

City of Coral Gables City Commission Meeting
Agenda Items G-1 and G-4 are related
September 26, 2017
City Commission Chambers
405 Biltmore Way, Coral Gables, FL

City Commission

Mayor Raul Valdes-Fauli
Vice Mayor Pat Keon
Commissioner Vince Lago
Commissioner Frank Quesada
Commissioner Michael Mena

City Staff

City Manager, Cathy Swanson-Rivenbark
Assistant City Manager, Peter Iglesias
City Attorney, Craig E. Leen
Deputy City Attorney, Miriam Ramos
City Clerk, Walter J. Foeman
Deputy City Clerk, Billy Urquia
Finance Director, Diana Gomez

Public Speaker(s)

Ramon Castella

Agenda Items G-1 and G-4 are related [0:00:00 p.m.]

A discussion regarding the possibility of authorizing City staff to secure three competitive bids from qualified bidders for city-wide undergrounding, and developing a methodology, funding strategy, and timeline to accomplish city-wide undergrounding in the most expeditious and efficient matter.

(Sponsored by Mayor Valdes-Fauli)

(Sponsored by Commissioner Lago)

(Sponsored by Commissioner Quesada)

City Commission Meeting
September 26, 2017

Agenda Items G-1 and G-4 are related - Discussion regarding the possibility of authorizing City staff to secure three competitive bids for city-wide undergrounding and a discussion and possible action regarding formation of a blue ribbon committee consisting of knowledgeable disaster response and engineering professionals to provide future disaster planning and response.

A discussion and possible action regarding formation of a blue ribbon committee consisting of knowledgeable disaster response and engineering professionals to provide proactive recommendations based on the Hurricane Irma experience for future disaster planning and response, including an assessment of related infrastructure, as to the City of Coral Gables, Florida Power and Light, and other utilities.

(Sponsored by Commissioner Lago)

Mayor Valdes-Fauli: G-1. Go ahead, Mr. City Attorney.

City Attorney Leen: Thank you, Mr. Mayor. There's three items today on the agenda regarding FPL. They are Item G-1, which relates to the City taking proactive action to underground powerlines. Two is Item G-4, which is the establishment of a blue ribbon committee consisting of knowledgeable disaster response and engineering professionals, which would include a representative from FPL. And lastly, is Item J-1, which is a status report regarding enforcement actions relating to FPL. I want to make a brief statement as the Chief Ethics Officer for the City. Commissioner Quesada has recused from any discussions or votes related to the FPL litigation or enforcement action. I have been in conversation with Joe Centorino from the Ethics Commission, and I wanted to provide the following opinion in the meeting today, which is that Commissioner Quesada obviously has to stand up, state his recusal and leave the room and fill out a form, which is recommended. Typically, you fill out the form when there's a vote that's missed, but we feel that he should fill out the form in relation to Item J-1. But, in discussing items G-1 and G-4, which are policy items, as long as we do not discuss the lawsuit related to G-1 and G-4, Mr. Centorino and myself believe that he can participate and he can vote, and he can even sponsor Item G-1. He's one of the co-sponsors, and it was his idea initially. In addition to that, we think that it is wise for the Commission to vote that you're okay with that procedure. And so, I would ask if that's okay...

Mayor Valdes-Fauli: (INAUDIBLE)

City Attorney Leen: That there be a motion. Mr. Quesada -- Commissioner Quesada, I wouldn't -- should -- Is Miriam here? I would want the other three Commissioners to -- I would want all the other Commissioners to agree.

Commissioner Quesada: I just want to say something...

City Attorney Leen: Yes.

Commissioner Quesada: Real quick...

City Attorney Leen: Yes.

Commissioner Quesada: On this point before there's a vote on it. My law partner filed a lawsuit, a class action, against FPL. I've recused myself from that case. And again, I don't think there is any impropriety for me to participate on the City's behalf, but FPL's made it a point to try to make me the focus of the case. And really, what should happen is the focus of the case is - - should be the issues at hand, not me. So, I think it's the wiser move on my part to do that, so that's why I recused myself both from the private case, as well as if anything happens here at the City of Coral Gables, I'm recusing myself from that as well.

Mayor Valdes-Fauli: Alright.

Commissioner Quesada: Again, the focus should be on the issues and not my involvement.

Mayor Valdes-Fauli: Good.

City Attorney Leen: So, because this relates directly to Commissioner Quesada's recusal, what I would ask is that the Commission -- and I would like it to be unanimous, if the Commission is willing -- if it's not, then I think we need to -- we should discuss...

Mayor Valdes-Fauli: Alright.

City Attorney Leen: Whether we'd like to proceed.

Mayor Valdes-Fauli: Motion has been made and seconded.

Vice Mayor Keon: Second it.

Mayor Valdes-Fauli: Seconded by the Vice Mayor. All those in favor, say "aye."

The Commission (Collectively): Aye.

Mayor Valdes-Fauli: Opposed?

City Attorney Leen: (INAUDIBLE)

Mayor Valdes-Fauli: It's unanimous.

City Attorney Leen: Okay. And I've asked that Commissioner Quesada not vote on that item. He'll include that when he...

Commissioner Quesada: Okay, not a problem.

City Attorney Leen: I don't think he should vote on that, because it directly relates to him.

Mayor Valdes-Fauli: Alright.

City Attorney Leen: Okay, so with that, we're going to be discussing now Items G-1 and G-4. And G -- but please note, Mr. Clerk, that the vote was otherwise unanimous. Relating to Items G-1 and G-4, we will now have the Commission take those up. First will be Item G-1. And again, we really cannot discuss the lawsuit as part of Items G-1 or G-4.

Mayor Valdes-Fauli: Okay, let me -- I will run the meeting from now on, as opposed to the City Attorney. G-1 and G-4 -- and I would like to start by -- I asked the City Manager to take pictures of what we're talking about. And I would like, Madam City Manager, for you to show the public, show us those pictures that you have taken regarding our infrastructure. The first picture is a 60-year-old transformer and this is what we're talking about in Coral Gables. Another transformer. Look at the rust. Rusty transformer again. And, no trees around these transformers. Fallen pole. Look at that pole. That pole broke in half. And, look at the transformer burnt out and whatever. And this, again, is not hurricane-related.

Unidentified Speaker: That's a concrete pole.

Mayor Valdes-Fauli: There's not a tree around there. Look at the transformers. That pole broke in half, a tree didn't touch it. It's just that that pole is probably 25, 30 years old, termites, and FPL has not replaced it. This one also, look at it, the pole. Again, look at the transformer falling, and there's not a tree around it. Again, look at the transformer and its color. It's brown and burnt and not a tree around this broken pole. Same thing.

