

# Don-Cesar Property Owners Corporation (DCPOC)

## General Membership Meeting

---

**13 November 2024 2024 / 6:00 PM / City Chambers & Zoom**

### DCPOC BOARD ATTENDEES

- Ed Chima, *President*
- Kevin Hughes, *First Vice President*
- Jon Stevens, *Second Vice President*
- Mary Beattie, *3rd Vice President*
- Kathy Garchow, *Recording Secretary*
- Becky Purple, *Corresponding Secretary*

### GUEST ATTENDEES

- Betty Rzewnicki, District 3 Commissioner (remote dial-in)
- Frances Robustelli - City Manager of St Pete Beach
- Camden Mills – Interim Public Works Director and City Engineer

*There were sufficient board members for a quorum. The meeting was called to order at 6:00pm by EC.*

- EC reviewed the background for the proposed dues increase.
- Frances Robustelli /Camden Mills
  - Communication, Hurricane response, Infrastructure repair and modernization
  - Camden reviewed the current assessment and directions for addressing the neighborhood flooding and resiliency.
    - The City is defining a watershed management plan
    - Current Solutions being used/designed: 1. Baffle Box & Tide Check Values are tools to combat tidal flooding. 2. Vaulted Tide Check valves – currently in use and issues with marine growth, with the new solution this would improve the failure points. 3. Nutrient Separating Baffle box

– water quality and improve the debris impacting functioning of the baffle box

- Reviewed several areas in development incl. Seawall ordinance, Boat Ramp, El Centro Street, 36<sup>th</sup> Ave (6-8 month construction), 5 Seawall outfall modifications (8 month construction), 2 FDOT Tide check valve modifications (Barcelon and Granada), 3 Seawall replacements (Debazan and Maritana), and Pump Station Concept.
  - Long-term solutions are also in discussion for raising seawall crest elevation, add pump stations, armor perimeter with living shoreline, reconstruct streets, etc.
  - Basin 3 adaptation Plan Concept (36<sup>th</sup>/Casablanca \$6.7M in 2021), Basin 12 (Maritana \$16.3 - \$18.6M in 2023), Basin 13 (Boat Ramp \$2.9M 2023)
  - Hurricane Recovery review of permitting, inspections, debris removal and sand removal. Dec. 4<sup>th</sup> is the date by which all debris is at the curb.
- Presentation topics for general membership discussion took place as follows:
    - EC discussed the protection of blocks M & N. Fences and gates are in the permitting process, and we are seeking more donations to fully fund the project. Material is being ordered and installation will be starting in late January. Please also note that the Don Cesar Hotel and Don Vista building had substantial damage. They have had to put up temporary fences for safety purposes for about 2-6 weeks.
    - BP provided an update on the litigation. Arbitration took place today and a decision is expected by 11/29/24. Once the Arbitrator renders his decision each party has 20 days to either accept, reach a settlement or file a trial de novo.
    - Annual Meeting is scheduled for February 26, 2025. 3 board positions are up for election: 1<sup>st</sup> Vice President, 3<sup>rd</sup> Vice President and Recording Secretary
    - In 2025 the Don Cesar Place will be 100 years old. We are planning a celebration.
    - Dues Vote passed 24 yes and 6 no's. 2025 Dues will be \$100.
  - Presentation materials from the meeting are placed on the DCPOC website.

**MEETING WAS ADJOURNED AT 7:46PM**