



# City of Palm Coast

160 Cypress Point Pkwy.  
Suite B-106  
Palm Coast, Florida 32164  
palmcoastgov.com

## Meeting Minutes City Council Workshop

**Mayor Jon Netts**  
**Vice Mayor Bill McGuire**  
**Council Member Jason DeLorenzo**  
**Council Member Steven Nobile**  
**Council Member Heidi Shipley**

---

**Tuesday, October 13, 2015**

**9:00 AM**

**Council Conference Room**

---

>Public Participation shall be in accordance with Section 286.0114 Florida Statutes.

>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.

>In accordance with the Americans with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact the City Clerk at 386-986-3713, at least 48 hours prior to the meeting.

>City Council meetings are televised on Bright House Networks Channel 199.

>All pagers and cell phones are to remain OFF while City Council is in session.

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

*Mayor Netts called the meeting to order at 9:00 a.m.*

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

### **C. Roll Call**

*Records Coordinator Barbara Redline called the roll.*

**Present:** 5 - Mayor Netts, Vice Mayor McGuire, Council Member DeLorenzo, Council Member Nobile, and Council Member Shipley

### **D. PRESENTATIONS**

#### **1 [15-389](#) PRESENTATION PARKS & RECREATION UPDATE**

*Mr. Landon gave a brief overview of this item. Ms. Luanne Santangelo, Parks & Recreation Director, introduced Joanne Hinkel, Program Manager, Flagler County Senior Services/Social Services Division. Ms. Hinkel spoke about what they do for the County. Senior Services has been in the County since 1974; focus has been nutrition, in-home services and adult daycare. They are located at 1000 Belle Terre Blvd. Services are for seniors 60 and above and you need to be a Flagler County resident. The exception is the adult daycare, that is State licensing and they can take folks at age 18; they generally don't see the younger population; most of their folks are seniors, dementia, Alzheimer patients. It is staffed by a RN at all times and we*

have CNA staff. (Ms. Hinkel placed a pamphlet on the public table - attached to these minutes).

VM McGuire - How many seniors are you dealing with right now? Ms. Hinkel - In the daycare, we have a license for 30, but we are comfortable with around 20. They have various levels of need.

Mayor Netts - There is no dining facility at the center on Belle Terre Blvd.? Ms. Hinkel - No, there used to be, in fact there used to be 3 centers. The facility in Flagler Beach was being under-utilized, the demand for adult daycare was increasing as people were working and no place to take mom or dad; so we changed things out back in 2005 and made the Belle Terre facility strictly daycare (only lunch and snacks served at the Belle Terre facility); everything to do with meals at Wickline.

CM DeLorenzo - What is your daily average at Wickline? Ms. Hinkel - It varies because of the transportation element. We were getting transportation 3 days a week, now we are going to get it for 4. So, that is changing the dynamics a bit. Tuesdays and Thursdays most of the folks drive in, so on an average we get 40 in attendance.

CM DeLorenzo - Would you have a break out of percentage that are from Palm Coast? Ms. Hinkel - Almost everybody is from Palm Coast; very few, and this has been a historical thing, very little participation in the Flagler Beach area, Bunnell as well. We do have a bus that comes in on Tuesdays from Daytona North but we have been struggling to get any ridership from that area but we keep pushing.

Mayor Netts asked how does someone find out the availability of these services; he hears all the time, "there is nothing" for them; there are any number of things but maybe not well publicized. How do we deal with that issue? Ms. Hinkel - We take referrals from churches, neighbors, the seniors themselves, internet. She explained that it is a difficult service to market. It's out there, we are on the County's webpage, we are involved with the Access Flagler Event at the Flagler Fairgrounds every other month, we go out to health fairs, speaking engagements; and of course the police department. We are on the receiving end if protective services go out for an assessment. If they score a high risk, we will get that information and we will go out and try to address that if they are willing to take the service which they are not always willing to do that. Sometimes, convincing them they need help is very difficult.

CM Shipley shared that her mother was recently accepted there. Ms. Hinkel stated sometimes it is a matter of timing because the State processes things in a different way and they usually do things at the end of the month and sometimes it just happens immediately; other times people are on the list for years because they do a ranking and you have to be on the higher end to even be considered, but they do reassessments and if there is a drastic change in any situation we can request another reassessment.

Mayor Netts - Is there any way to quantify an unmet need; are people out there in need of services that don't get them? Ms. Hinkel - Sure, there are any number of things from medical things to transportation needs. They are working on a 10 year plan and getting some new things in place; it will get there.

Ms. Santangelo gave a PowerPoint presentation (attached to these minutes).

