

MINUTES

CITY OF COCOA DISTRICT 4 TOWN HALL MEETING

October 17, 2017

A District 4 Town Hall Meeting was held on Tuesday, October 17, 2017 at Cocoa Presbyterian Church, 1404 Dixon Boulevard, Cocoa, Florida, as publicly noticed.

I. OPENING MATTERS:

Councilwoman Blanco called the meeting to order at 6:09 pm.

Present:	Henry U. Parrish III	Mayor
	Don Boisvert	Deputy Mayor
	Jeri Blanco	Councilwoman
	Brenda Warner	Councilwoman
	Clarence Whipple, Jr.	Councilman
	John Titkanich, Jr.	City Manager
	Monica Arsenault	Assistant City Clerk

Absent: Matt Fuhrer Assistant City Manager

Other staff members present:

Ed Wegerif, Public Works Director; Gene Prince, Fire Chief; Jonathan Lamm, Deputy Fire Chief; Jack Walsh, Utilities Director; Karen Hamilton, Community Services Director; Tammy Gemmati, Administrative Services Director; Dennis Bunt, Code Enforcement Manager; Teri Butler, Finance Director; Mike Cantaloupe, Police Chief; and Samantha Senger, PR Specialist.

II. Discussion Topics

1. Fact Sheet Overview

Councilwoman Blanco provided some background information about herself and shared the progress she's made as a member of the Council.

She reviewed a hand-out¹ regarding District 4 statistics which included information about population, median household income, an overview of the City's FY18 Budget and other information.

¹ Exhibit A: District 4 Statistics

In regards to the hand-out, a citizen inquired what the forty-four active code cases are. In response, Mr. Dennis Bunt explained that out of the seventy-seven cases that have been opened since January 2017, forty-four are still active and have not come into compliance with the Code.

2. Citizen Input

Councilwoman Blanco introduced Council and other members of staff as well as Port Commissioner Wayne Justice.

Mayor Parrish spoke briefly regarding the flooding from Hurricane Irma and the City's intent to address those issues as soon as possible.

City Manager Titkanich introduced the remaining members of City staff.

A citizen inquired about the ten percent Public Service Tax. In response, City Manager Titkanich explained that in an effort to diversify revenue sources and maintain essential and critical public services, the City of Cocoa City Council has determined that a ten percent Public Service tax (PST) on the sale of water to inside City of Cocoa customers was needed effective October 1, 2017.

Furthermore, the PST is a common revenue source levied by other communities throughout the State and within Brevard County. The PST was initially identified during the City's Fiscal Year 2015 budget workshops, and has subsequently been evaluated each fiscal year during budget development based on the need to maintain municipal services.

During the June 29, 2017 FY2018 Budget Priorities workshop and at its August 9, 2017 Budget Workshop City Council, in lieu of increasing the property tax rate to cover revenue shortfall, supported levying the PST on the sale of water to inside City of Cocoa customers. This will enable the City to further attain its goals of maintaining essential and critical public services and remaining fiscally sustainable long-term.

Port Commissioner Wayne Justice asked about the status of the utility system. In response, City Manager Titkanich explained that the City is eligible for FEMA reimbursements and will be applying for them. He also stated that the City contracted with a diving company to inspect the pipes near the Highway 520 overpass and found that after all of the hurricanes since 2004, approximately 5 feet of erosion deteriorated the joints of the pipes which caused a break. He stated that since Hurricane Irma the pipe has been replaced and fixed.

Lorraine Koss, 2115 N. Indian River Dr., Cocoa, inquired about the City's plan to take advantage of a \$300 million dollar leverage over a ten year period after the recent sales tax referendum passed last year. In response, City Manager Titkanich explained that Assistant City Manager Fuhrer has been working with Public Works Director, Ed Wegerif, on potential projects.

Additionally, Mr. Wegerif spoke briefly about a baffle box that will be put out downtown Cocoa on Church Street for some upcoming stormwater projects.

Nancy Elliot, 3406 N. Indian River Dr., Cocoa, inquired about the status of a house in her neighborhood that had burned down prior to Hurricane Irma. She stated it is in the same condition as it was before the storm. In response, Fire Chief Gene Prince stated that the home was under investigation by the State Fire Marshal and was just released last week so that the insurance company could begin to conduct their own investigation. This needs to be done before any remediation can take place. Mr. Bunt elaborated further on Code Enforcement's process of taking action.

