NOTICE OF PUBLIC MEETING
CITY COMMISSION REGULAR MEETING
DUNEDIN CITY HALL, 737 LOUDEN AVE
SEPTEMBER 17, 2026
6:00 PM
AGENDA

CALL TO ORDER

INVOCATION AND THE PLEDGE OF ALLEGIANCE

1. PRESENTATIONS

1.a Juvenile Welfare Board of Pinellas County 80th Anniversary Proclamation
Read/present proclamation to Juvenile Welfare Board of Pinellas County
EXHIBIT: A. JWB 80th Anniversary Proclamation.pdf

1.b Check Presentation from Representative Kim Berfield
To recognize Representative Kim Berfield for her support in securing the appropriation funding toward the Bayshore Water Main in the amount of $1.5M during the 2026 Legislative Session.

1.c Find the Good Day Proclamation
Read and present proclamation to the Junior League of Clearwater-Dunedin
EXHIBIT: A. Find the Good Day 2026.pdf

1.d World Car Free Day, September 19, 2026
Staff recommends reading of the World Car Free Day Proclamation.
EXHIBIT: 2026 World Car Free Day Proclamation.pdf

CITIZEN INPUT

2. CONSENT AGENDA

2.a Approve the Minutes for the:
A. 7/23/2026 Regular Meeting
B. 8/4/2026 Budget Workshop #2 Minutes
Staff recommends to approve the minutes for the meetings identified above.
EXHIBIT: A. 07-23-26 RM Minutes.pdf
EXHIBIT: B. 08-04-26 Budget WS #2 Minutes.pdf

2.b Board and Committee Appointments
A. Board of Finance
- Reappoint Chase Fleeman to a regular term ending 10/1/2029.

- Reappoint Alexandra Davidson to a regular term ending 10/1/2029.
EXHIBIT: A. Board of Finance Roster

2.c FY27 Temporary Road Closure Blanket List - October 2026 through July 2027
Commission approval of the FY27 Temporary Road Closure Blanket List for October 2026 through July 2027
EXHIBIT: A. FY27 Temporary Blanket Road Closure List (2026-2027).pdf

2.d Commission approval is requested for the FY27 acquisition of computer replacement equipment from vendor Dell, Inc. under the cyclical computer replacement program in the amount of $118,894.00
Staff recommend proceeding with the purchase of the FY27 computer replacement equipment from vendor Dell, Inc.
EXHIBIT: A. 26-391 - Dell Quote 3000205964449.1 for FY27 Computer Replacements.pdf
EXHIBIT: B. 26-391 - Purchase Agent Memo for FY27 Computer Replacements.pdf

2.e Commission approval is requested for the FY27 acquisition of annual IT support contracts from various vendors, in a total amount of $410,110.65
Staff recommend approval to proceed with the purchase of the FY27 annual IT support contracts in the total amount of $410,110.65 from various vendors.
EXHIBIT: B. 26-409 - Public Records Exemption Citation Notice.pdf
EXHIBIT: C. 26-409 - FY27 Data Backup System Support Quote HQ3442-01_Redacted.pdf
EXHIBIT: D. 26-409 - FY27 Data Backup System Price Comparisons_Redacted.pdf
EXHIBIT: E. 26-409 - FY27 Tyler Cybersecurity Subscription Services Quote 045-238727.pdf
EXHIBIT: F. 26-409 - FY27 Tyler ERP Support Renewal Quote 045-238728.pdf
EXHIBIT: A. 26-409 - Purchase Agent Memo for FY27 IT Support Contracts.pdf

2.f Commission approval is requested for the FY26 purchase of Panasonic rugged laptop replacement equipment from GovDirect, Inc. of Clearwater, Florida, in the amount of $70,474.00, as part of the IT equipment cyclical replacement program.
Staff recommend approval to proceed with the purchase of the FY26 rugged laptop replacement equipment from vendor GovDirect, Inc.
EXHIBIT: A. 26-411 - Quote - GovDirect FZ-56 Rugged Laptops.pdf
EXHIBIT: B. 26-411 - Purchasing Agent Memo for FY26 rugged Laptops.pdf

