



**MINUTES
REGULAR MEETING
of THE MARY ESTHER CITY COUNCIL
June 2, 2025 - 6:00 PM**

195 Christobal Road – North, Mary Esther, FL 32569

CITY COUNCIL PRESENT

Chris Stein, Mayor
April Sutton, Councilmember
Kenneth Woods, Councilmember

Bernie Oder, Mayor Pro Tem
Larry Carter, Councilmember
Richard Lawson, Councilmember

CITY STAFF PRESENT

Jared Cobb, City Manager
Hayward Dykes, City Attorney
Dillon Morris, City Clerk

Kelvin Cherry, Code Compliance Officer
Heather Day, Finance Director
Shawn Lindsey, Public Works Director
Tyler Reed, Community Development Director

OTHERS PRESENT

Chad Rewis, OSCO Captain

Jeff Wagner, OCWFD Chief

1. INVOCATION

Jeff Wagner, Fire Chief, Ocean City-Wright Fire Control District, gave the invocation.

2. CALL TO ORDER

The meeting was called to order by Mayor Stein at 6:02 p.m.

3. PLEDGE OF ALLEGIANCE

Mayor Stein led the Pledge of Allegiance.

4. ROLL CALL

The City Clerk called the roll as reflected above. Mayor Stein asked for a motion for Councilmember Carter to participate virtually. Councilmember Sutton initiated the motion, seconded by Councilmember Coxwell. The motion passed unanimously.

RESULT:	PASSED (4-0)
MOVER:	Councilmember April Sutton
SECOND:	Councilmember Susan Coxwell
AYES:	Bernie Oder, April Sutton, Richard Lawson, Susan Coxwell
NAYS:	None

5. APPROVAL OF THE AGENDA

Mayor Stein asked if the council wished to make any changes to the agenda. Hearing none, Mayor Stein asked for a motion. Councilmember Sutton initiated the motion, seconded by Councilmember Lawson. The motion passed unanimously.

RESULT:	PASSED (5-0)
MOVER:	Councilmember Susan Coxwell
SECOND:	Councilmember Richard Lawson
AYES:	Larry Carter, Bernie Oder, April Sutton, Richard Lawson, Susan Coxwell
NAYS:	None

6. SPECIAL PRESENTATIONS

6.1. Yard of the Month

City Clerk Morris presented the submissions for Yard of the Month. Councilmember Coxwell mentioned liking 152 Brewer Cir. City Manager Cobb stated the city reached out to the properties and confirmed they were interested in participating. Councilmember Coxwell made a motion to select 152 Brewer Cir. as Yard of the Month, seconded by Councilmember Sutton.

RESULT:	PASSED (5-0)
MOVER:	Councilmember Susan Coxwell
SECOND:	Mayor Pro Tem April Sutton
AYES:	Larry Carter, Bernie Oder, April Sutton, Richard Lawson, Susan Coxwell
NAYS:	None

Mayor Stein discussed future procedures for submissions, which should include the entire front yard. City Manager Cobb stated that submissions would also be posted a week in advance. The Mayor and Council then discussed who is allowed to submit submissions, whether it should be open to residents or anyone, and whether anonymous submissions should be allowed.

7. CONSENT AGENDA

Mayor Stein asked if the council wished to make any changes to the consent agenda. Hearing none, Mayor Stein asked for a motion. Mayor Pro Tem Oder initiated the motion, seconded by Councilmember Lawson. The motion passed unanimously.

RESULT:	PASSED (5-0)
MOVER:	Mayor Pro Tem Bernie Oder
SECOND:	Councilmember Richard Lawson
AYES:	Larry Carter, Bernie Oder, April Sutton, Richard Lawson, Susan Coxwell
NAYS:	None

- 7.1. **Financial Report**
- 7.2. **Public Works Report**
- 7.3. **Library Report**
- 7.4. **Fire Department Report**
- 7.5. **Community Development Report**
- 7.6. **Jacobs Report**
- 7.7. **Law Enforcement Report**
- 7.8. **Minutes of the April 7, 2025, Public Workshop Meeting**
- 7.9. **Minutes of the May 5, 2025, Regular Council Meeting**