City Manager Swanson-Rivenbark: And, Mr. Mayor, these photos were taken by Code Enforcement. We have Code Enforcement working on illegal dumping, and then we also asked them to take these photos (INAUDIBLE)...

Mayor Valdes-Fauli: Look at the transformer there.

City Manager Swanson-Rivenbark: And there are addresses associated with each one.

Mayor Valdes-Fauli: This is the equipment that FPL has dedicated to the City of Coral Gables. Look at that. That's what we're complaining about. We don't want preferential treatment. We're not arrogant, or whatever it is that they called us. We want the service that we're paying for and we paid last year a 23 percent rate increase in order to have these rotten poles and the burnt out trans -- 60-year-old transformers. So, that's what we are upset about. We've been accused by FPL -- or it's been told that the problem is our tree canopy, our canopy and the trees fall on poles and fall on wires. You can see that the problem is our totally obsolete, antiquated infrastructure. And we have six crews, six tree trimming crews full time going around Coral Gables in order to take care of our trees and make sure that they don't -- that they're kept rational trees. And Mr. City Attorney, you want to discuss Resolution 2005-179, and then state law?

City Manager Swanson-Rivenbark: I'm sorry, Mr. Mayor.

City Attorney Leen: Yes.

City Manager Swanson-Rivenbark: Before you do that, you also asked the number of trees we've removed...

Mayor Valdes-Fauli: Yes.

City Manager Swanson-Rivenbark: That were diseased or compromised before, clearly, the storm. We removed 964 trees since 2015, and that included 75 ficus benjamina. And then we've also approved over 4,100 tree removal permits over the last ten years. So, we have had a program not only to trim our trees, but also to remove those that are diseased or vulnerable that are in the City right-of-way, and we have additional information, if you'd like that.

Mayor Valdes-Fauli: Thank you, Madam City Manager. Mr. City Attorney.

City Attorney Leen: Yes. So, there was a resolution, number 2005-179, that was adopted in 2005, where the City Commission basically went through a number of whereas clauses discussing a number of issues related to safe and reliable service to City residents, urging FPL to conduct necessary inspections and analysis to ensure equipment, including, but not limited to: powerlines, transformers and poles are properly and routinely maintained and making a number of other related findings. One issue in particular that was raised was that the City supports FPL's efforts and right to gain access to clear vegetation from utility lines on private property and to perform other maintenance work in order to maintain safe and reliable electrical service citywide. In addition, the City adopted a number of operative clauses requesting that FPL maintain safe and reliable electrical service citywide, as required by the Utility Tariff Fund filed with the Florida Public Service Commission; also, encouraging the City and its residents and businesses and private property owners to permit FPL the required access to clear and remove vegetation from utility lines, and to perform other maintenance work as required to provide safe and reliable service. And finally, that the City and Florida Power & Light will continue to evaluate the possibility of converting overhead electrical distribution to an underground system. All this was part of this resolution back in 2005, 12 years ago. In addition to that, Mr. Mayor, did you want me to discuss the law related to undergrounding or the law...

Mayor Valdes-Fauli: No, no. I want you also to discuss Florida Statutes 366.04, which you have there, or I have it otherwise here.

City Attorney Leen: Oh, is it in here?

Mayor Valdes-Fauli: Here.

City Attorney Leen: Sorry about that. Yes. I've also provided to you a statement from FPL itself related to FPL's legal authority to access customer property and clear vegetation away from

its powerlines. FPL cites the Florida Statutes 366.04 where they say that the Public Service Commission has the jurisdiction over this area and -- in terms of prescribing and enforcing safety standards for transmission and distribution facilities. And, then they say that these are minimum requirements with which FPL must comply. Notice they did say minimum. In addition to that, they cite to the National Electrical Safety Code and then 366.05, authorizing certain tariff rules. And when you go to their tariff, it mentions specifically in Tariff Rule 2.8, that FPL and its agents must have safe access to the customer's premises at all reasonable hours in order to trim trees and clear vegetation away from its powerlines. So, this tariff is incorporated into the law. It is enforceable, and FPL's position actually is that it's part of our tariff. That's what their attorney said yesterday. We're researching that, but regardless, they obviously view this as having a high level of dignity in terms of its enforceability. So, their Tariff Rule 2.8 says that they have this -- they need to have access, so that they can trim trees and clear vegetation away from powerlines. It also prohibits customers -- so, individual residents from allowing vegetation to interfere with their adjacent powerlines and equipment. It authorizes FPL to have perpetual unobstructed access to its overhead and underground powerlines and equipment to perform maintenance in safe, timely and cost-efficient manner. So, -- and there's another rule about recoupment of payments. So, the way I read all this together -- and it's particularly true, if you look at our franchise agreement and also Section 78-188 of the City Code -- FPL has the duty to maintain their powerlines. There's no question about that. They have the duty to maintain their infrastructure. In addition to that, they have the right to enter their easement and to cut back trees that are interfering with their powerline. They have the right to remove trees that are interfering with the powerline. That's a right that the City does not have. The City does not have the ability to go on someone's private property and cut...

Mayor Valdes-Fauli: But they have the right to do it.

City Attorney Leen: But, they have the right to do it and the obligation. And lastly, I just mentioned Section 78-188 of the City Code, which was adopted as a law of Florida in 1929, in Chapter 13-972, incorporated into our compiled Charter as Section 87, and then became a

provision of the City Code based on the Municipal Home Rule Powers Act, is my understanding, but is presently in our City Code, and it's been a City law since 1929, and it says a couple things. That the City has the right to require proper and adequate extensions of plant and service and the maintenance of the plant and fixtures at the highest practicable standard of efficiency. Let me say that again. The highest practicable standard of efficiency. That's for any franchise in the city, which FPL has a franchise. In addition to that, we have the right to establish reasonable standards of service and quality of products and prevent unjust discrimination in service or rates. So -- now, there is definitely truth to the fact that the Public Service Commission also has a role here, and in some areas, has exclusive jurisdiction. But, the issue that we're raising is that we have a contractual agreement with FPL and the Public Service Commission does not have jurisdiction over a franchise agreement. That's clear law. They do not have jurisdiction to look at enforcement of a franchise agreement. And this provision of our Code, which is a law of Florida, and which has been part of our Code, as I mentioned, since 1929 and predated this franchise agreement, should be read into the franchise agreement. It was adopted knowing that this was the law of Florida -- pardon me, the law of Coral Gables at the time, and it clearly gives us the right to expect the highest practicable standard of efficiency.

Mayor Valdes-Fauli: Thank you very much, Mr. City Attorney. So, as you can see from resolutions, from state law, and from our franchise agreement, they have the obligation to trim those trees. And we have six full-time crews in -- what is it, 13 square miles?