Chief Prince spoke briefly about the unpredictability of hurricanes. He mentioned that prior to major storms such as Irma, Public Works cleans out stormwater drains and debris to the best of their ability to prevent as much damage as possible. He explained that Utilities also tries to prevent breaks from happening, however, staff can only prepare so much as a hurricane can be very unpredictable.

Chief Prince spoke about some of the successes that the City had, such as the prevention of pollution into the Indian River Lagoon as well as keeping water going to critical operations centers such as Patrick Air Force Base.

A citizen asked Chief Prince about the new fire stations. In response, Chief Prince provided an overview and a history leading up to construction. He mentioned the age of the buildings and a twenty one percent call increase which played a role in the decision to relocate and construct three new fire stations. Additionally, he explained that a study was conducted and it was determined that due to the current locations of the Fire Stations calls could not be responded to in four minutes or less which is the expectation.

Lawrence Koss, 2115 N. Indian River Dr., Cocoa, inquired if the City has any rules for new development in regards to stormwater and "green" infrastructure. Mr. Wegerif and Chief Prince explained that an assessment is done to make sure the current stormwater system has the capacity to withstand incoming development.

Lorraine Koss asked about an FPL franchise fee and how it accounts in the City's budget. In response, City Manager Titkanich explained that the franchise agreement is partly a commitment that the City will not create utilities in competition with FPL. Furthermore, he explained that a portion of the cost comes right off the top for the purposes of its pledge towards non-ad valorem taxes and debt services.

City Manager Titkanich addressed the trash pickup issue from the hurricane. He explained the Interlocal Agreement that the City has with Waste Management and stated that the City is monitoring pickups. He also stated that Waste Management is not responsible for hurricane debris, this is contracted through FEMA.

A citizen inquired about a "drug house" on Amherst Street. Mr. Bunt and Chief Cantaloupe explained that there is an active case on the property with running liens. Mr. Bunt stated that Animal Control has also been contacted due to an abundance of dogs in the back yard.

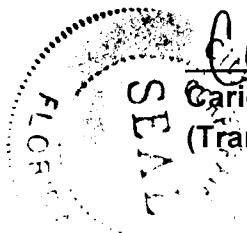
Councilwoman Blanco asked if there were any other questions for staff. As there were no further questions the meeting was adjourned.

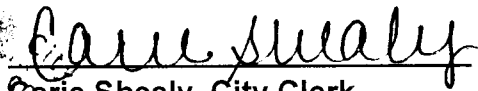
III. **ADJOURNMENT:**

- * **The Town Hall Meeting adjourned at 7:38 pm.**


Henry W. Parrish III, Mayor

ATTEST:





Carrie Shealy, City Clerk

(Transcribed by Monica Arsenault, Assistant City Clerk)

District 4 Town Hall Meeting



POPULATION

4,388



MEDIAN HOUSEHOLD
INCOME

\$29,260



WORKFORCE

39.6

Average Age

9.8%

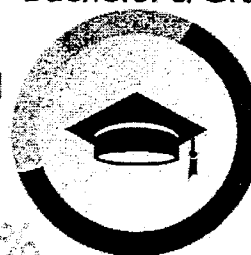
Unemployment Rate

EDUCATION

16%

Bachelor's/Grad/Prof Degree

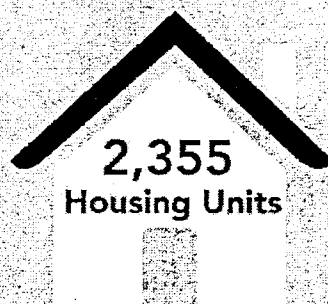
17%
No High School
Diploma



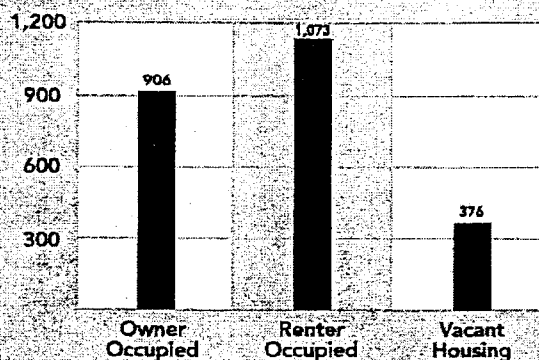
37%
Some College

30%
High School Graduate

HOUSING



2,355
Housing Units



6

Total number of
FY 2018 Public Works
and Utilities projects



77

Total number of code
cases since January 1st
44 still active, 38 code
board cases, 33 complied
cases, 7 cases w/running
liens, 2 lien reductions

