



CITY COMMISSION AND CRA BOARD MEETING MINUTES

Monday, February 09, 2026 at 6:00 PM

Historic City Hall, Commission Chambers – 225 East Main Street, Suite 105

www.cityofwauchula.gov

INVOCATION

PLEDGE OF ALLEGIANCE

CALL TO ORDER

Nadaskay called the meeting to order at 6:01 pm.

ROLL CALL

PRESENT

Commissioner Anne Miller
Mayor Pro Tem Russell Smith
Mayor Keith Nadaskay
Commissioner Sherri Albritton
Commissioner Gary Smith

STAFF PRESENT

City Manager Olivia Minshew
Assistant City Manager Sandee Braxton
City Clerk Stephanie Camacho
Deputy City Clerk Melodie Kincaid
Director of Project Management and Procurement Ward Grimes
City Attorney Kristie Hatcher-Bolin
CRA Director Jessica Newman
Community Development Director Kyle Long

APPROVAL OF AMENDED AGENDA

Motion made by Commissioner Albritton, Seconded by Commissioner Miller.
Voting Yea: Mayor Pro Tem Smith, Mayor Nadaskay, Commissioner Smith

MINUTES FOR APPROVAL

1. Minutes for 1/5/2026 Commission Workshop and 1/12/2026 Commission Meeting

Recommended Action: Commission's Approval

Motion made by Commissioner Smith, Seconded by Commissioner Albritton.
Voting Yea: Commissioner Miller, Mayor Pro Tem Smith, Mayor Nadaskay

PUBLIC COMMENT / NON-AGENDA ITEMS

None presented.

CITY MANAGER / NON-CONSENT

2. Power Cost Adjustment

Minshew announced the January power cost adjustment.

3. Auditorium Rental Waiver Request

Recommended Action: Commission's Discretion

Minshew explained the drama club was requesting to use the auditorium for their spring musical.

Stephanie Wing - Hardee Senior High School

Wing addressed the Commission and explained that, while the club would normally use the school auditorium for their production, there were currently some issues with that space and it would not be ready in time for this show. Wing explained the stage set up would be prepped at the high school and relocated to the auditorium during their rehearsals. She also stated the stage props were moveable if the City needed to utilize the facility. Wing stated patrons would be charged an admission fee and the club would be raising funds for costumes and miscellaneous expenses however, she did not anticipate having the funding for the facility rental.

The Commission discussed their thoughts on this request and agreed that the club should pay the \$500 refundable deposit and the City would waive all additional rental fees.

Albritton motioned to waive the \$2928.75 rental fee, providing the club paid the refundable deposit.

Miller seconded the motion. All were in favor.

4. Resolution 2026-07 CDBG Grant for Wastewater Infrastructure Improvements

Recommended Action: Commission's Approval

Minshew presented the resolution to accept the grant which would elevate and protect certain lift stations that had previously been prone to flood damage.

Motion made by Mayor Pro Tem Smith, Seconded by Commissioner Smith.

Voting Yea: Commissioner Miller, Mayor Nadaskay, Commissioner Albritton

5. ADD- ON ITEM: Land Donation Agreement - 985 S Florida Ave

Recommended Action: Commission's Approval

Minshew presented the agreement to accept the donation of land across from Farr Field.

Motion made by Commissioner Smith, Seconded by Commissioner Albritton.

Voting Yea: Commissioner Miller, Mayor Pro Tem Smith, Mayor Nadaskay

6. ADD-ON ITEM: License Agreement Discussion

Long explained staff and the City attorney were looking for direction in order to draft a license agreement for Pamela Sellers' property regarding recent fencing discussions.

After lengthy discussion, Hatcher-Bolin reviewed the follow discussion points to be worked into the agreement:

Once the agreement is drafted, the property owner will have a specified amount of days, according to code enforcement guidelines, to bring the fence height into compliance before the agreement could go into effect.

CONSENT AGENDA

7. Resolution 2026-04 FDOT PTGA Wauchula Municipal Airport Terminal Improvements Project

8. Resolution 2026-05 FDOT PTGA Wauchula Municipal Airport T-Hangar Improvements
9. Resolution 2026-06 Heritage Park Facilities Improvements
10. Special Event Application - 70's Reunion
11. Special Event Application - 80's Reunion
12. Special Event Application - Swine & Wine

Recommended Action: Commission's Approval on Items 7-12

Motion made by Commissioner Albritton, Seconded by Commissioner Miller.
Voting Yea: Mayor Pro Tem Smith, Mayor Nadaskay, Commissioner Smith

CITY ATTORNEY REPORTS

No report.

CITY MANAGER REPORT

Report given.

CITY COMMISSIONER REPORTS

No report.

RECESS COMMISSION MEETING – CONVENE CRA BOARD MEETING

Nadaskay recessed the Commission meeting and convened the CRA Board meeting.

CRA AGENDA

13. Approval of Minutes for 12/1/2025 CRA Workshop, and 12/8/2025 CRA Meeting

Recommended Action: Board's Approval

Motion made by Commissioner Smith, Seconded by Commissioner Albritton.
Voting Yea: Commissioner Miller, Mayor Pro Tem Smith, Mayor Nadaskay

14. Revitalization Grant Application - 113 N 7th Ave

Recommended Action: Board's Approval

Discussion was had to clarify the budget for revitalization projects, as well as certain program requirements.

Motion made by Mayor Pro Tem Smith, Seconded by Commissioner Albritton.
Voting Yea: Commissioner Miller, Mayor Nadaskay, Commissioner Smith

15. TIF Application - 113 N 7th Ave

Recommended Action: Board's Approval

Motion made by Mayor Pro Tem Smith, Seconded by Commissioner Albritton.
Voting Yea: Commissioner Miller, Mayor Nadaskay, Commissioner Smith

16. Revitalization Program - 2nd Grant Cycle

Recommended Action: Board's Approval

Motion made by Commissioner Albritton, Seconded by Commissioner Miller.
Voting Yea: Mayor Pro Tem Smith, Mayor Nadaskay, Commissioner Smith

17. TIF Application - Bay Street Subdivision

Recommended Action: Board's Approval

Motion made by Mayor Pro Tem Smith, Seconded by Commissioner Albritton.
Voting Yea: Commissioner Miller, Mayor Nadaskay, Commissioner Smith

ADJOURN CRA BOARD MEETING – RECONVENE COMMISSION MEETING

Nadaskay adjourned the CRA Board meeting and reconvened the City Commission meeting.

18. Approval of CRA Board Actions

Recommended Action: Commission's Approval

Motion made by Commissioner Albritton, Seconded by Commissioner Miller.

Voting Yea: Mayor Pro Tem Smith, Mayor Nadaskay, Commissioner Smith

REMINDERS

ADJOURNMENT

With no further business to discuss, Nadaskay adjourned the meeting at 7:20 pm.