

MINUTES

Beautification Committee

Tuesday, May 12, 2026 – 10:00 AM
via Zoom Conferencing only

1. **CALL TO ORDER and ROLLCALL:** The Key Colony Beach Beautification Committee was called to order by Chair Bachman at 10:00 AM, followed by Rollcall. **Present:** Chair Sandy Bachman, Vice-Chair Pam Geronemus, Dave McKeehan, 1st Alternate Jo Corso. **Absent:** Janie Byland, Janice Mueller, 2nd Alternate Nancy Helme. **Also present:** City Clerk Silvia Roussin, City Administrator John Bartus, Vice-Mayor Doug Colonell.
2. **AGENDA ADDITIONS, CHANGES, OR DELETIONS:** City Clerk Roussin reported on the addendum to the proposed Beautification Budget for FY 26/27 from Dave McKeehan under agenda item 6a. Dave McKeehan requested the addition of a proposal for the Detention Pond under item 7(4). Chair Bachman requested the addition of a discussion of the 4th of July Celebration under item 9e. There were no other additions, and Chair Bachman asked for a motion to approve.

MOTION: Motion made by Vice-Chair Geronemus to approve. Dave McKeehan seconded the motion.

DISCUSSION: None.

ON THE MOTION: Rollcall vote. Unanimous approval.

3. **INTRODUCTION OF GUESTS:** None.
4. **CITIZEN COMMENTS & CORRESPONDENCE:** None.
5. **APPROVAL OF MINUTES:** None.
6. **BUDGET UPDATE**
 - a. April Budget Report
 - b. April Giving Tree Report
 - c. FY26/27 Budget Requests

Dave McKeehan provided a budget update, reporting that funds remain available in the current budget. Chair Bachman discussed upcoming work and planned landscaping projects, noting that some projects are being deferred. Dave McKeehan suggested using available funds this year for items otherwise planned for next year, including repairs to the pond, channels, gullies, and the stream leading into the pond.

MOTION: Motion made by Dave McKeehan to spend \$10,000.00 on Detention Pond repairs. Chair Bachman seconded the motion.

DISCUSSION: Dave McKeehan provided additional details on his proposal for repairs. Vice-Mayor Colonell clarified that no approval had been given for the discharge of Stormwater into the pond. Chair Bachman asked Dave McKeehan for specifications of the needed work for instructions. City Clerk Roussin asked Dave McKeehan to write a memorandum to the City Commission on the requested work, which Dave McKeehan confirmed he would provide.

ON THE MOTION: Rollcall vote. Unanimous approval.

Dave McKeehan continued his discussion of the proposed FY 2026/2027 budget of \$41,150.00, noting that it is approximately \$1,150 higher than the current year's budget and that a surplus remains, which may reduce the overall need. Chair Bachman raised irrigation needs for the city, including the Coconut Path, the Center Island, and other landscaped areas. Dave McKeehan noted that irrigation

infrastructure for RO water already exists in some areas, though portions are currently turned off due to ongoing construction, and said that RO water service is expected to continue around City Hall. Vice-Mayor Colonell noted that the plant is capable of producing more RO water and that the City is not currently taking full advantage of that capacity. Additional discussion followed on the amount of RO water available and where it is currently being used.

Jo Corso joined the meeting at 10:20 AM.

Dave McKeehan continued the discussion on detention pond improvements, including a possible \$15,000 conversion from the temporary RO irrigation system to a permanent PVC system. He referenced PVC pipe replacement and the potential for partial burial of piping, noting that a permanent RO water system around the retention pond may be more appropriate for next year's budget. He also provided additional comments on budget needs for pond repairs and plant replacements. There was no further discussion, and Chair Bachman asked for a motion to approve Dave McKeehan's proposed budget.

MOTION: Motion made by Jo Corso to approve. Chair Bachman seconded the motion.

FURTHER DISCUSSION: None.

ON THE MOTION: Rollcall vote. Unanimous approval.

City Clerk Roussin informed to provide Commissioner Harding with the proposed budget.

