

City of Melbourne, Florida
Summary of Action – Regular Meeting Before City Council
September 24, 2025

A. OPENING

1. Invocation
2. Pledge of Allegiance
3. Roll Call
4. Proclamations and Presentations
5. Approval of Minutes
6. City Manager's Report

There were no objections from City Council for Mrs. Lamb to work with the Concerned Citizens Committee of South Brevard on a donation agreement for portraits of the founders of Melbourne to be displayed throughout city hall.

7. Public Comments

Kathie Elias, Executive Director, Eau Gallie Arts District (EGAD) Main Street, discussed the fact that the typical applicant for the annual Artworks of Eau Gallie event has decided not to have the event this year. Ms. Elias stated that not having this event would be a significant loss to the Downtown Eau Gallie area and therefore, EGAD has decided to run the event. However, the 90-day special activity application deadline has passed. Ms. Elias asked Council to waive the deadline in this case.

Following discussion, there were no objections from City Council to allow staff to process a special activity application for this event from EGAD Main Street.

Peter Gudelunas, 1497 Holland Street, discussed a traffic study that occurred on his street and asked for an update. Mrs. Lamb stated that the City Engineer would follow up with Mr. Gudelunas.

Sean Paul Reyes, representing “Long Island Audit, Inc.,” submitted paperwork related to Mayor Alfrey’s tenure with the Melbourne Police Department and made allegations as to his separation from the department.

Several speakers came forward to express their support/opposition to the Space Coast Pride Festival and Parade that is scheduled to occur this weekend in Downtown Melbourne.

City of Melbourne, Florida
Summary of Action – Regular Meeting of the City Council
September 24, 2025

Additionally, some individuals who signed up to speak on Item 18 on the agenda were permitted to come forward and express their opposition/support for the item.

Kendra Thompson, Colbert Circle, stated that flooding has become a major concern for her street due to development that is occurring in the area.

B. UNFINISHED BUSINESS

8. **Ordinance No. 2025-42, Ordinance No. 2025-43, and Ordinance No. 2025-44, Melbourne Architectural:** (First Reading/Public Hearing) Ordinances providing for annexation of 1.43± acres of real property, and a Comprehensive Plan amendment and zoning designation on 1.07± acre portion of the property, located on the east side of East Drive, south of Dow Road, and north of Ellis Road. (Owner/Applicant - T D & K Holdings, LLC, Tom Soyk) (Representative - David Baggett, P.E., Haley Ward, Inc.) (P&Z Board - 8/21/2025)

- a. **Ordinance No. 2025-42/ANNX2025-0004:** (First Reading/Public Hearing) An ordinance providing for the annexation of 1.07± acres of developed property, and 0.36± acres of adjacent road and canal right-of-way into the City of Melbourne corporate limits.
- b. **Ordinance No. 2025-43/MAP2025-0011:** (First Reading/Public Hearing) An ordinance establishing an Industrial Future Land Use.
- c. **Ordinance No. 2025-44/MAP2025-0012:** (First Reading/Public Hearing) An ordinance establishing M-1 (Light Industrial) zoning.

Approved.

9. **Ordinance No. 2025-45, Van Beers Bottle and Tap:** (First Reading/Public Hearing) An ordinance granting a conditional use (CU2025-0005) to allow consumption of alcohol (beer and wine) on premises on a 0.26±-acre parcel zoned C-3 (Central Business District) located on the south side of East New Haven Avenue, west of Grant Place and east of Livingston Street. (Owner - Hynes Properties LLC/Diane Hynes) (Applicant/Representative - Jay Van Schaick) (P&Z Board - 8/21/2025)

Approved.

10. **Ordinance No. 2025-46, Utility Rates:** (First Reading/Public Hearing) An ordinance amending previously scheduled utility rate increases; amending City Code, Chapter 58, Utilities; amending Section 58-133, Water Service Rates; and amending Section 58-243, Sewer Service Rates.

Approved.

