **SIDE 2B**

33

34 Mayor Mealor suggested inviting ReThink to a City Commission meeting to give an update.
35

36 Commissioner Duryea suggested asking them when they would have some information for us.
37

38 Mayor Mealor asked if they should task Jackie or staff and rather than a special presentation
39 staff provides an update on the status of ReThink in Seminole County.
40

41 Commissioner Duryea said we want to be more specific about the north side rather than
42 Altamonte Springs and Maitland. They have their own issues.
43

44 Mayor Mealor said the nice thing in our favor is their issues are the exact same as ours.
45 They've got to get them to the west. It's almost this parallel activity in terms of need and didn't
46 want to be dependent on somebody else. We ought to drive that agenda.

1
2 Commissioner Plank said if we bring them in we ought to offer them some alternatives that we
3 have looked at. People are more receptive if you say these are some possible alternatives you
4 can look at as a company. It's a bottom line question. From AAA's own experience when we
5 expanded the lunchroom, the purpose of that was we didn't want employees leaving the
6 building and driving to lunch. Approach this from the standpoint that I'm the businessman and
7 what do I want to happen. Do I want my employees to have a 45-minute lunch period and be
8 back at their desk or do I want my employees running around town. When we're planning for
9 them to come to the Fourth Street Bar & Grill and have lunch, that may not be something the
10 employer is going to be happy about. Those are questions that need to be addressed and we
11 need to look at it from each individual's perspective—the employee and the business owner.

12
13 Mr. Omana said that goes back to the comment of having the food trucks available.

14
15 Chief Haun said that goes back to the survey. If we give 500 survey cards and ask how many
16 are going to ride SunRail, we can't stop with that question. We have to say if you are provided
17 with alternate transportation, if you are provided with food services in your building.

18
19 Commissioner Plank suggested asking what would make you want to ride SunRail.

20
21 Mr. Schindler said we don't know if businesses want connection to SunRail. AAA expanded
22 the lunchroom so they wouldn't leave. If I were a business owner with good employees and
23 am retaining employees, why should I want to spend money if I think it's not going to help my
24 bottom line. It may be the businesses there are happy with what they've got.

25
26 Mr. Noto said if we give them the survey they might say I can't wait for SunRail but when it
27 happens they say it's a royal pain and it's costing more money, taking me longer to get to
28 work, etc.

29
30 Commissioner Plank said the benefit of a commuter system to a business in the morning is I'm
31 going to get 8, 10 or 15 of my employees to work on time. They are not going to be tied up in
32 traffic. The downside is those same employees are dependent on that commuter bus to go
33 home. If I need an employee to stay late...It's not as simple a system as it seems on the
34 surface.

35
36 Mr. Schindler said the cost of using transit has to be less than using your vehicle which
37 includes gasoline, time, maintenance, and parking. We don't have parking costs.

38
39 Chief Haun questioned if the employers would ask all these questions even if they have a
40 Seminole County person.

41
42 Mayor Mealor said a Chamber person could do a face-to-face personal touch.

43
44 Chief Haun said Steve had connections with UCF of getting an intern to work with the City to
45 do that kind of survey and study.

46

1 Mayor Mealor said there would be some top drawer students who would probably volunteer.

2
3 Mayor Mealor said there is a lot of talk about Florida Hospital incentivizing their employees to
4 do something offsetting some of the costs and thought that should be put on the table. They
5 don't want employees down there with cars.

6
7 Mr. Paster said they needed service on weekends and nights to get people to the Downtown
8 core.

9
10 Mayor Mealor said at the East Central Florida Regional Planning Council the chair of the
11 Volusia Commission was very upset and spoke strongly to reconsider that, especially in his
12 case with the residency he is representing. The other issue came up for special event
13 ridership for Magic games and things like that.

14
15 Commissioner Brender said when Atlanta built the MARTA system, they didn't have 20-story
16 buildings. They were built in the middle of a little neighborhood. The 20-story buildings came
17 ten years later. We have got to think much farther down the road and is why we are allowing
18 50 units per acre, which ten years ago would not have even been a discussion because we
19 would never allow it and here we are.

20
21 Mr. Nipe said it sounds like we have two areas of discussion going on with the garage and
22 public/private transit system. We want to lay the options out and what is the demand. From
23 here we bring back some options and come back with a general idea of what the demand
24 would be. The shuttle system will probably come out of the public/private transit system with
25 options. Part of that is a demand or needs assessment.

26
27 Mr. Nipe said we need to talk about parking. Using the parking at SunRail was mentioned.

28
29 Ms. Sova said we can't designate it. Nobody can go to the bank for financing and say my
30 parking is at the SunRail station. We all know from Holiday in the Park and other occasions
31 people are going to park there. It is not going to be a closed/gated lot. We might be able to
32 gain parking spaces at the Mixon property.