7. GARDENING AND LANDSCAPING UPDATES

a. State of All Gardens

- 1.** Orchid Garden & Coconut Pathway – Chair Bachman reported that the Public Works Department will complete the plantings behind the Orchid Garden and that she will follow up with Public Works Director Mike Guarino on scheduling. She also reported that Dave McKeehan built an orchid shed for orchid rehabilitation. Chair Bachman noted that many orchids were donated by Judy Burgett and that additional orchids are intended to be placed in trees. She also stated that Janie Byland provided suggestions for additional projects, which will be followed up on next month. Chair Bachman commented that a rubber tree plant has outgrown its pot and may be replanted using miscellaneous funds. Dave McKeehan discussed the available space in the orchid rehabilitation area and expressed concern that capacity may be limited, which could require an additional structure. Further discussion followed regarding orchid placement and a possible site map for the public.
- 2.** Tiki Garden by The Inn: Chair Bachman stated that some watering was done and that some mulch may be added later on.
- 3.** Post Office Tiki: Chair Bachman commented that Carol's flowers look okay, with some plants to be added, and asked Tim Heitman to provide more Milkweed.

Detention Pond & 7th Street Color Garden – Dave McKeehan commented on prior discussions regarding the fountains, salt burn on the holly trees, and the eureka hedge. He reported discussions with Janie Byland and the Mayor, noting that the fountains had been turned down and that salt burn affecting the eureka hedge appears to be diminishing, while the condition of the holly trees remains uncertain, though overall conditions are improving. Dave McKeehan also noted that more birds have been seen around the pond. Chair Bachman commented that no birds were present while the fountains were running and suggested a possible relocation. Dave McKeehan stated that reducing the fountain output was a good

starting point and that the park's appearance remains very good. Dave McKeehan commended Janie Byland and the Mayor for making the decision to turn the fountain down. Chair Bachman emphasized that the top priority is attracting birds back to the pond and creating a healthy ecosystem, adding that the fountains act as scarecrows to the birds. Dave McKeehan further commented on Public Works Department Head Guarino's video, which showed birds eating what appeared to be crabs.

4. Front & Boulder Garden, 1st Street Park: Vice-Chair Geronemus reported that work at the Boulder Garden is complete and that the area shows significant improvement. Vice-Chair Geronemus noted a missing nozzle from the hose near the sign, and a brief discussion followed on the use of the hose and nozzle. Additional discussion followed regarding BrightView's maintenance of the Muhly grass and the possible need for fertilizer. Chair Bachman reported some missing Trinettes and requested that BrightView fill in the missing front and site gaps.

MOTION: Motion made by Chair Bachman to approve up to \$500.00 for Brightview to add Trinettes where they are missing to the three mounds with a maximum price of \$500.00. Vice-Chair Evangelista seconded the motion.

DISCUSSION: None.

ON THE MOTION: Rollcall vote. Unanimous approval.

Chair Bachman confirmed plans to contact Public Works Department Head Guarino regarding the proposed work. Further discussion followed on the possibility of adding a Frangipani Tree, with the topic to be revisited at a later date.

5. City Hall, Parking, Waterfront Garden & Sunset Park: Chair Bachman reported that the vincas in the area have reached a 12-month life cycle and are showing age, with some replacement needed. She stated that the flower pots will continue to be maintained and discussed recent winds during March and April, noting concern about whether the flowers can withstand windy conditions. Vice-Mayor Colonell commented that flower selection remains a matter of trial and error and suggested monitoring performance over the summer. Additional discussion followed regarding the hanging baskets, including which flowers are performing well, and Chair Bachman indicated that vincas may become the permanent choice. Vice-Mayor Colonell also noted that the waterfront plant pots look good. Chair Bachman stated that the Memorial Garden should be incorporated into the new planting design so that it blends with the surrounding improvements, and Vice-Mayor Colonell said he would raise that issue with the contractor and landscaper. Chair Bachman also discussed additional landscaping using transplanted trees in the triangular area next to the mangroves and asked for inclusion in the current or next year's budget. Vice-Mayor Colonell reported that the area is not within the construction zone and that he met with the landscaper working on City Hall to discuss possibilities. He stated that the landscaper recommended rocks around the mangroves and that he requested a proposal for a design including rocks, irrigation, plantings, and cleanup around the trees. The proposal was expected that week. Further discussion followed regarding whether to proceed before construction is complete, possible added fees, and the possibility of funding the work from the current year's budget, independent of construction.
6. Golf Course: Chair Bachman discussed which areas of the golf course should be reported on and who would be responsible for each. The discussion included the area near the Borraccino house, which could benefit from additional plantings, possibly Frangipani trees, to help screen the area and improve its appearance. It was noted that Daryl Rice should be consulted to

determine whether those plantings would be appropriate for the location. Chair Bachman asked the Committee to review the area further and consider ideas to enhance its appearance and make it more pleasant to walk by.