2.g Approval to issue a Purchase Order (PO) to On Scene Repairs & Maintenance for the Engine (Motor) Replacement and Overhaul of the Fire Pump and Gearbox on Reserve Fire Apparatus #104, in an amount "Not to Exceed" (NTE) $101,580.87.
Motion to approve the issuance of a Purchase Order (PO) to On Scene Repairs & Maintenance, of Ocala, FL, for Project #222602, Replacement of the Diesel Engine and Overhaul of the Fire Pump and Gearbox on Reserve Fire Apparatus #104, in an amount "Not to Exceed" (NTE) $101,580.87.
EXHIBIT: A. FY26 CIP Budget Page - (Engine & Fire Pump Replacement & Overhaul, Reserve Apparatus).pdf
EXHIBIT: B. On Scene Repairs & Maintenance - (Dunedin E-One Engine &

Pump Replacement Quote) - [08-06-26].pdf
EXHIBIT: C. Purchasing Memo Reserve Fire Apparatus #104 (003).pdf
EXHIBIT: D. Dunedin Estimate - Lealman.pdf

2.h Approval to use GFL Environmental for the disposal of Yard Trash, Class III Waste, and Construction and Demolition debris, via the City of Largo Cooperative Bid ITB #26-B-858, in the amount of $300,000 annually.
Motion to approve the use of GFL Solidwaste Southeast, LLC (GFL Environmental) of Raleigh, SC, via the City of Largo Cooperative Bid ITB #26-B-858 - Yard Trash, Class III & Construction Demolition Debris Disposal, in the amount of $300,000 annually.
EXHIBIT: Exhibit A. Largo Agenda Memo BId_26-163.pdf
EXHIBIT: Exhibit B. Largo Bid and Service_Contract_GFL_Solid_Waste.pdf
EXHIBIT: Exhibit C. Dunedin Purchasing Memo GFL Cooperative Bid.pdf
EXHIBIT: Exhibit D. Dunedin_Agreement_Largo Trash Participant Agreement Signed.pdf

3. ACTION ITEMS

3.a Application LUP/ZO-2026-0002 - Request to rezone the 1.07-acre property located at 968 Douglas Avenue from Downtown Industrial (DI) to Downtown Core (DC). First Reading of Ordinance 26-09 - Rezoning from Downtown Industrial (DI) to Downtown Core (DC)
City staff is recommending that the City Commission vote to approve the first reading of Ordinance 26-09.
EXHIBIT: A. Staff Report
EXHIBIT: B. Application LUP/ZO-2026-0002
EXHIBIT: C. Aerial, Land Use, Zoning & CRA Street Type Maps
EXHIBIT: D. Ordinance 26-09 - Rezoning from DI to DC
EXHIBIT: E. Business Impact Estimate - Ordinance 26-09
EXHIBIT: F. Proof of Public Notice
EXHIBIT: 8/12/2026 LPA Meeting Draft Minutes

3.b Adopting FY 2027 Final Millage Rate and FY 2027 Final Budget
1. Resolution 26-14 which establishes the FY 2027 Final Millage Rate
2. Resolution 26-15 which establishes the FY 2027 Final Operating and Capital Budget
1. Staff recommends to adopt Resolution 26-14, establishing a Final Millage Rate for FY 2027
2. Staff Recommends to adopt Resolution 26-15, establishing a Final Operating and Capital Budget for FY 2027
EXHIBIT: A. Resolution 26-14 Final Millage Rate FY 27.pdf
EXHIBIT: B. Resolution 26-15 Final Budget FY 27.pdf
EXHIBIT: C. FY 2027 Tentative Budget (PDF) 08 24 26.pdf

3.c Resolution 26-16 FY 2026 3rd Budget Amendment
Staff recommends that the City Commission adopt Resolution 26-16
EXHIBIT: A. Staffing Background Resolution 26-16.pdf
EXHIBIT: B. Resolution 26-16 3rd Budget Amendment.pdf
EXHIBIT: C. BA 26-16 Fund Balance Tracking.pdf

3.d Presentation for Approval of the City of Dunedin Comprehensive Vulnerability Assessment and Adaptation Plan

Commission approval of the City of Dunedin Comprehensive Vulnerability Assessment and Adaptation Plan.