8. CITIZENS WHO HAVE REQUESTED TO BE PLACED ON THE AGENDA

8.1. John McLean, 265 Argyle Court, Requesting a Utility Bill Adjustment

John McLean did not attend the meeting. The Mayor and Council discussed how to address the utility bill adjustment and what had caused the high bill. Heather Day, Finance Director, provided background information on the request, including attempts to contact John McLean, the timeframe of the high water usage, a 12-month agreement, and his living situation. The

Mayor and Council discussed options for addressing the problem, possible causes of the high usage, and removing the sewer from the bill. Mayor Stein asked for a motion to remove the sewer charge and leave the agreement as is for 12 months. The motion was initiated by Councilmember Lawson, seconded by Mayor Pro Tem Oder. Councilmember Carter said that if John McLean does not show up to sign for a couple of days, then send the sheriffs to do a wellness check. The motion passed unanimously.

RESULT:	PASSED (5-0)
MOVER:	Councilmember Richard Lawson
SECOND:	Mayor Pro Tem Bernie Oder
AYES:	Larry Carter, Bernie Oder, April Sutton, Richard Lawson, Susan Coxwell
NAYS:	None

9. PUBLIC COMMENT (NON-AGENDA ITEMS)

None.

10. UNFINISHED BUSINESS

None.

11. NEW BUSINESS

11.1. Transmittal of the City of Mary Esther Comprehensive Plan update for State Coordinated Review and first reading of Ordinance 2025-04

Tyler Reed, Community Development Director, provided the background of the transmittal of the City of Mary Esther's comprehensive plan update for state-coordinated review. Eric Christianson, Emerald Coast Regional Council, recommenced the expedited review process to speed things along. Mayor Stein asked City Clerk Morris to read the title of Ordinance 2024-04, which he read into the record. Mayor Stein asked for a motion to approve the transmittal of the City of Mary Esther's comprehensive plan update for expedited state coordinated review, and first reading of Ordinance 2025-04. The motion was initiated by Mayor Pro Tem Oder, seconded by Councilmember Lawson. The motion passed unanimously.

RESULT:	PASSED (5-0)
MOVER:	Mayor Pro Tem Bernie Oder
SECOND:	Councilmember Richard Lawson
AYES:	Larry Carter, Bernie Oder, April Sutton, Richard Lawson, Susan Coxwell
NAYS:	None

11.2. Agreement, Amendment to Lease with Cellco Partnership (d/b/a Verizon Wireless)

Kelvin Cherry, Code Compliance Officer, provided the background of the amendment to the lease with Cellco Partnership. Councilmember Coxwell inquired about the presence of additional cell companies on the tower, with Code Officer Cherry discussing the need for a network equipment list and the contract sent to the other companies. City Manager Cobb discussed that the city is receiving competitive rent from the leases. Mayor Stein asked for a motion to approve the attached fifth amendment to the lease agreement with Cellco Partnership (dba Verizon Wireless). The motion was initiated by Mayor Pro Tem Oder, seconded by Councilmember Lawson. The motion passed unanimously.

RESULT:	PASSED (5-0)
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MOVER:	Mayor Pro Tem Bernie Oder
SECOND:	Councilmember Richard Lawson
AYES:	Larry Carter, Bernie Oder, April Sutton, Richard Lawson, Susan Coxwell
NAYS:	None

11.3. Agreement with RedSpeed Florida, LLC via Piggyback of Plantation Contract RFP No. 005-24 for School Zone Photo Enforcement

City Manager Cobb discussed the background of the agreement with RedSpeed Florida, LLC via piggybacking. He discussed potential changes to the contract and is seeking feedback from the council before proceeding. City Attorney Dykes added in information about the contract and some of the changes to be made before bringing it forward. Mayor Stein asked if the council would like to proceed with piggybacking or a complete rfp, with the consensus being piggybacking.

11.4. Amendments to State Revolving Fund Loans WW460201 and DW460212

Heather Day, Finance Director, provided background information on the amendments to state revolving fund loans WW460201 and DW460212. Mayor Stein asked if there was any discussion. Hearing none, he requested a motion to approve Extensions No. 1 to SRF Loan Agreement DW460212 and No. 3 to SRF Loan Agreement WW460201. Councilmember Coxwell initiated the motion, seconded by Councilmember Sutton. The motion passed unanimously.