CM Nobile - What is the plan when the City Hall opens, are we going to start scheduling stuff there? Ms. Santangelo - At City Hall? Yes.

CM Nobile - *But that is going to become the primary? So, we have the other one closing (renovation of Community Center) so we are going to have a lot of availability and then a little and then a lot at the end. Mr. Landon - The key to the recreational program is our Community Center, that is where we offer most of our senior programs, etc. Ms. Santangelo stated we are definitely planning for relocation of everything that we are doing as much as we can (not only senior programs).*

*>Now, Our Community Center slide:*

*Mayor Netts - With 850 reservations, how many turn aways are there? Ms.*

*Santangelo - This past fiscal year she believes it was between 80-100; we log them. This past weekend for example, we had 1 day, 6 different reservations, so there was a constant turnover of both rooms throughout the day, which is great; we love that activity; we love that they come in and use that space. Mr. Landon - A real help will be getting our City meetings out of the Community Center.*

*VM McGuire - Next year, are we going to use the Community Center or the new City Hall for elections? Ms. Santangelo - We are already scheduled for elections in 2016 at the Community Center; renovation of the Community Center doesn't begin until 2017.*

*>How About Programs for Adults slide:*

*Mayor Netts - What is Sweet Heart Swing? Ms. Santangelo - Valentine's Day dance.*

*Mayor Netts - And Pin with Us? Ms. Santangelo - Art and crafts program.*

*CM Nobile - What do we consider a senior? Ms. Santangelo - Any adults, no particular age.*

*>Parks and Facilities slide:*

*VM McGuire - What does developed mean (concerning 415 acres)? Ms. Santangelo - It means it has a playground, ball field, some sort of development like that.*

*Mayor Netts - What would the other 480 acres look like? Ms. Santangelo - That would be like the big chunk of woods in the middle of the path at Long Creek; the area outside of Indian Trails outside the ball fields.*

*CM Nobile - Is that 42,900 unique visitors? Ms. Santangelo - On a daily basis, some repeat visitors but with a lot of our rentals that is the first time they have been there, so she hasn't separated that portion out.*

*VM McGuire - The 125+ miles of pedestrian and bicycle paths, is that in Palm Coast or Flagler County? Ms. Santangelo - Palm Coast.*

*VM McGuire - The Historical Society, are you saying your staff manages that? Ms.*

*Santangelo - We manage the use of that for them, but they do their own program over there and if they have any needs with the facility, they will contact us and we will try to work it out for them. We don't financially support them at all other than the location that we provide to them at Holland Park. She said their space looks really good; they have done a great job.*

*>Future slide:*

*Mayor Netts with the proposed use of City Hall you are going to triple the available space, we expect that we will be using all of that space? Ms. Santangelo - Absolutely.*

*VM McGuire suggested that at official City meetings, that Parks & Recreation leave literature that can be disseminated. Ms. Santangelo - Absolutely, we can hand the*

*bags out with the information to everyone coming in and we will try to get them either before or after the meetings and give them some information.*

**The Presentation was Received and Filed.**

2      [15-418](#)

**PRESENTATION ON THE COMPATIBILITY OF PROGRAMMING SENIOR CENTER AND NATURE CENTER ACTIVITIES IN A SHARED FACILITY**

*Mr. Landon gave a brief overview of this item. Mr. Jose Papa, Senior Planner, gave a PowerPoint presentation (attached to these minutes).*

*CM DeLorenzo - Approximate cost to build that nature center? Mr. Papa - That one was slightly less than \$2 mil.*

*VM McGuire - Is that phase 2 of the Long Creek program? Mr. Papa - That was just for the nature center, what we have in the 5 year CIP (Capital Improvement Plan) is a little over \$2 mil. which would include some gazebos and some trails that are to be built along with the nature preserve, etc. Yes, that is all part of phase 2.*

*CM Nobile - What is the cost of the building? Mr. Papa - The cost of the building, from the estimates we received from the designer and this is about 2-3 years ago, was about \$1.8-\$1.9 mil.*

*VM McGuire - When we contemplate this we are saying that our plan would be to continue phase 2 of Long Creek as designed and in addition purchase the yacht club for use in conjunction with that? Mr. Landon - No, the only way the yacht club makes any sense from a financial, capital and program standpoint is it will replace the nature center. You are required contractually to build a nature center, but we are working on that the yacht club can satisfy that so then you would cut that out. You still need other things - a small restroom, etc.*

