



# City of Palm Coast

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## Meeting Minutes City Council Workshop

*Mayor Jon Netts*  
*Vice Mayor Holsey Moorman - District 1*  
*Council Member Frank Meeker - District 2*  
*Council Member Mary G. DiStefano - District 3*  
*Council Member William Lewis - District 4*

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**Tuesday, September 14, 2010**

**9:00 AM**

**Council Conference Room**

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>Other matters of concern may be discussed as determined by City Council.

>If you wish to obtain more information regarding the City Council's agenda, please contact the City Clerk's Office at 386-986-3713.

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### **A. Call to Order**

### **B. Pledge of Allegiance to the Flag**

### **C. Roll Call**

**Present:** 5 - Mayor Netts, Council Member DiStefano, Council Member Lewis, Council Member Meeker, and Vice Mayor Moorman

### **D. PRESENTATIONS**

#### **1 10-374 ORDINANCE 2010-XX AMENDING CHAPTER 4 OF THE UNIFIED LAND DEVELOPMENT CODE RELATING TO MODEL HOMES.**

**Attachments:** [Ordinance Chapter 4 LDC Amendment](#)

*Mr. Landon gave brief overview of this item. Sara Lockhart gave PowerPoint presentation.*

*Mayor Netts - Are we getting any complaints now from residents about the residential area? Ans. - Ms. Lockhart - no.*

*CM Lewis - Currently, these are homes that are five years old and some are older.*

Ans. - Mayor Netts - Correct. CM Lewis - Homeowners wanted to extend five year (limitation) by two years and not only for these homes but for all model homes. Ans. - Ms. Lockhart - We're looking at seven years for everything. CM Lewis - If I understand correctly, now we want to change it to seven years for all model homes. Ans. - Ms. Lockhart - We're proposing to change the code from five to seven for all model homes.

Mayor Netts - So, if I build new model home today - five years? Ans. - Ms. Lockhart - yes.

CM Lewis - Initially, I was going to support the two year extension for the current homes that were expiring, but if it's extending everything seven years; I don't know about that. Giving the current homes that are about to expire another five years, will make them ten years old and a lot of equipment obsolete, etc.; not sure if it's good to extend out another five years, when newer models are going up. I'm not sure if that's a good thing for them.

VM Moorman read from the agenda text stating they are going to bring them up to date, rather than construct new units.

CM Lewis - If you're going to ask for approval for this type of change, and if they are doing the interior, they also need to do the exterior. Mr. Landon - We're not mandating they refurbish interior, and the exterior should be maintained as all others in the neighborhood or it would be a Code issue. If you do have specific cases where landscaping is deteriorating, let us know. CM Lewis - I thought you were extending to seven years for everything, my misunderstanding.

Mayor Netts - Government doesn't need to regulate everything. If economy turns around, maybe we can go back and change it again.

**The Ordinance was Continued.**

## E. WRITTEN ITEMS

- 2      [10-383](#)      RESOLUTION 2010-XX APPROVING AN INSTALLATION AGREEMENT, IN THE AMOUNT OF \$421,243.00 TO FLORIDA POWER AND LIGHT FOR WATER TREATMENT PLANT #3 PHASE 2 WELLS PERMANENT ELECTRICAL POWER.

**Attachments:**      [Resolution - FPL](#)  
                                 [FPL Agreement](#)  
                                 [FPL Letter for Phase 2 Wells](#)  
                                 [Map of Wellfield 3](#)

Mr. Landon gave brief overview. There were no questions.

**The Resolution was Continued.**

- 3      [10-384](#)      RESOLUTION 2010-XX APPROVING A CONTRACT WITH S.E. CLINE CONSTRUCTION,, INC., IN THE AMOUNT OF \$58,180.00 FOR REPAIRS TO LIFT STATIONS BB-13, BB-18, AND BB-26.

**Attachments:** [Resolution SE Cline](#)  
[Contract Summary - S.E. Cline - Repairs to Lift Station BB-13 - BB-18 and B](#)  
[Bid Opening Tab for Lift Station Repairs](#)

*There were no comments or questions on this item.*

**The Resolution was Continued.**

- 4      [10-385](#)      RESOLUTION 2011-XX APPROVING PRICE AGREEMENTS FOR THE FY 2011 ANNUAL SUPPLY OF WATER AND WASTEWATER TREATMENT CHEMICALS FOR THE UTILITY DEPARTMENT.

