



## MINUTES

**FORT MYERS BEACH TOWN COUNCIL  
TOWN HALL – COUNCIL CHAMBERS  
2523 ESTERO BOULEVARD  
FORT MYERS BEACH, FLORIDA 33931**

### WORKSESSION

**Monday October 11, 2010**

**AGENDA**

**9:00 A.M.**

**I. CALL TO ORDER**

Mayor Kiker called the meeting to order at 9:01 a.m. Present with Mayor Kiker, Vice Mayor Raymond, Council members List, Babcock and Mandel along with Town Manager Stewart and Town Clerk Michelle Mayher.

**II. PLEDGE OF ALLEGIANCE**

All present participated in the Pledge of Allegiance.

**III. UPDATE ON SEAFARER'S PROPERTY**

Mayor Kiker began the discussion providing an overview of various organizations who had come forward indicating they were purchasing the adjoining property next to Seafarer's and wanting to know what was going to happen with the Seafarer's property. The topic moved on to the county and where Estero Boulevard figured into the county's plans.

Councilmember List questioned the interest the Helmrick family had in working with the owner of the Seafarer's property. Town Manager Stewart stated he had talked with the person representing Huntingbird Partners, owners of the property adjacent who had indicated they were receiving interest from several groups in purchasing their property.

Councilmember Mandel provided a business approach that would put the town in a position of control.

- Control by purchasing Seafarer's
- Possible higher price due to legal fees
- Demolition cost \$175,000.00
- Construction cost per Kraft Const. of \$15,000.00 per parking space
- January through May full capacity
- 24 hour operation at \$2.00 per hour
- Projections for ground level, 3 level and 4 level parking facility
- Loan and revenue analysis with a net of approximately \$238,000 per year

Councilmember Mandel suggested the town purchase the property as soon as possible.

Councilmember List felt the problem was the adjoining property and the need for a partnership with those property owners.

Council continued with their discussion of all aspects of the Seafarer's property.

*Vice Mayor Raymond left the meeting (no time noted)*

Councilmember Babcock voiced his concerns with all the unknowns of owning the property as well as the usage of the property to be able to make a decision in the 2 week timeline the county had given for a decision.

Town Manager Stewart brought up the issue of legality of the county purchasing the Seafarer's building with TDC funds.

Councilmember Babcock then discussed his thoughts regarding the Comprehensive Plan and LDC and the need for changes in regards to the property in question.

Councilmember List felt the question at hand was simply whether the town wanted to own the Seafarer's property also noting she did not appreciate being put in the position of another short time frame in making a decision.

Conversation continued with the individual thoughts and opinions regarding the property. Mayor Kiker felt the town should take the opportunity to control the property.

Town Manager Stewart reminded Council there was a difference in having influence and having control over the property.

Disagreements ensued as to Council being able to review the letter drafted by the Mayor to the BOCC regarding the town's intent toward Seafarer's.

#### IV. AGENDA MANAGEMENT

Councilmember Mandel distributed copies of an updated agenda management schedule.

- Storm water master plan – returned to engineers for a true master plan (removed from agenda management)

*Council Recessed (no time noted)      Council Reconvenes at (no time noted)*

- Trolley – update from Vice Mayor Raymond on trolley lane
- Update on Water Utility (Bonding Utility)
- Beach Access Management - Consistency
- Solid Waste Pickup Before 6 a.m.
- TDC Funding
- COP
- Mound House

Mayor Kiker requested goals and objectives to each item so Council knew what was to be discussed during the meetings and felt items should not be brought forward unless someone was actually working on the topic and productive work could be done on the issue.

Councilmember Babcock felt the need for a rolling agenda to be able to plan 2 months out.

Conversation continued with all items on agenda management with Council attempting to make decisions on priorities and placement on the meeting calendar.

Town Manager Stewart requested a strategic planning session before the first budget meeting, preferably early in December.

Mayor Kiker discussed town participation and the \$3,000 cost for a tent on the Thursday before Sandsculpting. Councilmember Babcock felt a Town Hall type meeting would best be held either at Council Chambers or Bay Oaks. Councilmember List did not feel during Sandsculpting was the time to get town residents to the south end of the island for a town meeting.

Mayor Kiker indicated he made decisions regarding the appreciation dinner and provided Council with the schedule for the evening.

Council then discussed various awards that could be available to members of the community for service to the community.

V. ADJOURNMENT

**MOTION:** Councilmember Mandel moved to adjourn with a second by Councilmember List.

*Meeting Adjourned (no time noted)*

Adopted \_\_\_\_\_ With/Without changes. Motion by \_\_\_\_\_

Vote: \_\_\_\_\_

\_\_\_\_\_  
Michelle D. Mayher, Town Clerk

- End of document.