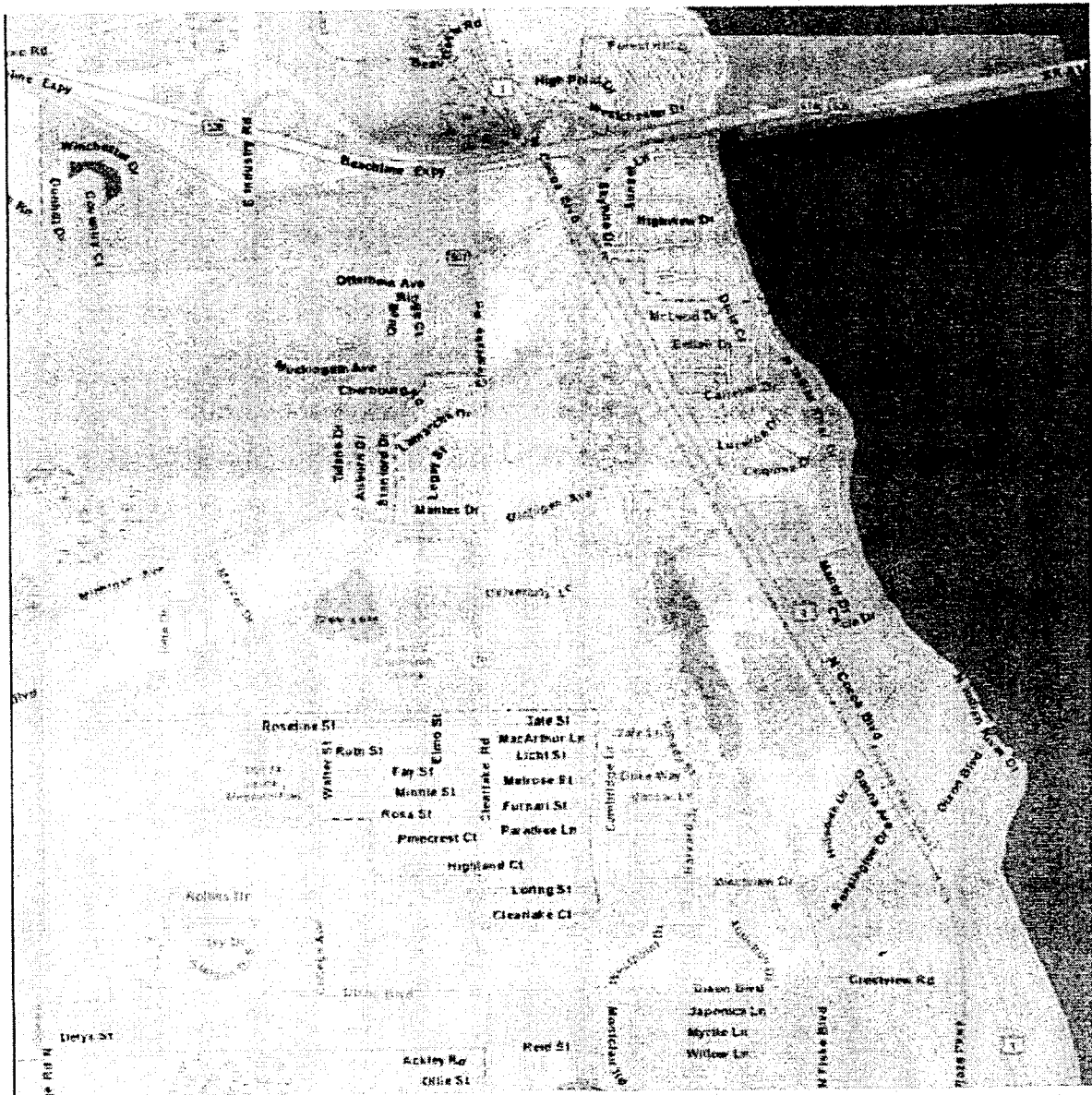


8

Total number of new
or renovated businesses
that have opened in Dist 4
since January 1st
(List on back)