33
34 Commissioner Plank questioned how long we could get away with not having a parking
35 garage. We've got the space where the 111 spaces are. It is screened from Lake Mary
36 Boulevard and is perfect.

37
38 Mayor Mealor said when we did the renderings for the Downtown district, the one thing that
39 was done that appealed to him was the connectivity with a pedestrian flow from what will be
40 the SunRail parking to this area. He asked if that was still on the books.

41
42 Mr. Omana answered affirmatively.

43
44 Mayor Mealor said it is very dangerous for pedestrians at night when we have an event here.
45 It's equally dangerous for any police officer standing out there. You can't see them until you're
46 right up on them. There has got to be a way to get people from that side to this side safely.

1
2 Commissioner Duryea asked the size of the property where the water tower was.
3 (*Commissioner Duryea was referring to the property on Wilbur where the pink house used to
4 b. See Page 12, Line 7.) He just thought about it because there is nothing going on with that
5 property.

6
7 *Ms. Sova clarified Commissioner Duryea was talking about where the pink house was. We
8 had decided not to use that for parking but if we want to go retail on the bottom and parking
9 going up that was big enough.

10
11 Mr. Omana said it was .5 acres.

12
13 Commissioner Duryea asked if they could look into that. That would solve the problem not
14 only for a City Hall event but also Crystal Lake Avenue.

15
16 Ms. Sova said she thought we were trying to get parking on this side of Country Club Road.

17
18 Commissioner Duryea said the reason he thought of that is because it's close and vacant. If
19 we did something way on the other side it would be in residential neighborhoods.

20
21 Ms. Sova said there are very few options. We have a few very expensive options which is at
22 the corner of Country Club and Lakeview. Or we use what we already own on Seminole
23 Avenue. Once everything starts to gel and Chris Mahnken's gets up, our hope is the piece of
24 property on Crystal becomes valuable and we end up unloading it and coming out on the good
25 side.

26
27 Commissioner Plank said a benefit of having it over here is people don't have to cross Country
28 Club Road because it is extremely hazardous.

29
30 Mr. Schindler said as a short-term solution, we might be able to get a lease agreement with the
31 Presbyterian Church. They have lots of land that is underutilized. It has the disadvantage of
32 not being in sight of where you want to go. It is something that could be utilized if we decided
33 to do the parking garage. It would be utilized as an alternative while that is being developed.
34 As development goes forward on Country Club then this becomes more relevant. It also has
35 the advantage of being west of Country Club.

36
37 Ms. Sova said she wouldn't entertain it was a good idea to put a garage over here when the
38 SunRail lot is available.

39
40 Mr. Schindler said Dave Dovan is the person to go to.

41
42 Commissioner Brender said we need to look at all options: the parking lot at the Presbyterian
43 Church short term, long term look at expanding the Seminole to a parking garage, or finding
44 some kind of property between here and the police station that we could turn into a parking
45 garage.

1 Commissioner Plank asked if we are maximizing the use of the rights-of-way as far as adding
2 parking spaces. He asked if there were areas where we could add spaces. He thought they
3 should look at that too.

4
5 Mr. Nipe asked where the funding was coming from. He asked if they wanted to talk about
6 grants and things like that.

7
8 Commissioner Plank said we need to talk about identifying them if we don't know what they
9 are now then we can talk about the pros and cons of those approaches. We are running blind
10 at this point.

11
12 Mayor Mealor suggested that Jackie or staff have a serious discussion with Dick Harkey and/or
13 Congressman Mica and just simply say this is an opportunity because of our commitment to
14 SunRail's success and ask if the demonstration project funds or the modeling project funds are
15 available. He thought there were some residual monies with the Seminole County One-Cent
16 Sales Tax but didn't know if they could be targeted to partner with any initiative that we bring
17 forward.

18
19 Commissioner Duryea said the County has already earmarked those.

20
21 Ms. Sova said they did but we are able to go to the table with some "asks" related to SunRail.
22 We have already spoken to them about a couple of projects, one of them being putting the
23 sewer sleeve under the railroad tracks and getting sewer along the Boulevard. It is their road
24 and in order to do anything we have to have their cooperation. When all the vegetation got
25 cleared at the SunRail parking lot we've got the world's ugliest power poles and we are talking
26 to them about some help with burying the power lines. We have been able to move around
27 our enhancement funds a bit to get some support out of the County to do some additional
28 things. We are working closely with them and they have told us to bring them our "asks".

29
30 Ms. Sova said Commissioner Constantine spent an afternoon with her and John Omana and
31 said he would look at these projects. We spent time at Rinehart Place too and talked about the
32 postal facility becoming an available property in the future (60 acres). We are well in tune with
33 the County right now.