David McKeehan commented that the existing plantings for golf course protection look good and had no further comments. He also noted that Daryl Rice had discussed other possible improvements and that funding for additional work has been included in next year's budget.

Vice-Chair Colonell commented on the proposed trees and their potential locations, emphasizing the importance of ongoing maintenance to preserve their value. He also discussed responsibilities between the City and the Golf Course per the agreement with the City. Chair Bachman advised reaching out to Recreation Committee Chair Catto regarding the discussions and to determine responsibilities and assignments of duties.

Dave McKeehan commented on a voicemail from Jane Miners, who expressed interest in becoming more involved in beautification efforts and possibly joining the "Friends of Beautification" group to assist with work parties.

Vice-Mayor Colonell reported that the contractor's proposal to clean up the previously mentioned landscape area at City Hall totals approximately \$16,175.00, including irrigation, sod, and rock, and stated that he will share it with the City Clerk for the Committee.

8. **BEAUTIFICATION COMMITTEE IMPROVEMENT LIST:** Chair Bachman commented on the Committee's ongoing improvement list and ongoing projects.

MOTION: Motion made by Chair Bachman for the allocation of \$500.00 for the purchase of orchids in Homestead for the Coconut Path and Sunset Park. Jo Corso seconded the motion.

DISCUSSION: Dave McKeehan commented on orchids that previously bloomed will be much more affordable and gave further comments on the best places to buy the plants on the mainland.

ON THE MOTION: Rollcall vote. Unanimous approval.

Chair Bachman continued reviewing the improvement list and reminded that suggested improvements should be sent to City Clerk Roussin for inclusion on the next meeting agenda.

9. COMMITTEE MEMBER ITEMS FOR DISCUSSION/APPROVAL

- a. Update on Little Libraries: Chair Bachman reported that the little libraries have been put in place and filled with books, and that Sally Cherry has been put in charge of overseeing the project. City Clerk Roussin confirmed the ability to store donated books in the City Hall Trailer.
- b. Continued Discussion on Noise Decibel Levels for Lawn Equipment: Jo Corso talked of the governor's shutdown for noise restrictions on lawn equipment and stated to stay up to date on possible updates.
- c. Update on Overhead Wires: Jo Corso reported that pictures of the old wiring have been provided and that updates are pending. City Clerk Roussin confirmed being in contact with AT&T and provided an update on the latest communications.
- d. Discussion/Approval for Landscaping by the Public Works Building and Golf Warehouse: Chair Bachman stated that the committee should review what it approved and consider possible work to be done over the summer during the rainy season.

- e. 4th of July Celebrations ****Agenda Addition****: Chair Bachman reported having spoken with Public Works Department Head Guarino about the holiday banners going up and being placed on Ocean Drive. Chair Bachman asked for ideas for Sunset Park and possible flag bunting, and for further suggestions. The Committee discussed additional ideas for the 4th of July celebration, including flags around the What's Your Hurry sign and pots by the Post Office.

MOTION: Motion made by Chair Bachman to request \$200.00 in funds for flags and bunting for decorations at Sunset Park. Jo Corso seconded the motion.

DISCUSSION: A brief discussion followed on city decorations and placement of flags. Chair Bachman amended her request to \$500.00.

ON THE MOTION: Rollcall vote. Unanimous approval.

10. DISCUSSION/APPROVAL FOR UPCOMING BEAUTIFICATION AWARDS: Chair Bachman provided an update on the prior award to the Borracino House at 260 8th Street, next to the golf course, and on pushing the award to October because the owners are currently out of town.

11. ANY OTHER BUSINESS: None.

12. NEXT MEETING: Tuesday, June 9, 2026, 10:00 AM Zoom only

13. ADJOURNMENT: The meeting adjourned at 11:13 AM.

Respectfully submitted,

Silvia Roussin

City Clerk

ADOPTED: June 9, 2026

Silvia Roussin

City Clerk