City Manager Swanson-Rivenbark: Approximately, sir.

Mayor Valdes-Fauli: Thirteen square miles, six full-time crews trimming trees. The County -- which is God knows how many times larger, only has two crews. And yet, I submit to -- I respectfully submit to our residents and other Commissioners that the problem here is our obsolete infrastructure. Our transformers were installed in 1967. 1967, at that time you had rotary phones. I mean, things are obsolete in 60 years. And that's FPL and that's their monopoly, and that's the way they're treating us. I would like to call members of the public that

wish to speak at this point in order for us then to engage in our discussion. Mr. Sergio Fernandez, please.

City Attorney Leen: But, don't we have a -- I'm sorry, Mr. Mayor. Aren't we going to be talking about the undergrounding of the transmission lines?

Mayor Valdes-Fauli: Yeah, but let's -- I think that both items are together in this case.

City Attorney Leen: Well, I just...

Mayor Valdes-Fauli: Mr. Fernandez. What?

City Attorney Leen: Well, I'm just concerned.

Mayor Valdes-Fauli: Well, the undergrounding...

City Attorney Leen: I just want to -- I just don't want to get into the lawsuit itself.

Mayor Valdes-Fauli: No, we're not going to get into the lawsuit.

City Attorney Leen: Okay.

Mayor Valdes-Fauli: Mr. Fernandez.

Sergio Fernandez: Thank you...

Mayor Valdes-Fauli: Good afternoon.

Mr. Fernandez: Mr. Mayor. Nice seeing you again. Commissioners, Honorable Mayor, thank you very much. I'm encouraged by what I hear here today at this meeting. But, I submit to you that a \$63,000 fine -- that's the last number I heard in the paper -- and a C&D order is not going to do it. I think we have to take very strong action to compel Florida Power & Light to do its duty. And I suggest to you -- and I don't want to get into the lawsuit...

City Attorney Leen: Well, I just -- if I may, Mr. Mayor, and I'm very sorry for interrupting. The reason why I went through all these laws is because I do think it relates to the undergrounding of the lines, because the problem is when the lines are above ground, there's all these problems that FPL's having. If we're going to start talking about the fine and actually filling the lawsuit...

Mr. Fernandez: I'm not going to talk about the fine.

City Attorney Leen: We're going to talk about it in a little bit.

Mr. Fernandez: Okay.

City Attorney Leen: After Commissioner Quesada leaves the room.

Unidentified Speaker: Okay, so (INAUDIBLE)...

Mr. Fernandez: I'll stand around.

Commissioner Lago: Thank you.

Mayor Valdes-Fauli: Okay. Commissioner Quesada, this is your item, together with Commissioner Lago.

Commissioner Quesada: Thank you, Mr. Mayor. So, we have been discussing with FPL for quite some time. My first meeting as an elected official, in 2011, was actually with a former City Attorney, Liz Hernandez, related to an issue that we were having with FPL with transmission lines. And since that time, we have been trying to push her -- I'm sorry, push FPL to go underground with the transmission lines. And really, for me, it came to a head actually relatively recently. We got quotes as high as \$35 million a mile to go underground with the lines, and I think the most recent was in \$17 to \$19 million range. They gave us a report saying what the cost would be. My biggest concern at that time was, obviously, it's -- we can't afford that. There's no way you can do a bond to get that done. It's too much money in order to be able to do that, so we felt like we weren't getting a fair shake there. When we were dealing with -- recently, the City of Miami got a quote from FPL in the neighborhood of about \$5 million a mile, and that's something that really bothered me, thinking, well, hold on a second. They're a block away, and they're getting a discount of almost 75 -- you know, basically 75 percent on that price. At that price, we could do it. We can do it without raising taxes. We can do it in an effective way that makes sense for all of us, and really, the focus really has been the transmission lines. There hasn't been -- there's been a partial discussion as to distribution lines. And, if I can just give you my understanding of what that means. The transmission lines are the large lines that you see running along US-1 that take the power from Turkey Point and push it not only into our city, but past our city north. Distribution lines are the lines that we see behind our homes, the ones that go into the backyards, the ones that go into the different areas that service us individually, residents, as well as businesses. Recently, last week, I spoke to a vendor of ours...

City Manager Swanson-Rivenbark: Yeah, he's here in the audience to speak to you.

Commissioner Quesada: From Stantec that has done undergrounding of distribution lines in different municipalities. I don't know if the rest of the Commission has had a chance to speak to him. He's here today. I would ask that you guys -- with your permission, Mr. Mayor...

Mayor Valdes-Fauli: Please. No, please, of course.

Commissioner Quesada: If we can ask some questions at one point or another. But, I think the idea -- and the reason I put this on the agenda is we need to find a way to underground these lines, and we can't rely on FPL to assist us in that process. We need to figure it out. Now, look, it's going to be a large number, whatever it is. We need to find a way to phase it in, so this is really for all of us to discuss and really -- you know, and staff give a significant amount of feedback as well. You may or may not be aware of Gables Estates recently has gone underground. I believe Casuarina Concourse, that street, they recently went underground. So, some of the neighborhoods, we could -- if we come up with a plan, we could offer it to some of those neighborhoods.

Mayor Valdes-Fauli: And it was not \$19 million a mile.

Commissioner Quesada: No, it was not.

Mayor Valdes-Fauli: Yeah.

Commissioner Quesada: It was not. I believe their number was \$900,000, but I mean, Stantec can give us a better response on that. I believe the number was around \$900,000 for that portion of the area.

Mayor Valdes-Fauli: Commissioner, I applaud what you're doing, and I'm with you a hundred percent. Because, as a -- we need that, I agree. And, we need it even more because our infrastructure is 60 years old. They haven't even bothered to keep up our infrastructure, so we need to do something radical, and that is undergrounding under our control and with our budget and...

Commissioner Quesada: Now, of course...

Mayor Valdes-Fauli: Our supervision.

Commissioner Quesada: Now, of course, obviously, we're still under a franchise agreement, so we, obviously, have to comply with that agreement. But, we got to make sure -- and whatever we build has got to make sure that it suits the specifications that are needed to bring in, obviously, whatever power is needed for our community. But -- I mean, I bring this to the Commission -- I bring this in a public setting, because I think it's important for us. We need to create a plan, whether it's a plan that is going to take two years to implement or 30 years to implement. But the point is, as we saw in 2005, the City Commission approved unanimously to try to push FPL to underground and nothing happened. So, I mean, we're sitting here 12 years later and we want the same thing. And, I think the only difference this time around is we got to take matters into our own hands and we need to start some sort of process. Whether it means we start in certain locations or we start citywide, different ways -- I don't know what the answer is at this point, but we need to make an aggressive movement forward to be able to achieve that goal. With that, Mr. Mayor, if it's okay with you, I would like...

