



**BOARD OF COMMISSIONERS
TOWN OF REDINGTON SHORES
WORKSHOP MEETING
WEDNESDAY, JUNE 25, 2025 - 6:13 P.M.**

MINUTES

A **Workshop Meeting** of the Board of Commissioners of the Town of Redington Shores, Florida, was convened at 6:13 p.m.

Members Present: Mayor Commissioner Tom Kapper, Commissioner CJ Hoyt, Commissioner Douglas Harr, Vice Mayor Erin Schoos, Commissioner Larry Maynard

Members Absent: none

Other Municipal Officials Present: Interim Town Administrator/Town Clerk Margaret Carey, Deputy Clerk Melissa Fultz, Town Attorney Rob Eschenfelder, Building Official Rob Peebles, Accountant Andy Tess, Accountant Heather Guadagnoli

A. ROLE CALL

B. OLD BUSINESS

1. Utility Undergrounding Project Update – Mark Porter

Consultant Mark Porter advised that the town could receive \$2.3 million through Penny for Pinellas, with Duke estimating \$3.7 million, and a \$1.7 million shortfall after grants. To include streetlights, Duke estimated \$400K in costs. He noted completing the project now would reduce costs of inflation.

Accountant Tess noted that the amount to cover these projects is available in the reserve currently.

Consultant Porter noted these processes are lengthy and recommended starting as soon as possible by paying for the project upfront and being reimbursed through the Penny for Pinellas grant. He informed the costs are locked in once paid and can save in the long-term.

It was noted that easements would be required, and Administrator Carey noted that Madeira Beach recently collected easements through their elected officials.

Mayor Kapper was in favor of starting the project with Duke and Spectrum.

Administrator Carey was advised to add this budget amendment to the Regular Meeting on July 9, 2025.

C. NEW BUSINESS

1. Building Department Services

At the May 14, 2025, Regular Meeting, the Commission advised Administrator Carey to explore building department options for services. Currently we are contracted on an emergency basis. A permanent contract with SafeBuilt is being explored. It was noted that SafeBuilt had met the concerns with accommodations to requests.

Possible options for the building department were discussed. Possibilities included remaining with SafeBuilt, issuing an RFP, returning to an in-house model, or merging with Indian Shores building department. Options to merge with the County were also discussed. A review of staff was also discussed.

Vice Mayor Schoos requested to see the contract review before August. Commissioner Maynard requested an RFP as well as creating a job opening. Attorney Eschenfelder reviewed the options. Discussion ensued.

PUBLIC COMMENT

Christy Herig	It is important to review the money and the administrator's recommendation.
Vito Crichenco	Redington Beach resident that believes a local building official will protect residents.
Dixie Meyer	Asked why wait until after hurricane season to review?

Stacey Ufall	Redington Beach resident that has questions about fees for permits.
Casey Cole	HOA resident believed the building department is a nightmare.
Jennifer	She was confused as to how to get a demolition permit.
Doug	He feels the building department lacks compassion.
Barbara	Called the building department and could not speak to another person.
Linda Daily	Condo owner and general contractor – red tagged.
Barry Taylor	Rental property damaged during Helene.
Gail Conroy	Supports in-house building official.
Kim Cole	She is a vacation property owner, and she feels there is a lack of compassion.
Jennie Blackburn	Organizations get tested with 5x the norm, building department is adjusting.
Loretta Fricks	The main questions are we satisfied with and are other options available?
Vito Crichenco	Afraid of retaliation.
Tim Thompson	Vice Mayor of Redington Beach, suggested going with SafeBuilt for now, eventually an RFP.

Pursuant to Mayor Kapper and Commissioner Maynard, Administrator Carey was directed to post for an RFP and the building official position in addition to revising the SafeBuilt contract for multiple options. Commissioner Hoyt requested Attorney Eschenfelder provide a draft for the RFP. Attorney Eschenfelder reminded the commission that the building department cannot make a profit.

2. Town Administrator Position

Mayor Kapper suggested eliminating all non-local candidates to reduce the number of applicants to three. Discussion amongst the Commissioners ensued. Candidates were reviewed and discussed based on their credentials and eligibility. Salary requirements that were not provided were eliminated. Candidates with prior military experience were noted to be given preference.

The final selection included three local candidates that will be brought for interview at a special meeting on July 16, 2025. Commissioners were given contact information to conduct one-on-one phone calls as well as having a group interview conducted July 16, 2025, at 6:00PM.

D. MISCELLANEOUS

Regular Meeting – Wednesday, July 9, 2025 – 6:00 P.M.
Special Meeting - Wednesday, July 16, 2025 – 6:00 P.M.
Special Budget Meeting – Wednesday, July 23, 2025 – 6:00 P.M.
Workshop Meeting - Wednesday, July 30, 2025 – 6:00 P.M.

E. ADJOURNMENT

With no further business, the meeting was adjourned at 8:21 PM.

Margaret Carey

approved 7.9.25