*Data estimates based on 2010 US Census

District 4 Town Hall Meeting



List of New or Renovated Businesses that have opened in District 4 since January 1, 2017:

- Wal-Mart Stores, 2700 Clearlake Rd. - Renovation
- Cocoa Petro, 1990 Michigan Ave. - Renovation
- BMS Enterprise, 2700 N Cocoa Blvd. - New
- K.I.S.S. Home Repair, 409 McLeod Dr. - New
- J Lorena's Cleaning Service, 1702 University Ln. - New
- GA Books, 1332 Audubon Dr. - New
- Solis Tile & Marble, 1205 Purdue Way - New
- Kutz by Kelly, 1046 Dixon Blvd. - New

List of FY 2018 Public Works and Utilities Projects:

- Fire Station Headquarters
- Annual Paving - currently scheduling
- Annual Sidewalk - currently scheduling
- High Point Groundwater Geo-technical Analysis
- McLeod and Dade Stormwater Swales
- Michigan Ave. Sewer Force Main

Public Service Tax

PUBLIC SERVICE TAX



10%

Council supported levying a 10% Public Service Tax on the sale of water to City of Cocoa residents.

AVERAGE INCREASE



\$2.73

The avg increase per month to residents that typically use 4,000 gal/m and is calculated on water base fee and consumption only.

BUDGET SHORTFALLS



Costs contributing to the increase in budget include: increasing insurance to include health, auto and general liability as well as salary increases pursuant to collective bargaining agreements and to retain employees at competitive salaries

PROPERTY TAXES



During the June 29th FY18 Budget Priorities workshop and at the August 9th Budget Workshop, City Council, in lieu of increasing the property tax rate to cover revenue shortfall, supported levying the PST on the sale of water to inside City of Cocoa customers.

SERVICES



12%

Targeted reductions in current year's operating costs implemented along with PST tax.



11/2017

Customers can expect to see the first billing of the PST on their November 2017 utility bill.



166.231

Florida Statute that allows communities throughout the State to levy a PST as a common revenue source.

CITY OFFICIALS AND STAFF

Henry U. Parrish, III

Clarence Whipple, Jr. - District 1
Brenda Warner - District 2
Don Boisvert - District 3
Jeri Blanco - District 4

John Titkanich, Jr., AICP, ICMA-CM - City Manager
Matthew Fuhrer - Assistant City Manager

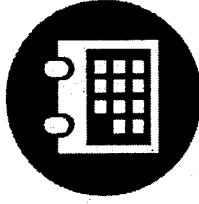
Teri Butler, CGFO - Finance Director
Lora Howell - Deputy Finance Director
Lea Taylor - Senior Fiscal Analyst

For more information please contact
Teri Butler, Finance Director at
tbutler@cocoafl.org



COCOA
FLORIDA

FISCAL YEAR 2018 BUDGET AT A GLANCE



FY 2018:

October 1, 2017 -

September 30, 2018



Prepared by the
Finance Department &
Adopted 9/13/2018



A copy of the annual
budget is available for
review at:

City Hall

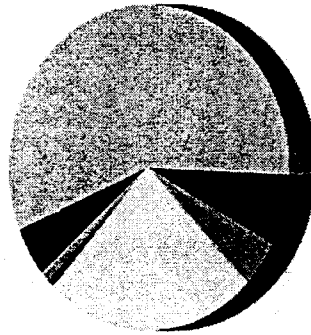
65 Stone St, Cocoa, FL 32922
or visit www.CocoaFL.org

BUDGET OVERVIEW

FY 18 Adopted Revenues by Fund

Revenues by Fund	FY 2017 Amended Budget	FY 2018 Adopted Budget	2018 %
General Fund	\$ 48,943,128	\$ 37,054,118	24
CDBG	355,857	415,277	0
BCHP	641,564	410,475	0
SHIP	223,984	283,257	0
Cocoa CRA	1,504,368	1,430,692	1
Diamond Square	153,055	154,054	0
US-1 CRA	134,146	184,107	0
Police Special Educ.	2,600	3,000	0
GF Debt Service	1,759,708	1,752,619	1
Capital Projects	8,701,932	5,740,938	4
Water/Sewer	83,124,425	86,423,186	57
Stormwater	3,088,652	1,996,277	1
W/S Restricted	0	8,664,686	6
Self-Insurance	1,294,905	1,468,420	1
Health Insurance	4,711,640	5,760,809	5
	\$154,639,964	\$151,741,915	100%