Mayor Valdes-Fauli: Absolutely, please.

Commissioner Quesada: The representative from Stantec to come up here.

City Manager Swanson-Rivenbark: We have what's called a CCNA. We have a list of our consultants that we can call on during the year through competitive selection. Stantec is one of our consultants, and they're uniquely qualified to speak on this because they have served other cities and areas in undergrounding.

Commissioner Quesada: Can you just give us a little bit of background on what Stantec has done in the field of -- you explained to me Juno Beach and your experience and your knowledge, so for the benefit of everyone here.

Ramon Castella: Okay, thank you. Mr. Mayor, Commissioners, good afternoon. Ramon Castella, with Stantec. Previously, we were C3TS. We've been working for cities a long time. We've worked with -- the one community that we've done that the whole thing was put underground was the Town of Golden Beach, which is the northernmost city along A1A in Dade County. They just did it about three years ago. It was completed. It's a small city. It's only 400 homes, but the whole town was put underground. We've also worked with Key Biscayne. We did limited portions of the island, and we looked at an overall plan for them. We also worked with Palm Beach, and we also worked with Sunny Isles. Not a lot of towns have done it -- cities have done it, and it's because, primarily, because of the cost, as you'll see, as we get into the presentation a little bit. I have a short presentation. It's only 12 slides. We were asked to look at this, you know, on a very 40,000-foot level order of magnitude study to show you, you know, what it would take to accomplish undergrounding in the city, so...

Commissioner Quesada: Real quick question.

Mr. Castella: Yes.

Commissioner Quesada: Were those done in conjunction with -- are those cities -- I'm assuming Key Biscayne is -- but do they have franchise agreements with FPL?

Mr. Castella: Yeah.

Commissioner Quesada: Okay.

Mr. Castella: All of them.

Commissioner Quesada: And those were paid for by the municipalities, if you know?

Mr. Castella: Yeah. Well, the -- FPL will pay a certain portion of it, like 25 percent, and the rest is borne by the City. In the case of Golden Beach, they did a General Obligation Bond. The parts that Key Biscayne did, they paid for it out of just ad valorem.

Commissioner Quesada: Okay.

Mr. Castella: Okay, so next slide, please.

Commissioner Quesada: You have the control right in front of you.

Mr. Castella: Oh, I do, sorry.

Commissioner Quesada: Yeah.

Mr. Castella: Okay, so we looked at the entire city. And primarily, north of Sunset Drive is where the overhead utilities exist. South of Sunset Drive, it's very limited pockets west of Old Cutler Road. So, north of Sunset Drive, you have the bulk of the undergrounding to be done. In the light blue on the right of the screen, you'll see the commercial areas and multifamily. When you break it down, you have about approximately 9,000 single-family homes, all of which are overhead north of Sunset, about 440 acres of other uses; again, multifamily, commercial, light industrial. And then, south of Sunset, it's much more limited. So, what you have today is basically it's all overhead. You can see -- you have your cable TV, your telephone hung below, and then your high voltage electric above. You have your transformers, as was shown earlier, up on the poles, and then most of your service drops to homes and businesses are done with aerial cables as well. When you go to an underground system -- and you've seen it in different parts, I'm sure -- you basically put all of that underground, but there's still elements that stick up above the ground, as you see in the picture here. You have the large green box with an electrical transformer. You have one of those for every three or four homes, approximately. And then the two smaller pedestals next to it are -- one is for cable TV and the other one is for the telephone.

And these are -- stay above ground. They -- in most cases, they can be landscaped around to, you know, kind of shield them and -- so they're not...

Commissioner Quesada: So, that's what it looks like, one every three or four homes, you said?

Mr. Castella: Correct.

Commissioner Quesada: Okay.

Mr. Castella: Every three or four homes, depending on the size of the homes, but approximately that. You can, again, landscape around them to kind of hide them. A lot of communities have done a good job with that. You have to have, you know, the room because you got to leave for safety certain clearances around the equipment. There's also some larger equipment, like the ones you see here. These are electric switch cabinets that were put in on Golden Beach. They're call vista equipment. It's one for every 800 homes, approximately. But again, these are usually in pockets where you can landscape around. What you would not be burying, as Commissioner Quesada mentioned, are the high -- very high-tension transmission lines, like you see along US-1 and Ponce on the left, and of course, your substations. There's only one in the City, that's University of Miami. The rest are around the perimeter of the city. Those would stay above ground. Your electric service drops, you'll see on the left the typical aerial drop that exists in the city today. It would all have to convert to an underground feed, like the blue house on the right, where you see the pipe coming up from the ground and into the meter. So, some of the advantages and disadvantages of going to underground. Of course, one of the big advantages is more resilient to wind and weather, because mostly everything is underground. Less frequent outages due to wind events and any wind events, not just hurricanes because it's not in contact with the trees. And of course, the aesthetic and community enhancement, because all that eyesore goes away. There are some disadvantages, the disruption and inconvenience of having work done. The high cost of installation -- that's primarily what's kept most places from actually doing it. When you do have damage in the system, because it's underground, it's harder

to locate. It's not in plain sight. And certain elements of the systems, like the transformers and so forth, they are susceptible to flooding. In other words, if you have a storm surge, the power will go out. But when the water goes out, as long as it's not damaged, they could be sprayed down with fresh water and put back in service.

Commissioner Quesada: You said if there is a storm surge, power will go out? I was told there are certain areas of Brickell that were underwater and they still have power.

Mr. Castella: Well, I should have said it could go out. If there's -- if the water comes up and there's a short in the transformer or something...

Commissioner Quesada: You said the water reaching the level of the transformer...

Mr. Castella: Yeah.

Commissioner Quesada: Not above the lines.

Mr. Castella: Correct. Yeah, those...

Commissioner Quesada: Got it.

Mr. Castella: The lines are underground. They're in the water. It doesn't matter.

Commissioner Quesada: They're in the water; it doesn't matter, okay.

Mr. Castella: It's when it gets to the above ground equipment.

Commissioner Quesada: So, it's about protecting the transformer itself.

Mr. Castella: Correct.

Commissioner Quesada: Got it.