*Mayor Netts - The nature center that was originally conceptualized for Long Creek has a cost associated with it, the yacht club which would be an alternative has a cost associated with it. Other than the fact that the yacht club has potentially other uses, community uses, you have to look at those 2 dollar values. Mr. Landon - Right, and it's not just the purchase because probably repairs are needed, new roof is in order, heating/cooling system is getting up in age; there will have to be a tie between the yacht club and the nature center for this to work, etc.*

*Mayor Netts stated he is a big proponent of multi-purpose facilities. Mr. Landon - Yes, the only way this makes any sense financially and also from a use standpoint is to make it a destination for multi-purposes.*

*VM McGuire asked how much tax revenue would a commercial use of that generate (if it was sold by Berkshire Hathaway to some other entity). Mayor Netts said a number of years ago, the yacht club did pay property taxes; they were put on the tax exempt status by the Property Appraiser because of its service activities. He thinks that at that time the property tax on the property was approximately \$13,000. Mr. Landon - Its value, which is totally exempt, by the Property Appraiser is \$775,000.*

*CM DeLorenzo - Current zoning and potential zoning, if it was to be sold to a commercial entity? Mr. Papa - Commercial 1, that is neighborhood commercial.*

*CM DeLorenzo - Are there uplands to expand the parking lot? Mayor Netts - Yes, in full disclosure once upon a time he was a member of the yacht club and years ago they did acquire some additional uplands property for future parking expansion which is interesting because the City has two different levels of parking requirements, etc.*

*So, if it were acquired for commercial usage, they would have to put in additional parking.*

*CM Shipley - How long has it been on the market? Mayor Netts - About 6 months. Full disclosure, the Mayor is not currently a member nor has he been a member of the yacht club for several years.*

*>Other Considerations slide:*

*CM DeLorenzo - That is just a warming kitchen at the Community Center expansion (Other Considerations slide)? Mr. Papa - Right.*

*CM DeLorenzo - Our park master plan calls for two more community centers; one to the north and one to the south; if you were to build one to the north, where? Mr. Papa - Across from Indian Trails in the B Section.*

*CM DeLorenzo - If it makes financial sense to go that way rather than building a new facility at Long Creek other than utilities, that those are things that can come along in the future you wouldn't have to program it right from the beginning. Mr. Landon - The Long Creek nature preserve, we never really viewed that as being staffed, this facility if it is really going to be used regularly by other groups you are very likely going to have some full time staff there 8 hours or more a day.*

*CM DeLorenzo - If we weren't prepared to do that from the beginning, we would have to; we could set it up as the nature preserve, educational component to begin with; you would have some utility and some maintenance costs and then you could work into the larger plan for the facility. Mr. Landon - This is the kind of program that you can't count on any real revenue source out of this and this type of facility you don't have a budget for; you are going to need revenue for it. So, you will need to identify how you are going to pay for the ongoing maintenance and operation, etc.*

*CM DeLorenzo - What is available in the park impact fee fund? Mr. Landon - He was told by Mr. Quinn we have already spent it; this is in addition to our 5 year plan (CIP).*

*CM Shipley - She thinks the main thing is that it is within 3 miles of the Community Center. She would love to own for use for weddings and once it's a nature center it would make it even more desirable as a piece of property across the way Long Creek, but we are going to have places doing the same thing but obviously one looks a lot better than the other and we would probably have to put more than \$2 mil. in to fix it up and parking, etc.*

*VM McGuire - Who is going to do the due diligence? Mr. Landon - We would definitely have to hire some professional design people and appraiser.*

*CM DeLorenzo - What is it on the market for? Mr. Landon - \$950,000.*

*CM Nobile - We have no idea what it is ultimately going to cost? He doesn't see this, personally, as enhancing our community efforts. Even if we just use it as a nature center with additional benefits and the cost is better, then sure we want to go for it. Mayor Netts believes that is the only justification.*

*Mayor Netts - Is there any pressure from the State to get a nature center built? Mr. Landon - They have always said as long as we have a plan; that is where we show them our 5 year plan, they aren't concerned so much about the timing as long as we are serious about getting it done. If we kept it 5 years out every year, eventually someone would catch on we were playing a game. We have a contractual obligation; the grant was over \$2 mil.*

*CM Nobile - What is staff's recommendation on what they see as far as the costs?  
Mr. Landon - We will bring back to you a contract for property appraisal and a contract for design.*

*CM DeLorenzo - What is this second phase of due diligence going to cost?*

*Mayor Netts - Do we put out an RFP or an RFQ (request for proposal or request for qualifications)? Mr. Falgout - The commercial appraisal is about \$6,000; his guess is we need some preliminary design work that would be under \$30,000 to get some ideas on how the building could be modified.*

