



**Town of Surfside
Town Special Commission Meeting
MINUTES
July 16, 2014
7 p.m.**

Town Hall Commission Chambers - 9293 Harding Ave, 2nd Floor
Surfside, FL 33154

1. Opening

A. Call to Order

Mayor Dietch called the meeting to order at 7:04 p.m.

B. Roll Call of Members

Town Clerk Sandra Novoa called the roll with the following members present: Mayor Dietch, Vice Mayor Tourgeman, and Commissioner Karukin. Commissioner Olchyk and Commissioner Cohen were absent.

Commissioner Olchyk arrived at 7:07 p.m.

C. Pledge of Allegiance

Finance Director Donald Nelson led the Pledge of Allegiance.

D. Town Hall Improvements – Joseph Kroll, Public Works Director

1. Town Hall Roof Repairs

A RESOLUTION OF THE TOWN COMMISSION OF THE TOWN OF SURFSIDE, FLORIDA, AWARDED BID TO UNLIMITED ROOFING SERVICE, INC. FOR ROOF REPAIRS TO TOWN HALL IN AN AMOUNT NOT TO EXCEED \$65,000.00; TRANSFERRING FUND BALANCE (RESERVES) FROM THE GENERAL FUND BALANCE TO CAPITAL PROJECTS BUILDING TOWN HALL ACCOUNT NO. 301-4400-539-6220 APPROPRIATING THE FUNDS IN THE CAPITAL PROJECTS FUND; AMENDING THE TOWN'S BUDGET FOR FISCAL YEAR 2013/2014; AUTHORIZING THE TOWN MANAGER TO EXECUTE THE AGREEMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

Vice Mayor Tourgeman asked if the company has been verified as to license and insurance and also how long the company has been in business. Official Prieto said they have checked to verify insurance and license and also checked references. The Town Clerk said the company has been in business since 1987. Official Prieto said they have an extended warranty of 20 years from the manufacturer and a one year warranty on labor, materials and workmanship from the contractor.

Commissioner Karukin made a motion to accept. The motion received a second from Vice Mayor Tourgeman and all voted in favor with Commissioner Cohen absent.

2. Town Hall Air Conditioner Replacement with New Chiller System

Note: This is attached as a DRAFT!

A RESOLUTION OF THE TOWN COMMISSION OF THE TOWN OF SURFSIDE, FLORIDA, AWARDED BID TO D.A.C. AIR CONDITIONING CORPORATION TO CONVERT THE EXISTING A/C UNITS TO A CHILLER SYSTEM AT TOWN HALL IN AN AMOUNT NOT TO EXCEED \$400,000; TRANSFERRING FUND BALANCE (RESERVES) FROM THE GENERAL FUND BALANCE TO CAPITAL PROJECTS BUILDING TOWN HALL ACCOUNT NO. 301-4400-539-6220 APPROPRIATING THE FUNDS IN THE CAPITAL PROJECTS FUND; AMENDING THE TOWN'S BUDGET FOR FISCAL YEAR 2013/2014; AUTHORIZING THE TOWN MANAGER TO EXECUTE THE AGREEMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

Director Kroll gave an overview of the current a/c system, the problems we are having and the reason for replacement. Director Kroll introduced engineer Mr. Alfredo Carbonell to present the item. Mr. Carbonell explained the current system is a direct expansion system consisting of five units. He further explained the new system, a chill water system, that he is recommending which has a longer longevity and will save a substantial amount of money on electric power. He was asked if he had experience with this type of unit before and Mr. Carbonell said he had at the Fountainbleau Hotel. Town Manager Crotty said he also had knowledge of this system as in his previous position it was purchased for a community center several years ago, it is still in operation and there was a huge savings on the electric. The a/c contractor for the system for Surfside has been in business since 2009 and the unit is manufactured by Trend.

Vice Mayor Tourgeman had concerns about how long the system will last being in a salt water area. The system is quite costly and having to replace it in a few years presents a problem for him. The units to be replaced are 2-5 years old. Mr. Carbonell said the life expectancy of the new unit is twenty years.