Mr. Castella: Exactly. And then, you know, based on the information we have on the city, the number of homes and so forth, we did a cost estimate. What you see on this table -- it's very hard to see, but it's actual data from five different communities that have done it. And it ends up being, approximately, for single-family homes, \$20,000 per single-family home to bury everything, power, cable and telephone, and then do the restoration. So, using that number and another number for the commercial area, we came up with -- north of Sunset, you're probably talking \$225 million to underground everything; south of Sunset, it's a lot less. And the total, including a 10 percent contingency, is right at \$250 million, as a, again, very -- 40,000-foot study, but that's order of magnitude what you're talking about to do the whole thing. Of course, Commissioner Quesada mentioned earlier this is a phased process. We can't just come in and do the whole city at once. FPL couldn't keep up with that pace anyway, nor would you want to tear up the whole city all at once. So, you know, we would see this as a multiyear, probably as much as ten years, to do everything. Golden Beach, which is only 400 homes, took like a year and a half to actually do the work once everything was paid and the designs were done by FPL. So, it's, you know, kind of a lengthy process.

Commissioner Quesada: A few quick points that you and I discussed. I just want to make everyone else aware of this, a few different options to do it. You can do it behind the homes in existing locations, or you can do it in front of the homes.

Mr. Castella: Correct.

Commissioner Quesada: And the placement of transformers, obviously, there are a number of locations. It doesn't have to be in a certain spot every time. They could be moved around. So, there's a little bit -- malleable, in that respect.

Mr. Castella: Correct.

Commissioner Quesada: Relatively.

Mayor Valdes-Fauli: So, even if the easement is in back of the home, you can do it in front of the home?

Mr. Castella: Correct. And that's what Golden Beach did.

Mayor Valdes-Fauli: Yeah.

Mr. Castella: They had the powerlines, like Coral Gables, in the front -- I mean, in the backyards. And when we redid it, everything was placed out in the swale of the road and new services were run in from there into the homes. The transformers were all in the right-of-way. They were not on anybody's actual property.

Mayor Valdes-Fauli: And you gave us the cost per home. What's the cost per mile?

Mr. Castella: It depends on, you know, if it's -- within the distribution system, you have different levels of voltage.

Mayor Valdes-Fauli: Give us a number.

Mr. Castella: I don't know. We didn't really price it that way, but...

Mayor Valdes-Fauli: Okay.

Mr. Castella: I mean, we could give you a number.

Mayor Valdes-Fauli: Okay.

Mr. Castella: I just don't have it off the top of my...

City Manager Swanson-Rivenbark: Mr. Mayor, I want to -- I don't want our residents to fall over in a panic. If this is the direction that the Commission wants us to further review and fine tune, we can figure out how to -- over a 20-year period, over a 30-year period, that we would finance in conjunction with the homes.

Mayor Valdes-Fauli: No. This is the very first time this has been discussed after Irma, and I think it's a wonderful discussion. If this had happened in 2005 when this other resolution was passed, we would be 12 years into the program already. I agree that it is a very lengthy process and it's expensive for our residents, but it's something that we should discuss and we should provide our residents the alternative of doing this, and I think it's a very worthy cause, Commissioner Quesada that you brought up. And we thank you for your expertise and count on your support from now on.

Mr. Castella: Thank you.

Mayor Valdes-Fauli: Commissioner Lago.

Commissioner Lago: I just want -- again, I don't want to, you know, belabor the point, but I mean, I think what Commissioner Quesada mentioned is correctly on point. Construction costs continue to go up. Just in the last six months, steel has gone up 20 percent. So, if you bid on a project or you gave a proposal, your number is obsolete, because it's -- you have to tell your client, listen, just on this line item alone, it's 20 percent higher. It is what it is. That's where the construction costs and labor costs are going. So, like the Mayor said, if we would have started this project in 2005, the number would not have been \$250 million. I mean, look at the

Metrorail. Look at the cost to finish the Metrorail. I think it was close to a billion dollars or \$900 million. Now, we're talking about we can't do even one line with that. So, we can either continue to talk about it or put a real conceptual price, a proposal together. Hire an outside consultant, either it be Stantec or, you know, I have another company that reached out to me, KPMG, who is a professional in regards to infrastructure. It doesn't matter who it is, as long as they're credible and they have the experience. What we need is a real baseline to find out what the number's going to be, and then, like I said before when I think we all voted on it and said that we have real interest and we wanted staff to move forward with the idea of undergrounding. We need to put it before the voters in a referendum, and they need to have all the numbers that really are going to affect us, with a real schedule. Because he's giving you a real good number, but he's putting ten percent contingency. You know, when you put out construction numbers, he'll tell you, it either ranges from zero to about ten percent. And I'm pretty sure on this project -- and he's the expert. I'm pretty sure we'll use all ten percent on the contingency because this is, again, a very difficult and complex procedure to accomplish. Again, if you tie somebody down now and you do it in multiple phases, you can hopefully tie down the price. If you wait another ten years, this number's not going to be 250. It's going to be \$600 million, if not more. Do you disagree with my findings or no? You don't have a crystal...

Mr. Castella: It will definitely be more. And like you said, compared to 2005, we've probably gone up, you know, 20, 30 percent overall in construction costs.

Mayor Valdes-Fauli: Would somebody like to make a motion for discussion, of course, that we empower -- or that we commission the City Manager's Office to start or to report to us on conducting a study with various -- I'm sorry, with various competitive bids and various consultants to start the process of undergrounding our lines?

Commissioner Quesada: Now, I have no problem making that motion. I just want to be clear it's for a future either referendum vote or...

Mayor Valdes-Fauli: Yes, yes, of course.

Commissioner Quesada: Decision for us to make.

Mayor Valdes-Fauli: Of course.

Commissioner Quesada: So, basically work up...

Mayor Valdes-Fauli: But let's start the study.

Commissioner Quesada: Work up a financial -- options for a financial plan, options for a build-out plan just so that we can have a -- make a well-informed decision.

Mayor Valdes-Fauli: And then we'll discuss...

City Attorney Leen: Can I add...

Mayor Valdes-Fauli: How to finance it...

Commissioner Quesada: Yeah, so...

City Attorney Leen: Mr. Mayor...

Mayor Valdes-Fauli: You know, bond or trim...

Commissioner Quesada: Yeah, and build it out, the whole thing.

Mayor Valdes-Fauli: And whatever it is.

Commissioner Quesada: Soup to nuts.

City Attorney Leen: Mr. Mayor...

Commissioner Quesada: So moved.

Mayor Valdes-Fauli: Is there a second?

Commissioner Lago: No, but I just wanted to...

City Attorney Leen: Can I just add one legal point? So, the -- I've circulated to you a memorandum from Heather Encinosa, which indicates that a special assessment is a possibility, so is a bond and a referendum. In addition to that, we've also asked regulatory counsel to look at the franchise agreement, which I mentioned before, to look at what are FPL's rights vis-à-vis if we underground the lines. Are we able to remove the above-ground lines? Are we able to get a reimbursement -- there's a 25 percent credit that's typically used for cities if they underground that FPL will approve. So, although...

Commissioner Quesada: So, that's -- I'd say that's part...