*Mayor Netts - But you also need a structural engineer or somebody to say we need a new roof, etc.*

*CM DeLorenzo - First question, he guesses is we start with the proximity to the Community Center; it is not ideal obviously but he doesn't think we will cross \$1.9 mil. with this facility even it needed design changes and it needed a new roof and A/C.*

*Mayor Netts - We are going to get an estimate as to what a nature center would cost - \$1 mil. We are going to get an appraisal of the value of the property, but he wants to know what the rehabilitation costs are going to be and subtract that from the \$1 mil. and that is the maximum that he would even offer for the property. If they accept our offer, that's great, if they don't move on.*

*CM Nobile - Well, we are about to spend \$30,000, and what he wants to know is, does staff feel that this is good, etc.? Mr. Landon - Based on conversations we have had, from staff's standpoint we believe we can buy the yacht club and renovate it to meet the nature center requirement for less than what it would cost to build a new nature center; we are not promising that but that's our position. Yacht Club would have more purposes than just a nature center; more multi-purpose.*

*CM Shipley - Should we own that or should someone else own it (speaking of the yacht club being a place for weddings, birthday parties, etc.)? CM Nobile - Yeah, if we didn't have to put up this other building he would say we don't need it but because in essence it is money already spent, committed. Mayor Netts - Yes, if it doesn't make sense from that perspective, it doesn't make sense at all. Mr. Landon - Right, we have said that all along, if it doesn't meet our need for a nature center, it doesn't make sense. CM DeLorenzo - That is the first thing on the checklist. Mr. Landon - We will get that in writing and confirmed; that is all part of it too.*

*CM DeLorenzo - The yacht club has the potential to operate similar to that facility (the River House in St. Augustine)? Ms. Santangelo - Yes, she thinks it can.*

*VM McGuire - How much is the due diligence going to cost? Mr. Landon - \$25,000-\$30,000.*

*VM McGuire - Where is that money coming from? Mr. Landon - We will put together a whole package and will come back to City Council with it, even if it is under \$30,000.*

*CM DeLorenzo - It's going to be interesting because if we still put a restroom over there that means there are still infrastructure costs that are going to eat into what would have been done as part of the building.*

*Mayor Netts stated the yacht club has indoor restrooms and also has outside access to restrooms at the rear of the building.*

CM Nobile - What we are talking about intending to use besides the nature building, we are then in competition with most of the other buildings, large venues - Portuguese Club, bingo row, etc.; just keeping that in mind, don't undercut those places. Mayor Netts stated when FIND (Florida Inland Navigation District) gives a grant for a marina for example the city, town, county that owns it has to agree that their rates are going to be comparable to what private sector rates are; FIND does not want to be facilitating undercutting the private sector, so CM Nobile makes a very good point.

**The Presentation was Received and Filed.**

**3**      [15-414](#)

RESOLUTION 2015-XX APPROVING THE COOPERATIVE COST SHARE INITIATIVE AGREEMENT WITH THE ST. JOHNS RIVER WATER MANAGEMENT DISTRICT FOR THE GRAND LANDING RECLAIMED WATER TRANSMISSION MAIN

*Items 3 and 4 were discussed under this item. Mr. Landon gave a brief overview. Mr. Richard Adams, Utility Director, and Mr. Brian Matthews, Environmental Specialist, gave a PowerPoint presentation (attached to these minutes).*

*Mayor Netts - We sell the reclaimed water? Mr. Adams - Correct.*

*CM DeLorenzo - We save roughly how many gallons of potable water each day? Mr. Adams - This one is interesting because Grand Landing right now for the most part is using potable for irrigation and/or well water which is fresh water, basically competing for the same source that our source water for Water Treatment Plant 2.*

*Mayor Netts - As if and when the reclaimed water becomes available, then they have to use the reclaimed, they can't continue to use potable? Mr. Adams - Correct. Mr. Matthews - And they have agreed to that. At buildout the project will supply about 150 acres of property, 1/2 mil. gallons per day.*

*CM DeLorenzo - So, that is 1/2 mil. gallons of potable water we do not have to produce? Messrs. Adams & Matthews - Yes.*

*CM Shipley - Plus, if we put it into the Intracoastal we have to do another process before it goes in there which costs us money, right? Mr. Adams - That is correct. We have to dechlorinate the water we just got done chlorinating, etc.*

*VM McGuire - This is already budgeted, is it not? Mr. Adams - Correct.*

*VM McGuire - What Council action is required? Mr. Adams - Council action is required to approve the two different agreements with St. Johns River Water Management District. Mr. Matthews - It is giving Mr. Landon authority to complete and execute the agreements, because they are actually not complete yet; the agreements in the packets are drafts.*