Commissioner Olchyk said we may be spending \$400,000 on a building that is old and may not last as long as the new proposed system. Mayor Dietch said the building has a very sound structure. Official Prieto spoke on the longevity of the building. Commissioner Olchyk feels we should replace the existing system at a fraction of the cost even if it lasts only five years rather than spend money on a new system which is not budgeted.

Vice Mayor Tourgeman said it doesn't make sense to him to spend approximately \$125,000 to replace what is there which is not really adequate, not solve the problems they are having, and may last only five years.

The Mayor said the town will have to pay one way or the other and he would like to fix the problems even though it is more costly, rather than patch it up and not really solve the problems that will keep the building healthy.

Commissioner Karukin asked other than regular maintenance, does the new system require any special type of maintenance and Mr. Carbonell replied it does not. Commissioner Karukin then asked about payment and Director Nelson gave an overview and said because it is not budgeted the monies would have to come out of the reserves.

Vice Mayor Tourgeman made a motion to accept. The motion received a second from Commissioner Karukin. The motion carried 3-1 with Commissioner Olchyk voting in opposition and Commissioner Cohen absent.

3. Town Hall Mold Removal and Remediation

A RESOLUTION OF THE TOWN OF SURFSIDE, FLORIDA AUTHORIZING THE TOWN ADMINISTRATION TO RETAIN DECON ENVIRONMENTAL AND ENGINEERING, INC. TO PROVIDE MOLD REMEDIATION AND RESTORATION SERVICES FOR THE SURFSIDE TOWN HALL; AUTHORIZING THE TOWN MANAGER AND TOWN ATTORNEY TO EXECUTE AN AGREEMENT WITH DECON ENVIRONMENTAL AND ENGINEERING INC., BY PIGGYBACKING OFF OF A COMPETITELY BID AGREEMENT FOR THE SAME SERVICES AWARDED BY THE BROWARD COUNTY SCHOOL BOARD; AUTHORIZING THE AMENDMENT TO THE 2013/2014 BUDGET AND APPROPRIATION NOT TO EXCEED \$28,368.21 TO ACCOUNT 001-5000-539-4602; PROVIDING FOR AUTHORIZATION; AND PROVIDING FOR AN EFFECTIVE DATE.

Director Kroll presented the item.

Commissioner Karukin made a motion to accept. The motion received a second from Vice Mayor Tourgeman and all voted in favor with Commissioner Cohen absent.

E. Update on the Town Manager Transition and Discussion on Work Plan Priorities – Michael P. Crotty, Town Manager

Town Manager Crotty gave an update on applications received and the list will be narrowed down to up to ten applicants for the Commission review by August 1st. The list will then be narrowed down to five applicants. As a point of information Vice Mayor Tourgeman said he has reviewed all the applications submitted to date. It was determined that by August 1, 2014 the Commission will receive from Human Resources the top ten applicants. The Commission will then rank them and submit their findings to Human Resources by August 7 who will then determine the top five

candidates. The top five candidates will be brought to the Commission Meeting on August 12, 2014 for setting up interviews.

Manager Crotty went over his work plan which was submitted at a previous meeting and asked the Commission if they had any other items to include.

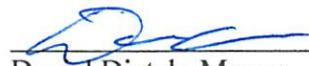
Commissioner Karukin said he did not feel we should include anything new during the transition phase but have Mr. Crotty focus on existing projects. However, he said with the ongoing projects we should not expect Mr. Crotty to have everything completed before a new manager comes in as there are a lot of items to deal with.

Mayor Dietch said the list should include, Beach Management Agreement; North Canal, Pointe Lake; Green Building Policy; Fees with Bal Harbour; Dog Walking Path issue; Sand Project and updating codes/resolutions.

2. Adjournment

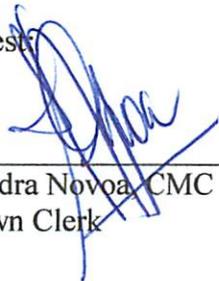
There being no further business to come before the Commission, the meeting adjourned at 8.08 p.m.

Accepted this 12th day of August, 2014



Daniel Dietch, Mayor

Attest



Sandra Novoa, CMC
Town Clerk