34
35 Mr. Omana said another special revenue source is related to our TDR program. A developer
36 comes in and is only able to aggregate so much land and give him Yield X and that Yield X has
37 to be usable. They could come to the City and buy density under the TDR program at a
38 negotiated price. If they need 150 more units of TDR equivalencies at a determined rate would
39 be another money source.

40
41 Commissioner Plank asked if that would apply to the parking situation.

42
43 Mr. Omana said in his opinion it would apply to anything in Downtown.

44
45 Mr. Nipe asked Zach Hudson to give an update on the Seniors Intervention Group (SIG).

1 Officer Zach Hudson came forward. Seniors are divided into two groups. One has mobility and
2 is able to get around, walk and drive and the other has a problem with mobility and they are
3 not usually ambulatory. Set routes don't work. You don't find somebody with a walker going to
4 a bus stop. If a senior doesn't walk well, during the summer it could kill them. We have been
5 working with the Committee on Aging via the County Commission to develop a proposal that
6 would have them fund a small bus that would be wheelchair accessible. They would pay for
7 two part-time drivers and we would run it. We would dispatch out of the Senior Intervention
8 Group main office. He said he had a staff of five full-time volunteers that work 40 hours a
9 week. Within the last seven days we had six requests for transportation.

10
11 Officer Hudson said we do no advertising whatsoever. The way the transportation operates
12 now is when that call comes in, we are up to 24 churches and we will call our contacts at the
13 churches and find out who will be available to give Mrs. Smith a ride. It is at no cost. It is no
14 different than giving your neighbor a ride. Now we are moving from that model to something
15 that is more consistent with curb-to-door-side service. Three days ago a lady in the Forest fell
16 and broke her hip and went from a very mobile senior to a completely immobile senior and will
17 remain that way for some time. The only way to get around is with your neighbors helping out
18 or taking a taxi which is \$60 one way and \$60 back. That's not reality when you're living off
19 \$750 a month. To make matters worse if you are unable to get your medication, if you are
20 unable to get to your doctor's appointment, in a survey one out of three seniors said they
21 would call 9-1-1. The FD has seen an increase in calls. If you can't get your medications, you
22 can't get the groceries you need to stay healthy, if you can't get to your doctor's appointment
23 they will call 9-1-1.

24
25 Officer Hudson said the grant is about \$90,000 to get started. We will look at getting
26 sponsorships for the van. The person who drives the van will drop the senior off, walk the
27 senior to the front door, and it is literally curb-to-door-side service. If we have someone who is
28 ambulatory then we might look into a route, particularly in areas where you have clusters of
29 seniors.

30
31 Officer Hudson said we've talked to doctors' offices and the doctors are saying seniors on
32 Medicare are not getting to their doctor's office if they are having transportation problems.
33 When you are on a fixed income making that \$750 a month and you can't walk to the bus,
34 can't drive your car anymore or don't have one, they are not going. The doctors' offices are
35 saying they would love to sponsor transportation service to try and get some of the seniors to
36 their facilities so they can treat them for their various illnesses. If you're taking 22 pills you are
37 going to spend some time at the doctor's office. When you don't make one of those trips it
38 could be deadly but at a minimal you would be transported by the fire department.

39
40 Officer Hudson said when the proposal is done he would be meeting with the Seminole County
41 Commission and Nadi Ramnerine who is the office manager for the Seniors Intervention
42 Group.

43
44 Ms. Sova asked how many seniors they were serving in Lake Mary.
45

1 Officer Hudson said five out of six of those were from Lake Mary last week. We're projecting
2 about 250 to 300 this year on transportation. That is with no marketing and is strictly word of
3 mouth. We talk about getting people from the train. We have a senior hit the train to go to the
4 doctor's office and they get off that train and wait around for a bus to come. We would cluster
5 those so if we had an operational agreement with a doctor's office, we would say on Tuesday
6 we would like you to cluster everyone coming into Lake Mary. We would cluster those on that
7 particular day. That way we go over there, make one pickup and you've X amount of people in
8 the van and we head to the doctor's office.

9
10 Ms. Sova said so they were looking at five or six visits a week.

11
12 Officer Hudson answered affirmatively. Right now with no advertising. With 10,000 people a
13 day turning 65, that is a massive number. With the aging population the transportation needs
14 are growing. Someone pulled into the bank across from the Forest. Instead of hitting the
15 brake he accelerated. He shouldn't be driving but what are the alternatives?

16
17 Commissioner Plank asked the age category for the group that has no mobility.

18
19 Officer Hudson said anywhere from 55.