C. NEW BUSINESS

City of Melbourne, Florida
Summary of Action – Regular Meeting of the City Council
September 24, 2025

11. CONSENT AGENDA:

- a. Contract award for DNA Processing and Database Services, Bode Cellmark Forensics, Inc., Lorton, VA - estimated annual cost of \$30,000; total estimated contract cost of \$150,000.
- b. Purchase of duty handguns and accessories for the Police Department, Lawmen's & Shooters' Supply, Inc., Titusville, FL - \$201,800.
- c. Purchase of two Ford Interceptor Hybrid pursuit-rated SUVs for the Police Department, Duval Ford, Jacksonville, FL - \$89,976.
- d. Purchase of five replacement lift station generators for the Lift Stations Division, Tradewinds Power Corp., Miami, FL - \$330,230.
- e. Contract award for the purchase of anhydrous ammonia with a lease of two bulk storage tanks for the Water Production Division, Airgas Specialty Products, Inc.- estimated annual cost of \$148,800; total estimated contract cost of \$892,800.
- f. Contract award for trenchless rehabilitation and maintenance of pipeline infrastructure (cured-in-place pipe lining) for the Wastewater Collections Division, Insituform Technologies, LLC, Chesterfield, MO - estimated annual amount of \$1,000,000.
- g. Purchase of 14,108 meter box lids, Ferguson Enterprises, LLC, dba Ferguson Waterworks, Melbourne, FL - \$302,898.76.
- h. Resolution No. 4380: A resolution amending the date of the first regular City Council meeting in November from November 11, 2025 to November 13, 2025.
- i. Resolution No. 4381: A resolution providing for the cancellation of the December 23, 2025 regular City Council meeting.
- j. Resolution No. 4382: A resolution approving the Fifth Renewal of the Lease Agreement between the City of Melbourne and the Girl Scouts Citrus Council, Inc. for property located in Front Street Park and authorizing the City Manager to execute the agreement.
- k. Opioid Litigation Settlement with Purdue Pharma and Secondary Manufacturers.

Mayor announced that Item k. had been added to the consent agenda at the request of staff. The consent agenda was then approved.

12. ITEMS REMOVED FROM THE CONSENT AGENDA

City of Melbourne, Florida
Summary of Action – Regular Meeting of the City Council
September 24, 2025

13. **Ordinance No. 2025-47, Comprehensive Plan Text Amendment (CPA-2018-07) Platt Ranch Community Activity Center:** (First Reading/Public Hearing) An ordinance amending Future Land Use Element Policy 1.11.6 of the Comprehensive Plan, providing for the exclusion of a 300+/- acre portion of the Platt Ranch Community Activity Center from conceptual master plan and utility provision agreement requirements. (Owner - F. Carlyle Platt Partnership, LLLP) (Applicant/Representative - Ana Saunders, P.E., LJA Engineering, Inc.) (P&Z Board - 11/15/18)

Approved. The second reading/public hearing will be advertised for the October 14 meeting. Additionally, a revision will be made to the short title of the ordinance prior to second reading.

14. **Ordinance No. 2025-48, Fire Inspections:** (First Reading) An ordinance amending the fee schedule for periodic fire inspections as described in Section 28-46, revising the language in Section 28-49, and clarifying the timeframe for submitting electronic reports for the fire protection systems.

Approved. The second reading/public hearing will be advertised for the October 14 meeting.

15. Discussion regarding large group feedings in City parks.

Council expressed consensus for Option 1 as presented by staff. The City Attorney's Office will bring Council a proposed ordinance at a future meeting for consideration.

16. Request for waiver of Florida Statutes Sections 112.313(3) and 112.313(7), on behalf of multiple volunteer advisory board members who have a contractual relationship with the City.

Council approved the waiver for each board member.

17. Selection of Exceptional Citizen Award for third quarter 2025.

Council selected both nominees to receive the award. The City Clerk's Office will schedule presentations for both individuals.

18. Discussion regarding the renaming of Cypress Avenue to Charlie Kirk Lane. (Requested by Mayor Paul Alfrey)

A motion to hold a workshop on the renaming of another street after Charlie Kirk failed by a vote of 4-3 (see regular minutes for roll call vote). No further action was taken on this item.

D. PETITIONS, REMONSTRANCES, AND COMMUNICATIONS

City of Melbourne, Florida
Summary of Action – Regular Meeting of the City Council
September 24, 2025

Council Member Hanley commented on Florida Institute of Technology's request for banners in the Downtown Melbourne area.

Council Member Kennedy reminded Council that the October 13 Space Coast League of Cities meeting is hosted by the City of Melbourne and encouraged everyone to attend.

There were no objections to Mayor Alfrey's request to waive the special activity application deadline for an event being planned in the parking lot of a local business in October.

E. ADJOURNMENT

The meeting adjourned at 10:49 p.m.