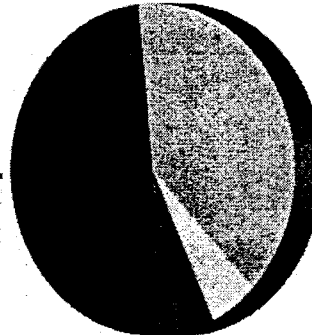
General Fund
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 Police Special Educ.
 GF Debt Service
 Capital Projects
 Water/Sewer
 Stormwater
 W/S Restricted
 Self-Insurance
 Health Insurance



FY 18 Adopted Revenues by Activity

Revenues by Activity	FY 2017 Amended Budget	FY 2018 Adopted Budget	2018 %
Taxes	\$ 7,685,239	\$ 8,235,920	5
Other Permits/Fees	5,834,653	5,782,995	4
Intergovernmental	5,214,247	4,065,440	3
Charges for Services	70,416,241	74,311,291	49
Fines/Forfeitures	26,600	29,000	0
Misc. Revenues	1,454,079	1,411,375	1
Other Sources	64,008,905	57,905,894	38
	\$154,639,964	\$151,741,915	100%

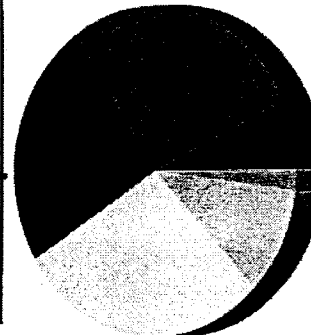
Taxes
 Other Permits/Fees
 Intergovernmental
 Charges for Services
 Fines/Forfeitures
 Misc. Revenues
 Other Sources



FY 18 Adopted Revenues by Activity

Expenses by Category	FY 2017 Amended Budget	FY 2018 Adopted Budget	2018 %
Salaries/Benefits	\$ 40,679,303	\$ 43,394,043	29
Operating	37,871,861	37,011,757	24
Capital	44,408,533	41,738,911	28
Debt Service	20,885,401	10,417,305	7
Grants and Aids	3,458,872	3,153,900	2
Other Uses	7,335,994	16,025,999	11
	\$154,639,964	\$151,741,915	100%

Salaries/Benefits
 Operating
 Capital
 Debt Service
 Grants and Aids
 Other Uses



General Fund Overview	FY 2017 Amended Budget	FY 2018 Adopted Budget	2018 %
City Council	\$ 113,209	\$ 114,569	0
City Manager	2,754,698	2,610,402	7
Finance	2,740,038	2,803,087	7
General Operations	14,318,588	3,539,343	10
Administrative Svcs.	721,342	724,395	2
Law Enforcement	9,094,783	9,293,352	25
Fire Services	5,850,369	5,944,415	16
Community Services	3,418,597	2,857,528	8
Public Works	9,931,504	9,167,027	25
	\$ 48,943,128	\$37,054,118	100%

Water/Sewer Overview

Water/Sewer Overview	FY 2017 Amended Budget	FY 2018 Adopted Budget	2018 %
Field Services	\$ 1,939,712	\$ 1,773,814	2
General Operations	989	0	0
Administration	26,479,173	27,653,341	32
Emergency Services	148,593	0	0
Dyal Water Plant	11,452,370	14,668,703	17
Water Field Ops	9,767,164	8,627,105	10
Engineering	23,394,109	25,218,857	29
Sellers Reclamation	6,414,367	5,974,517	7
Sewer Field Ops	3,527,948	2,506,849	3
	\$ 83,124,425	\$86,423,186	100%

Stormwater Overview

Stormwater Overview	FY 2017 Amended Budget	FY 2018 Adopted Budget	2018 %
General Operations	\$ 8,750	\$ 0	0
Public Works	3,079,902	1,996,277	100
	\$ 3,088,652	\$ 1,996,277	100%

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