City Attorney Leen: Yeah.

Commissioner Quesada: Of it, as well.

City Attorney Leen: So, I want to just...

Commissioner Quesada: It's a full...

City Attorney Leen: So, I wanted to make sure you're aware I'm doing that as well.

Commissioner Quesada: It's financial. It's technical. It's legal, just to ensure that we...

Mayor Valdes-Fauli: We're asking for that.

Commissioner Quesada: Have all the information.

Mayor Valdes-Fauli: We are asking for that study, yes.

Commissioner Lago: And I also -- I mean, I know that -- again, obviously, this will be considered, but just make sure that we take in consideration future potential annexations; that'll drive up price.

Mayor Valdes-Fauli: Right.

City Attorney Leen: That's true.

Commissioner Lago: And I -- I don't -- I think this is critical that we spend the money on this -- on somebody who's credible. Again, I don't want to -- you know, I don't want to do, you know, a study that shortchanges the City. I want to do something...

Mayor Valdes-Fauli: Right.

Commissioner Lago: That is really extensive, that gives us a full rundown of what we're looking at.

Mayor Valdes-Fauli: Motion has been made and seconded that we study this issue; ask the City Manager to study the feasibility of undergrounding the lines, how to do it, when to do it, how to finance it, and everything else.

Commissioner Mena: And, I would just add -- I think something that we should also include in that is an analysis --, because the one thing I'm missing here -- an analysis of how the neighborhoods that do have underground lines fared post storm...

Mr. Castella: Oh, good point.

Commissioner Mena: By comparison.

Mr. Castella: And actually, I meant to bring that up.

Commissioner Mena: Because, I don't want to just operate on the assumption that...

Mr. Castella: Yes, yes, yes.

Commissioner Mena: They fared better than...

Mr. Castella: I can give you an example specifically for Golden Beach. After we met with the Assistant City Manager and the Public Works director, they asked us, hey, reach out to Golden Beach to see how they did. They lost power on Sunday night. So, again, Golden Beach, small city, 400 homes. It's all underground, but they're actually fed from both directions, from Sunny Isles and Hallandale Beach, overhead. So, they lost power because the overhead...

Commissioner Lago: Transmission lines.

Mr. Castella: Connected into them went down, and they didn't get power back until Thursday. But once they did, the system was fine. Everybody was up and there was no...

Commissioner Quesada: But that was related to an over ground line -- above ground line.

Mr. Castella: And it was related to how they're fed.

Commissioner Quesada: And in the City of Coral Gables, I mean, obviously, we have the transmission lines that run parallel to our city or right through our city...

Mr. Castella: Correct, right, so you get it...

Commissioner Quesada: Did any of those trans...

Mr. Castella: Straight from the source.

Commissioner Quesada: We get it straight from the source. Did any of the transmission lines go down during Irma that you're aware of?

Mr. Castella: Not the big transmission lines. Nowhere in the state did they go down.

Commissioner Quesada: So, assuming an apples-to-apples comparison, we would have not gone down?

Mr. Castella: Correct.

Commissioner Quesada: I guess it's a...

Mr. Castella: Correct. If you were underground...

Commissioner Lago: Yeah, if there wasn't a break in the transmission line.

Mr. Castella: Right.

Commissioner Quesada: Correct.

Commissioner Lago: So, up and down US-1.

Mayor Valdes-Fauli: Okay.

Commissioner Mena: And also, yeah, I think we should still do additional analysis beyond that...

Mr. Castella: Yeah.

Commissioner Quesada: Of course.

Commissioner Mena: Tangential. I can tell you our offices in Brickell were open on Wednesday.

Mayor Valdes-Fauli: Yeah. Will you call the roll, Mr. City Clerk?

Commissioner Mena: Yes.

Commissioner Quesada: Yes.

Vice Mayor Keon: Yes.

Commissioner Lago: Yes.

Mayor Valdes-Fauli: Yes.

(Vote: 5-0)

Mayor Valdes-Fauli: Thank you very much, sir.

Mr. Castella: Thank you.

Commissioner Quesada: Thank you so much.

Commissioner Lago: Thank you.

Vice Mayor Keon: Could we also -- could we just make sure also that the way that the information is prepared and comes back to us, that it is -- whether via summary or an executive summary or something that can be put online and is available to the public and understandable by the public as to, you know, what we're looking to do, what it involves, what the cost is or whatever, so it doesn't -- we can refer people to it because you know that it'll -- the message will change as it goes through the different networks.

Mayor Valdes-Fauli: Vice Mayor, I fully agree with you, and thank you for bringing it up. That we have so much pressure and so many comments have been made on our need to underground these lines that the more information we can give our residents...

Vice Mayor Keon: Yeah.

Mayor Valdes-Fauli: The better it is. I agree with you.

Vice Mayor Keon: (INAUDIBLE)

Commissioner Quesada: Just one last point on the last motion we made. Timeframe, I know we have a lot going on. I know our staff has been pushed to the limit in the last month or so. What - - Madam City Manager, when do you think we'll have a working draft with some information?

City Manager Swanson-Rivenbark: Why don't -- I'm not trying to punt, but why don't we give that back to you at the next meeting what the full schedule is, what the public...

Mayor Valdes-Fauli: Good.

City Manager Swanson-Rivenbark: Information campaign is, what our financial plan, how it will develop. We'll give you a game plan for moving forward.

Commissioner Quesada: Perfect. No, because I realize it's a lengthy task.

Mayor Valdes-Fauli: Mr. Fernandez...

City Manager Swanson-Rivenbark: We want to be accurate (INAUDIBLE)...

Mayor Valdes-Fauli: You want to come up?

City Attorney Leen: Well, wait. So, Mr. Mayor, how do you want to do this? G-4 is the blue ribbon committee, which Commissioner Quesada can participate in. And then, J-1, which is what he wants to talk about...

Commissioner Quesada: I'll make this real simple. I'm in favor of a...

Mayor Valdes-Fauli: Yeah, go ahead. G-4, the blue ribbon committee.

Commissioner Quesada: Blue ribbon committee to discuss what happened.

Mayor Valdes-Fauli: Yeah.

Commissioner Quesada: So moved.

Commissioner Lago: What I'd like to see is...

Mayor Valdes-Fauli: Second?

Commissioner Lago: A pre and post real understanding of what occurred, and each one of us, including the Manager and City Attorney, whatever we decide, to appoint one person who can really come back to us with an analysis of what their recommendations are.

Vice Mayor Keon: I'm having a little bit of trouble understanding exactly what it is you're asking for here. I mean, it looks...

Commissioner Lago: Well, I'll repeat it.

Vice Mayor Keon: Is it related to FPL or...?

Commissioner Lago: I'll...