RESULT:	PASSED (5-0)
MOVER:	Councilmember Susan Coxwell
SECOND:	Councilmember April Sutton
AYES:	Larry Carter, Bernie Oder, April Sutton, Richard Lawson, Susan Coxwell
NAYS:	None

11.5. Scope of Work for the Highway 98 Water Line Replacement Project

Shawn Lindsey, Public Works Director, provided the background of the scope of work for the Highway 98 water line replacement project. Councilmember Carter asked how many linear feet it was, with Public Works Director Lindsey stating it was 6,500. Mayor Stein asked for a motion to approve the scope of work for the Highway 98 Water Line Replacement Project from the western city limits to Andalusia Road. Mayor Pro Tem Oder initiated the motion, seconded by Councilmember Coxwell. The motion passed unanimously.

RESULT:	PASSED (5-0)
MOVER:	Mayor Pro Tem Bernie Oder
SECOND:	Councilmember Susan Coxwell
AYES:	Larry Carter, Bernie Oder, April Sutton, Richard Lawson, Susan Coxwell
NAYS:	None

11.6. Change Order #3, Well 1 Rehabilitation

Shawn Lindsey, Public Works Director, introduced the topic and handed the conversation over to Scott Jernigan of Jacobs Engineering to provide the full background on the subject. City Manager Cobb discussed that the payment to Griner Drilling would be the final payment. Councilmember Sutton asked if the well could be run at this point, with Scott Jernigan stating it is operational and also discussing challenges related to possible sand in the pump and how to

address it. Mayor Stein asked about the total depth of the well, with Scott Jernigan stating it was 900 feet. City Manager Cobb added that with any future contracts, if they think more time is needed, they should request it from the engineers. Mayor Pro Tem Oder discussed not wanting Mary Esther to be sued for debris in the water. Mayor Stein asked when the well can be put into service, with Scott Jernigan stating it could be put in service any time, but was just being held off with the sand issue. Mayor Stein requested a motion to approve the final payment to Griner Drilling in the amount of \$37,598.80, along with the accompanying legal waivers, as approved by the city attorney. Mayor Pro Tem Oder initiated the motion, seconded by Councilmember Lawson. The motion passed unanimously.

RESULT:	PASSED (5-0)
MOVER:	Mayor Pro Tem Bernie Oder
SECOND:	Councilmember Richard Lawson
AYES:	Larry Carter, Bernie Oder, April Sutton, Richard Lawson, Susan Coxwell
NAYS:	None

11.7. Citizen of the Year Discussion

Dillon Morris, City Clerk, gave the background of the Citizen of the Year discussion topic. Mayor Pro Tem Oder discussed naming it after Ronald Stearns, which the council came to a consensus on. City Clerk Morris discussed emailing him about which choices the council liked for the award trophy. Council had no more feedback to provide on the topic.

12. COUNCILS' STANDING COMMITTEE STATUS REPORTS

Councilmember Sutton discussed attending the Tecman conference, Williams International coming to the county, and a new hotel owner in the area.

Councilmember Sutton discussed attending the new Eglin Federal Credit Union building, the CLT luncheon, and the tours of the parks and library.

Councilmember Lawson discussed attending the new Volkswagon dealer grand opening.

Mayor Stein discussed getting back from vacation, attending the reserve air force ceremony, the 35th anniversary of special forces, and the Okaloosa County League of Cities meeting.

Councilmember Carter discussed his daughter will be meeting with the transplant team on Wednesday.

Mayor Pro Tem Oder discussed the library cooperative meeting, advantages of ai, moving of the library meetings, attending the MacDill airforce base dinner, the AFSOC 35th anniversary, attending the Beal Cemetery Veterans Day Memorial ceremony, and the FLC week.

13. OTHER COMMENTS

City Attorney Dykes had no additional comments.

City Clerk Morris reminded council to check their mailboxes, their ethics training, their cybersecurity training, their financial disclosure forms, and his attendance at the IIMC conference.

City Manager Cobb discussed his attendance at the FCMA conference, the budgeting process in Tallahassee, and his upcoming vacation.

14. ADJOURN

The council meeting adjourned at 7:13 p.m.

Minutes approved at the 7/7/2025 meeting.

Dillon Morris
Dillon Morris, City Clerk