**Attachments:** [Resolution-Price Agrmts for Chemicals](#)  
[Co-Op Annual Supply of Chemicals for Water and Wastewater](#)  
[Contract Summary - Allied Universal - Price Agreement](#)  
[Contract Summary - American Water Chemicals - Price Agreement](#)  
[Contract Summary - Carmeuse Lime & Stone - Price Agreement](#)  
[Contract Summary - Dumont Company - Price Agreement](#)  
[Contract Summary - Polydyne, Inc. - Price Agreement](#)  
[Contract Summary - Thatcher Chemical of Florida - Price Agreement](#)

*CM Lewis - Central Florida is talking about water treatment and rates having to go up for treating the water; they were having all these problems; he recalls we got an award for our water. Mr. Landon - A lot of communities have problems with their water, but we're not one of them. We have a great Utility, top notch.*

**The Resolution was Continued.**

## F. DISCUSSION BY CITY COUNCIL OF MATTERS NOT ON THE AGENDA

*CM Meeker - Spoke to a friend who brought up the NAIA (National Association of Intercollegiate Athletics); Embry Riddle is one of the participating schools. There are things on their website regarding soccer, tennis, golf, etc., and "Do you want to host a championship?" Why not put a bid in, and see if we can attract them to this area? Mr. Landon - This is very consistent with what we're trying to accomplish; working with soccer leagues; we applied for six additional tennis tournaments. He went to a gymnastics meet for his granddaughter in Tampa; there were over 1000 people there spending money in restaurants, hotels, etc. This may be something for us to consider as well. CM Meeker - We haven't got past that level in competition in years, not since Connors vs. Agassi tennis tournament. Mr. Landon also mentioned the Senior PGA Tour.*

*Mayor Netts - If you bring them here, maybe they'll see a house they like to buy here also. Tourism and T.V. coverage is definitely a good.*

*CM DiStefano - We need to be more aggressive to try to get these programs into the City. Mr. Landon - Branding that we're talking about and trying to develop our business recruitment model for businesses that are interested outdoor activities, bicycling, boating, golf, tennis, etc. Also, the senior retiree that is very active today; get businesses here to use the assets we have to our advantage. CM Distefano - We need to attract the motorcycle enthusiasts here also; niche for this business in this area. Mr. Landon - Hi-Tech and Medical businesses are very difficult to start, but outdoor activities we should build on.*

VM Moorman - Had a conversation with a gentleman about Enterprise Flagler, tax issues and Daytona State College. He brought up European Village and has anyone contacted them to make it into a dormitory or housing for the school? It may be a good option for European Village since it is sitting empty, going bankrupt. Mr. Landon - We can see if the college is interested; challenge is that they were built as condos and getting them all (owners) to agree takes time. There have been some private developers interested in apartment housing for the college so this may work towards that. CM Meeker - Is in favor of the European Village concept; hates to see it go to waste.

CM Lewis - Speaking of Saturday's event at Hero's Park, it is beginning to draw attention and people are beginning to see it. On September 28th, the Purple Heart ceremony will take place. He suggested a contest for high school students to design a monument sign for this park. People pass by the park and still don't know what it is. Mr. Landon - The wall is the sign.

Mayor Netts - Maybe we need an additional sign closer to the street like the Fire Station.

CM Meeker agrees; also suggested there should be restrooms in the park. Mayor agrees.

CM DiStefano agrees. Mr. Landon - There may be room on the other side of the parking lot; we can take a look at it.

CM DiStefano - In view of Saturday's ceremonies, it was very hot; we need to try to keep the ceremonies down to half an hour if possible when it is so hot; feels sorry for the men that wear their jackets to these ceremonies. Policy should be that they don't have to wear jackets when it is too hot.

Mayor Netts - We need restrooms and a water fountain.

CM Lewis - Maybe we can rent a tent or canopy for shade for the seating area. Mr. Landon - staff talked about a tent; earlier start would also help with the heat. We did have some people pass out and get ambulance transport. This ceremony lasted longer because of the variety of people involved. We'll keep trying on the timing.

Mayor Netts - In times of tight funds City and Government (publication), they are talking about two ways to reduce purchasing costs: consolidated purchasing and strategic sourcing. We have already put together, through Mr. Majcen (IT&C) and Flagler County Chamber of Commerce, consolidated purchasing for the County where all bids go on one website, you can see who is bidding on what; we can piggyback on each other, etc. In the article, the strategic sourcing is a concept where instead of putting bids out to the world, you focus on a few select suppliers and you have a chance of getting a better price. Is it legal or not? Mayor Netts gave a copy to Mr. Rothwell (Purchasing) and would like to give it to the City Attorney to see if it is legal and if it is functional.

## **G. DISCUSSION BY CITY ATTORNEY OF MATTERS NOT ON THE AGENDA**

There was no discussion by the City Attorney.

**H. DISCUSSION BY CITY MANAGER OF MATTERS NOT ON THE AGENDA**

*Mr. Landon - November schedule for Workshops. Usually, the second and last Tuesdays of the month are Workshops, but in November, and with the holiday schedule, another option is the fourth Tuesday, before Thanksgiving. Consensus is, the normal last Tuesday of the month will be Workshop, on November 30th. After this morning's Workshop, there is a Special Workshop scheduled at 1:00 p.m. with one agenda item on the Stormwater Ordinance. Everyone will be allowed to speak, presentations, etc. CM DiStefano - Do we have fees for this? Ans. - Mr. Landon - No figures yet, but we will have before you make final decisions.*

**I. ADJOURNMENT**

*The meeting was adjourned at 9:39 a.m.*

*Respectfully submitted,  
Barbara Mitchell*

[10-398](#)

**ATTACHMENTS TO MINUTES**

**Attachments:** [Item 1-Ordinance Am.Ch.4 LDC-Model Homes ppt.](#)