



CITY COMMISSION AND CRA BOARD MEETING MINUTES

Monday, September 08, 2025 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 6:00 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
Deputy City Manager John Eason
Assistant City Manager Sandee Braxton
City Clerk Stephanie Camacho
Deputy City Clerk Melodie Kincaid
Chief of Police Ron Curtis
Director of Projects and Procurement Ward Grimes
Community Development Director Kyle Long
CRA Director Jessica Newman
City Attorney Kristie Hatcher-Bolin

APPROVAL OF AGENDA

Motion made by Commissioner Albritton, Seconded by Commissioner Miller.

Voting Yea: Mayor Pro Tem R. Smith, Mayor Nadaskay, Commissioner G. Smith

MINUTES FOR APPROVAL

1. Minutes for 07/7/2025 Commission Workshop, 07/14/2025 Budget Workshop and 07/14/2025 Commission Meeting

Recommended Action: Commission's Approval

Motion made by Commissioner G. Smith, Seconded by Commissioner Miller.

Voting Yea: Mayor Pro Tem R. Smith, Mayor Nadaskay, Commissioner Albritton

PUBLIC COMMENT / NON-AGENDA ITEMS

No public comments presented.

ORDINANCES / PUBLIC HEARINGS

2. Ordinance 2025-07 FLU Map Amendment for School Board Property- 1st Reading

Recommended Action: Commission's Approval

Hatcher-Bolin read the ordinance by title.

Eason noted a scrivener's error in the title, listing the address as N 6th Street, which should be N 6th Avenue.

Motion made by Commissioner G. Smith, Seconded by Commissioner Miller.

Voting Yea: Mayor Pro Tem R. Smith, Mayor Nadaskay, Commissioner Albritton

3. Ordinance 2025-08 Rezone for School Board Property - 1st Reading

Recommended Action: Commission's Approval

Hatcher-Bolin read the ordinance by title.

Eason noted the same scrivener's error as in Ordinance 2025-07.

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

Voting Yea: Mayor Nadaskay, Commissioner Albritton, Commissioner G. Smith

4. Ordinance 2025-12 FLU Designation for 572 Stenstrom Rd - 1st Reading

Recommended Action: Commission's Approval

Hatcher-Bolin read the ordinance by title.

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

Voting Yea: Commissioner Miller, Mayor Nadaskay, Commissioner G. Smith

5. Ordinance 2025-13 Rezone for 572 Stenstrom Rd - 1st Reading

Recommended Action: Commission's Approval

Hatcher-Bolin read the ordinance by title.

Motion made by Commissioner G. Smith, Seconded by Commissioner Miller.

Voting Yea: Mayor Pro Tem R. Smith, Mayor Nadaskay, Commissioner Albritton

RECESS COMMISSION MEETING – CONVENE GENERAL PENSION BOARD MEETING

Nadaskay recessed the City Commission meeting and convened the General Pension Board meeting.

GENERAL PENSION BOARD AGENDA

6. 4th Quarter Pension Report

Recommended Action: Board's Approval

Braxton presented the report to the Board.

Motion made by Commissioner Albritton, Seconded by Commissioner Miller.

Voting Yea: Mayor Pro Tem R. Smith, Mayor Nadaskay, Commissioner G. Smith

7. 2025-2026 Pension Budget

Recommended Action: Board's Approval

Braxton presented the budget to the Board.

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

8. OPEB Authorization Letter- Fiscal Year 2025-2026

Recommended Action: Board's Approval

Braxton presented the authorization letter to the Board.

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

ADJOURN GENERAL PENSION BOARD MEETING – RECONVENE COMMISSION MEETING

Nadaskay adjourned the General Pension meeting and reconvened the City Commission meeting.

9. Approval of General Pension Board Actions

Recommended Action: Commission's Approval

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

CITY MANAGER / NON-CONSENT

10. Power Cost Adjustment

Minshew announced the August power cost adjustment.

11. RFQ 25-02 Award Recommendation - CEI Services - Tennessee Street

Recommended Action: Commission's Discretion

Long presented both RFQ awards and recommended the projects be awarded to Chastain Skillman.

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

12. RFQ 25-01 Award Recommendation - CEI Services - Alabama Street

Recommended Action: Commission's Discretion

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

13. Interlocal Agreement for use of animal Shelter between the Hardee County Sheriff and The City of Wauchula, Florida

Recommended Action: Commission's Discretion

Curtis presented the agreement to the Commission. Curtis stated the Sheriff's Office was requesting additional funding, on top of the annual fee increase, to be applied towards food and other services for the animal. Curtis stated that, after some negotiation, the agreed upon amount was a flat fee of \$12,000.00 for the year.

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

CONSENT AGENDA

14. RFP 25-01 Award Recommendation

15. Wauchula EAR Affidavit

16. 2025-2026 SRO Agreement
17. EDA Grant for Heardbridge Rd Watermain Loop
18. Surplus Vehicles
19. Set Trick-or-Treating time and date to Friday, October 31. 2025 6pm to 9pm

Recommended Action: Commission's Approval on Items 14-19

Motion made by Commissioner Miller, Seconded by Commissioner Albritton.

Voting Yea: Mayor Pro Tem R. Smith, Mayor Nadaskay, Commissioner G. Smith

CITY ATTORNEY REPORTS

No report.

CITY MANAGER REPORT

Report given.

CITY COMMISSIONER REPORTS

No reports.

RECESS COMMISSION MEETING – CONVENE CRA BOARD MEETING

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

CRA AGENDA

20. Approval of Minutes for 07/07/2025 CRA Workshop, and 07/14/2025 CRA Meeting

Recommended Action: Board's Approval

Motion made by Commissioner Miller, Seconded by Commissioner Albritton.

Voting Yea: Mayor Pro Tem R. Smith, Mayor Nadaskay, Commissioner G. Smith

21. Resolution 2025-01 Adopting the 2025-2026 CRA Budget

Recommended Action: Board Approval

Motion made by Commissioner Albritton, Seconded by Commissioner Miller.

Voting Yea: Mayor Pro Tem R. Smith, Mayor Nadaskay, Commissioner G. Smith

ADJOURN CRA BOARD MEETING – RECONVENE COMMISSION MEETING

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

22. Approval of CRA Board Actions

Recommended Action: Commission's Approval

Motion made by Commissioner G. Smith, Seconded by Commissioner Albritton.

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

23. City Manager Annual Evaluation Review

REMINDERS

ADJOURNMENT

With no further business to discuss, Nadaskay adjourned the meeting at 6:51 pm.