20
21 Officer Hudson said once we get the bus we are looking at charging \$7 and taking them
22 anywhere within five square miles. Every mile after that would be \$1. If you look at gas prices,
23 that's good as well as the level of service. Access Lynx did not work effectively.

24
25 Ms. Sova said a fallout function beginning to happen for us is they dial 9-1-1 because they
26 can't do anything else.

27
28 Chief Haun said we couldn't trace people that called where Zach is talking about because
29 when they call us we are not taking them to the doctor's office but are taking them to the
30 hospital. We couldn't come up with a number of people calling 9-1-1 because they didn't have
31 transportation for medicine or doctors. Our statistics show they may have needed it two days
32 ago but when they call the fire department they are going to the emergency room because
33 something else happened because they didn't get their medication.

34
35 **SIDE 3A**

36
37 Officer Hudson said we are saving money and lives and are providing a phenomenal service.
38 The Senior Intervention Group is preparing to conduct a survey among seniors that come into
39 this area and now live in this area. With the support of the City, we can get with the 24
40 churches and they can do a survey on using the Senior Center, using the doctors' offices and
41 see if we can come up with some hard stats on what our seniors are looking for. The bottom
42 line for most elderly folks is are they getting their medications, do they have housing or is their
43 house in such a condition they can live in it, transportation and food.

44
45 Mayor Mealor thanked Officer Hudson for the update.

1 Mr. Nipe asked if we should have a work session to go over what our items are.

2
3 Ms. Sova said we could present them in memo form and have ReThink come talk to us once
4 they have the data. We know ReThink is not going to have anything for us before April and
5 didn't think staff could gain anything before April. Over the next month we can get with the
6 Presbyterian Church and Dave Dovan and see what they are thinking about as parking
7 alternatives.

8
9 B. Volunteer Recognition

10
11 Ms. Sova said we had talked in the past about volunteer appreciation. We haven't done that in
12 quite a few years.

13
14 **It was the consensus of the Commission to move forward with volunteer appreciation.**

15
16 Ms. Sova said she had the pleasure of evaluating the department heads during the month of
17 March but that leaves her in the need for an evaluation and wanted to know how the
18 Commission wanted to deal with that.

19
20 Mayor Mealor said performance appraisals are important and Jackie has just completed her
21 first year. He said he would defer to the Commission for what their preference is. Unless the
22 Commission feels the need to do an appraisal he was satisfied.

23
24 Deputy Mayor Lucarelli and Commissioner Plank said they were satisfied.

25
26 Commissioner Brender asked if they needed a formal statement saying that.

27
28 Commissioner Plank said that could be done and asked Ms. Sova if she wanted a detailed
29 evaluation.

30
31 Ms. Sova said we just did a pay plan and that is typically when her predecessor got a raise
32 every year.

33
34 Mayor Mealor said we know that Jackie was a targeted candidate that enjoyed the support of
35 each department head. Jackie came to this position at a reduced salary with the premise that
36 she wanted to prove herself. His sense is to bring it forward and let the Commission look at it.

37
38 Commissioner Plank said knowing what is being done comparatively in the area would be of
39 assistance to us. He said he was comfortable being totally subjective because he thought she
40 has done a fabulous job.

41
42 Mayor Mealor asked Ms. Sova to provide the Commission with a performance appraisal and
43 they will provide comments. He tasked Ms. Sova to present that to the Commission, they will
44 each offer individual feedback, and we will compile it.

45
46 Chief Bracknell said Ms. Sova has his and every department head's support.

1
2 Mayor Meador said because of the role he has at the university we do a lot of these types of
3 activities. This is one of the better planning sessions he attended because we had focus, and
4 we had support from each team member that helped focus the discussion and the outcomes.
5 He thanked Bryan for facilitating the meeting and thanked each that contributed with their
6 knowledge base and expertise. He thanked each Commission member. When we get an
7 opportunity like this we come with a collective background and set of experiences very diverse
8 and different. The outcome today was far more positive because we were able to interact in
9 an informal manner.

10
11 Commissioner Plank seconded the Mayor's feeling. He said he had been through a few of
12 these over the years and this was well done. He thanked the department heads for the input
13 they provided because we are a team. Neither of them can operate in isolation. That's one of
14 the things he's come to know and love about Lake Mary and was happy to be a part of it.

15
16 Commissioner Duryea thanked everyone for their input. It was great.

17
18 IV. Citizen Participation

19
20 No one came forward and citizen participation was closed.

21
22 V. Adjournment

23
24 There being no further business, the meeting adjourned at 5:20 P.M.
25
26
27

28
29 _____
David J. Meador, Mayor

Mary Campbell, Deputy City Clerk

30
31
32
33 ATTEST:

34
35
36
37 _____
38 Carol A. Foster, City Clerk