Mayor Valdes-Fauli:

Vice Mayor Keon: I just want to be...

Commissioner Lago: No, it's all encompassing. It has to do on many different levels. What can the City do -- I'll give you an example.

Vice Mayor Keon: Okay.

Commissioner Lago: We had -- and again, this is not fault to the Manager. We had one firm prequalified from 2007. I'll explain to you. When I go after my pre-qualifications for the School Board, for Jackson, for FIU, for the US Post Office --, which are some of my clients that I represent -- I have to renew my pre-qualifications that are open to the public every two to four years, as per my continuing services contracts, my JOC contracts, my job order contracts, my

CM contracts with these municipalities or agencies at a state level. So, what -- that's just an example of something that I think that I would have done differently. I wouldn't have kept the solicitation open from 2007 without having visited that every three or four years. And, I think the Procurement Department or someone like Peter Iglesias will tell you that that's standard operating procedure, and in this situation, it failed, because we didn't have a natural disaster in how many years or how many decades was that that affected us, and maybe that fell by the wayside. That's just one example of something that I personally, if I was on the blue ribbon committee, would say, okay, let's analyze this first. Who is our disaster relief contractor, okay? The following company. Why don't we use a multitude of disaster relief companies? Why isn't this revisited every four years to make sure, number one, that company is even open, that that company's still active. That's one example.

Vice Mayor Keon: Okay. Do we -- what happened -- when did we renew our contract...

Commissioner Lago: 2007.

Vice Mayor Keon: With these -- in 2007 with Summit or...

Commissioner Lago: AshBritt.

Vice Mayor Keon: You mean the people -- AshBritt. Is that...

City Manager Swanson-Rivenbark: I'm going to have the Finance director come forward to answer whatever questions you have.

Commissioner Lago: Like I'll give you an example...

Vice Mayor Keon: Okay.

Commissioner Lago: Our CM contract -- our CM contract with the School Board, you have ten prequalified contractors that were chosen out of about 50 that applied and went through a very vigorous process. And that happens every four years.

Finance Director Gomez: The RFP for debris removal services was conducted in late 2008. We entered into the contract in 2009. It was -- I don't remember exactly how many years, but then we had renewed -- valid renewals on that contract. We are in the last renewal of that contract. So, we will be going out for RFP going forward. But, we are still in a valid contract.

Commissioner Lago: Okay, then excuse me. I'm wrong. But I mean, for example, I wouldn't have had just one contractor.

Finance Director Gomez: Well, we have two contractors on file.

Commissioner Lago: Two contractors, but you have one through two -- I mean, again...

Finance Director Gomez: Right.

Commissioner Lago: For example, you don't have -- who would have known that you would have had three 500-year storms in a matter of 22 months, or you would have had the issue of Irma and Harvey going at the same time. But why not have more? That's just one example. I mean, there's many, many reasons. For example -- I'll give you -- you probably don't know this. But, the person that -- if I'm lucky enough to have them -- and I spoke with them yesterday and I'm trying to convince them to be involved -- they were one of the head people here for FEMA, and they were -- right now, they're leading the Red Cross. If I get that person to serve as my appointment, he has a wealth of knowledge -- I don't think many people in South Florida have the amount of knowledge. He knew, you know, exactly how to deal with FEMA, the issue of recovery costs. He explained to me the entire process that he's dealt with, and he's traveled the entire United States dealing with similar situations like we're in. I think it's a great opportunity

to get people who are qualified in a room and see how we can be better not only before -- not only after, but before. It's a simple -- I mean, again, it's a simple analysis that I think it would benefit the City and benefit the residents.

Commissioner Mena: I agree. I mean, I don't think you...

Commissioner Lago: And again, you don't have to name somebody if you don't want.

Commissioner Mena: No. I don't think you need to limit yourself to a specific area either.

Commissioner Lago: Of course.

Commissioner Mena: I think it's all encompassing.

Commissioner Lago: All encompassing.

Commissioner Mena: How can we do better? I mean, I think that's an important...

Vice Mayor Keon: You know -- I mean, I...

Commissioner Lago: I'll give you a great example. I'll give you a great example. I always look up at my transmission -- my transformer behind my house because I undergrounded, and it cost me about \$2,000 when I renovated my home. I paid that out of my own pocket through FPL, and I got a permit through the City. I always looked at my transformer and my wooden pole, and I was always concerned, you know, that pole may fall one day, because it just didn't look so stable. I never even thought until I spoke to one of the linemen that were working in my street, you know, they were very clear and they said, Vince, I just want you to be aware that, you know, we're here working because, you know, it's our job, but it was an incredible disservice the existing infrastructure that you have here. And, I said I'm not an electrical specialist. I said,

what do you mean? He goes, Vince, some of your transformers have to be over two or three dozen, you know, years old; 20, 30, 40 years old.

Mayor Valdes-Fauli: Sixty years old.

Commissioner Lago: Sixty years old, in some cases. I never knew about that. It would be great if we could get somebody who has that experience to say, listen, maybe there's certain things that we overlooked that can always make us better. That's the purpose.

Vice Mayor Keon: But those are things...

Mayor Valdes-Fauli: Okay.

Vice Mayor Keon: I mean, to me, those are things that are...

Mayor Valdes-Fauli: You want to make a motion about...

Vice Mayor Keon: Those are FPL...

Mayor Valdes-Fauli: The blue ribbon committee?

Vice Mayor Keon: Issues, though, that you need to deal with. I -- you know, I think we can always look at what we did. I'd like staff to sit down and, you know, when we get through this and, you know, during -- they themselves could tell you what did we do well, you know, where could we have done better, and then meet with experts or a peer review or something to say how do we do this better. But you know, before you have somebody come in, it's like, what are they going to do, like what are they going to look at? They're going to have to get a report from staff as to what they're going to do. So, you have to give them the time to do it, and then how do you do that?

Commissioner Mena: But you can...

Commissioner Lago: I mean, I disagree. There's -- for example, when I sat down with this gentleman yesterday for almost two hours, he told me, Vince, there's recovery czars that exist. And he was involved in many, many disaster reliefs, so he came onto the ground, and the first thing he said, I go, listen, if you want to do a real analysis of what's going on and how we can address your current concerns and make sure that these don't happen again in the future, whatever the issues are, I recommend that you hire this recovery czar who will explain to you -- not only maximize your FEMA recovery, but also say, listen, we could do the following better. I don't think we lose anything. I have that all the time in my office, in my own personal business. We have people who come in that do audits. We have people who do reviews of whether, you know, our firm is running at full capacity. Are we overlapping on certain positions? You know, again, it's a simple analysis. It's not that complex. The end goal is to really benefit the City and the residents that we represent.

Vice Mayor Keon: Right.