EXHIBIT: A. City Commission Work Session (04-30-24) - [Agenda Item #3.b].pdf
EXHIBIT: B. City of Dunedin Comprehensive Vulnerability Assessement.pdf
EXHIBIT: C. City of Dunedin Adaptation Plan Draft.pdf
EXHIBIT: D. City of Dunedin Vulnerability Assessment and Adaptation Plan Commission Meeting Presentation Sept 17 2026.pdf

3.e Annual Addendum to the Contract with the Pinellas County Sheriff's Office (PCSO) to provide Law Enforcement Services for the City of Dunedin, at a cost of $6,479,308 for Fiscal Year 2027.

Staff recommends Commission approval of Addendum No. 3 to the Pinellas County Sheriff's Office (PCSO) Contract with the City of Dunedin to provide Law Enforcement Services, at a cost of $6,479,308 for FY27.

EXHIBIT: A. Dunedin.FY27.Contract.pdf
EXHIBIT: B. Explanation of Attachment 1.pdf

3.f RFP 26-2611 Award of Bid - Fire Protection Special Assessment Program

Staff recommends Commission approval of an award of contract for RFP 26-2611 "Fire Protection Special Assessment Program" to Cypress Revenue Solutions, LLC in the amount of $74,200 (Project #222609).

EXHIBIT: A. Purchasing Memo RFP 26-2611 Fire Assessment Fee.pdf
EXHIBIT: B. RFP 26-2611 Fire Protection Special Assessment CONTRACT Signed.pdf
EXHIBIT: C. RFP 26-2611 Fire Protection Special Assessment_Final Version.pdf
EXHIBIT: D. Cypress Revenue Solutions Bidding document.pdf
EXHIBIT: E. Bryant Miller Olive Engagement Letter_Dunedin Fire Assessment.pdf
EXHIBIT: F. Budget Adjustment Fire - Fire Assessment Study Executed.pdf

3.g The proposed agenda for the October 8, 2026 Commission Meeting

Staff recommends approving the proposed agenda for the October 8, 2026, Commission Meeting.

EXHIBIT: A. PROPOSED October 8, 2026 Regular Meeting Agenda.pdf

4. INFORMATIONAL ITEMS

4.a The proposed agenda for the October 6, 2026, Commission Workshop

Staff recommends review of the proposed agenda for the October 6, 2026, Commission Workshop as it currently stands.

EXHIBIT: A. PROPOSED October 6, 2026 Workshop Agenda.pdf

4.b Commission Discussion and Comments

A. 2026-2027 FLC Policy Committee Meeting Appointments

The Commission shares topics of concern, future issues they wish to address, events attended, announcements, and liaison updates.

4.c City Clerk's Update
City Clerk's Update

4.d City Manager's Update
City Manager's Update

4.e City Attorney's Update
City Attorney's Update

ADJOURN MEETING

DUNEDIN PUBLIC PARTICIPATION & DECORUM RULES
Note: Please put cell phones and pagers on silent or vibrate during the meeting. This meeting is televised; therefore, you may appear on TV at any time.

Public Appearance: CITIZEN INPUT is for comments from members of the audience regarding items not listed on the agenda for this meeting (please give name and address and limit all comments to a maximum of three minutes).

AS FOR ITEMS ON THE AGENDA individual speakers are limited to a maximum of three minutes. A representative of a group consisting of 5 individuals who are present during the meeting may speak on behalf of the group for up to 10 minutes at the Chair's discretion. To do so, the individuals must have waived their time to the representative by providing their name and address on the back of the comment card.

Public Hearings: During public hearings the Chair will open the agenda item to the public for comment. If you wish to comment come to the microphone at the podium and give your name and address for the record. This meeting is for agenda items only. Other issues should be presented to the City Manager or City Clerk for discussion at a future Commission meeting.

Appeals: Per section 286.0105 of the Florida Statutes - If a person decides to appeal any decision made by the board, agency, or commission with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

Disability Provisions: It is the policy of the City of Dunedin not to discriminate against disabled persons in employment or the provisions of services. If you have a disability that requires accommodation, please notify the ADA Coordinator 48 hours prior to the scheduled meeting at (727) 298-3042.

COPIES OF THIS AND ALL COMMISSION AGENDAS ARE AVAILABLE TO THE PUBLIC AT THE OFFICE OF THE CITY CLERK, 737 LOUDEN AVENUE, ON THE MONDAY PRIOR TO THE MEETING DATE. COPIES ARE ALSO AVAILABLE ON THE CITY'S WEBSITE AT WWW.DUNEDIN.GOV.