City Attorney Leen: Commissioner...

Vice Mayor Keon: And I agree with you. But, I also think we have an internal audit that is a process audit group that we hire to do audits that can look at emergency management and whatever goes through. I mean, if you want to have a voluntary group and let them work or whatever...

Commissioner Lago: No, but not only voluntary...

Vice Mayor Keon: I mean, I don't -- it doesn't make any difference to me. I just think that you have all of the wherewithal within the city currently between your staff and the people that we

have in place to be able to do that. And, I think the internal audit group that we use in the City that looks at -- and they are looking at -- it's not a financial audit group. It's an operational audit group that's...

Commissioner Quesada: You know, I...

Vice Mayor Keon: Looking at the different things. I think they can do it.

Commissioner Quesada: I agree with the committee, with Vince's proposal, just because we may get a different perspective from residents.

Commissioner Mena: Right.

Vice Mayor Keon: Because what?

Commissioner Mena: Different perspective.

Commissioner Quesada: Different perspective from residents that have went through it...

Commissioner Lago: Because, like, for example, I just learned right now from our Finance Director that we had reviews every few years. I didn't know that. But I'm pretty sure -- I'm pretty sure, and we have a very competent staff, but if my appointment gets the okay from the Red Cross -- and he's a Coral Gables resident -- to actually become involved, I think we'll all learn a lot. And, I personally believe -- and I'm always learning. The moment you know it all is the moment I think you're in the biggest trouble.

City Attorney Leen: Mr. -- Commissioner...

Commissioner Lago: So, I'm going to make the motion.

City Attorney Leen: Commissioner, can I add...

Commissioner Lago: Yes, sir.

City Attorney Leen: May I add one thing?

Mayor Valdes-Fauli: Make the motion, please.

City Attorney Leen: You had me draft this title.

Commissioner Lago: Yes.

City Attorney Leen: And my understanding is that the purpose of this is to have individuals that are professionals and experts, who would also be City residents, but they would all be experts in the field, that would include a representative of Florida Power & Light. They would include a representative from Miami-Dade County. I mean, one issue that's come up that Peter and I have been working on is trying to make sure that there's enough locations to dispose of waste in the County, and there's not. And so, we've been having this back and forth with DERM. So, there's a lot of things that we can...

Commissioner Lago: So, let me ask you...

City Attorney Leen: Learn from this experience that...

Commissioner Lago: Let me answer that question. Did staff know that there was limited locations for dumping? Did staff know that DERM was going to give them trouble in regards to --? They didn't because no one...

City Attorney Leen: No.

Commissioner Lago: Expected a hurricane to hit us, you know, two weeks ago. I mean, again, staff can only prepare for so much. They have their plate full. I mean, especially Mr. Iglesias and Mr. Santamaria. They're dealing with, you know, everything from our downtown to our public safety building. Again, we are prepared and we do the best that we can, but there's certain things that maybe go on the backburner, because you're dealing with present issues. A hurricane comes out of nowhere and you prepare for it maybe seven to ten days that you know about it.

Vice Mayor Keon: Right.

Commissioner Lago: And for the last 12 years, 13 years, since Wilma, I guess, we haven't had an impact of any significant value.

Vice Mayor Keon: But, I think that our staff knows that in order -- if there is a hurricane or if there is an event that is a FEMA-reimbursable event, they know the process that they have to go through. They know that the debris sites have to be certified by FEMA. Now, how quickly that moves, I don't know anybody else who is going to tell you that. But do they know those things? Yes, they know those things.

City Attorney Leen: And Commissioner...

Commissioner Lago: But, you know the good thing about it, then it'll just be -- it'll be -- we'll be learning the same thing we've learned before.

Commissioner Mena: Belts and suspenders.

Mayor Valdes-Fauli: Yeah, but we're...

Commissioner Lago: It'll be belts and suspenders. And you know, at the end of the day, it'll just be, you know, reiterating and re-instilling what we know.

Mayor Valdes-Fauli: We're talking about the formation of a blue ribbon committee.

Vice Mayor Keon: You know, but Commissioner...

Mayor Valdes-Fauli: Why don't we stick to the subject?

Vice Mayor Keon: To Commissioner Quesada's point, it doesn't involve residents. This is not from a resident perspective. This is from a disaster...

Mayor Valdes-Fauli: Well, no, no.

Commissioner Mena: Can I clarify...

Vice Mayor Keon: Preparedness...

Commissioner Lago: Of course.

Commissioner Mena: One thing from what...

Vice Mayor Keon: Perspective. That's what you said.

Commissioner Mena: From what Craig said was did you contemplate it being only residents?

Commissioner Lago: No.

Mayor Valdes-Fauli: No. Of course not.

City Attorney Leen: They don't have...

Mayor Valdes-Fauli: No, no, no, no.

City Attorney Leen: Someone said...

Commissioner Lago: I just...

Mayor Valdes-Fauli: (INAUDIBLE)

Commissioner Lago: I just found it interesting...

City Manager Swanson-Rivenbark: Mr. Mayor, it's going to be really hard to take minutes...

Vice Mayor Keon: From a resident perspective...

City Manager Swanson-Rivenbark: With all of this active conversation.

Commissioner Lago: I just thought it was great that when I spoke to this gentleman about a week ago, he happened to be a resident.

Mayor Valdes-Fauli: Okay, can we...

Commissioner Lago: I thought it was great.

City Attorney Leen: Mr. Mayor...

Mayor Valdes-Fauli: Can you call the roll, please?

City Attorney Leen: Mr. Mayor, there's one other part to the -- I'm sorry, sir -- resolution. You had also said, Commissioner, that you had wanted a city representative...

Commissioner Lago: Of course.

City Attorney Leen: And you had wanted it to be Peter Iglesias. I remember you...

Commissioner Lago: Would love to.

City Attorney Leen: Told me that, okay.

Commissioner Lago: I would love to. And I would love to have an FPL representative.

Mayor Valdes-Fauli: Will you call the roll, please?

Commissioner Lago: If anybody wants...

City Clerk Foeman: We need a mover and a seconder.

Commissioner Mena: We did.

Mayor Valdes-Fauli: There was a mover and second.

Unidentified Speaker: I second.

Mayor Valdes-Fauli: Yeah.

City Clerk Foeman: Okay.

Commissioner Quesada: Yes.

Vice Mayor Keon: Yes.

Commissioner Lago: Yes.

Commissioner Mena: Yes.

Mayor Valdes-Fauli: Yes.

(Vote: 5-0)

Mayor Valdes-Fauli: Okay, we'll take a five-minute break at this point.

City Attorney Leen: And then we're going to be coming back to discuss the FPL case.

Commissioner Quesada is leaving the room now.