*VM McGuire - Doesn't approving the budget which includes this, doesn't this constitute approving this project? Mr. Landon - It approves the project, it approves the budget but actual expenditures over \$30,000 requires additional action by City Council; that is not what you are doing here in fact neither of these projects have come back for final approval. This is going to come back to Council for actual construction approval but the good news is that with the grant dollars it will come back under budget because we are getting revenue to pay for a portion of it before we bring it you for the actual construction contract. No down side to this whatsoever.*

CM DeLorenzo - *The budgeted amount was the whole project amount, correct? Mr. Landon - Yes.*

CM DeLorenzo - *So, then this will reduce it. Mr. Landon - There is virtually no downside to this whatsoever.*

Mayor Netts - *Other than the fiscal effect of this agreement, there is a philosophical basis; we are saving water; Palm Coast has committed itself to being environmentally sensitive and that is exactly what this is doing.*

**The Resolution was Continued.**

Enactment No: R2015-115

- 4      [15-415](#)      RESOLUTION 2015-XX APPROVING THE COOPERATIVE COST SHARE INITIATIVE AGREEMENT WITH THE ST. JOHNS RIVER WATER MANAGEMENT DISTRICT FOR THE WATER TREATMENT PLANT #2 WELLFIELD EXPANSION

*This item was heard under Item 3.*

**The Resolution was Continued.**

Enactment No: R2015-116

- 5      [15-416](#)      RESOLUTION 2015-XX APPROVING A WORK ORDER WITH STONE ENGINEERING GROUP, INC., FOR DESIGN AND CONSTRUCTION PLANS FOR THE REHABILITATION OF BRIDGE #734064 ON COLORADO DRIVE

*Mr. Landon gave a brief overview of this item. Mr. Michael Brennan, Stormwater Manager, gave a PowerPoint presentation (attached to these minutes).*

CM DeLorenzo - *Part of our program, where we design 1 year and build 1 year; that is the City Council program; that is the program that we decided as a policy how we would rehab bridges, right? Mr. Landon - Yes, and how you approved in the budget; something you have done for several years as City Council.*

Mayor Netts - *Our sequencing is based on the FDOT-Florida Dept. of Transportation evaluations (done every 2 years); we are doing the worst first. Mr. Brennan - Yes.*

VM McGuire - *So, the one on Colechester Dr. is the one we are doing right now? Mr. Brennan - Yes.*

VM McGuire - *Who is the contractor (Colechester Dr. Bridge)? Mr. Brennan - Sieg & Ambachtsheer, same contractors that did the Bird of Paradise crossing.*

Mayor Netts - *Does the seawall and that kind of work require the bridge to be closed (Colechester)? Brennan - No, the only reason we have it closed right now is because they are doing deck work. The seawall work that is behind schedule, you will eventually be able to use the bridge while they are still doing the seawalls? Mr. Brennan - Yes, but when we do this bridge (734064-Colorado Dr.) it will be an entirely different story.*

VM McGuire - *CPH is a Palm Coast firm, how far off the bid were they? Mr. Brennan - It was not a bid, qualifications. He believes the primary reason that CPH Engineers wasn't selected was because Stone Engineering designed the rehabilitation of the*



#62 bridge so it was logical because it was the same bridge essentially.

CM Nobile - Is this process of evaluating, is it documented? Mr. Brennan - Yes.

CM Nobile - Can we see that; what is the result process? Mr. Brennan - Mr. Brian Rothwell, Purchasing Manager, puts that together for us; there are 5 members and we each have an opportunity to rank them numerically. Mr. Landon - We can get all of that to you.

VM McGuire stated his only point was that if it was close he would rather see the work go to a Palm Coast firm rather than a Jacksonville firm.

Mayor Netts - This is not a CCNA (Consultants' Competitive Negotiation Act) ranking, is it or isn't it? Mr. Landon - Yes, it's an engineering contract. You first have to rank them without any price, etc. Attorney Reischmann - It is important to note that we are talking about a work order; we had a request for qualifications and in that point in time there was a determination made of the companies that responded to the request for qualifications to do certain types of engineering work; there were say 3 out of the 5 of them were deemed to be responsive and responsible to the RFQ those 3 were then issued continuing services contracts and in those continuing services contracts there is a provision for work orders and then there is a separate process for determination of an appropriate price on that work order for the work that is done and that is what you are seeing right here. What he is hearing is that the basis for the selection of Stone is not just money but also qualifications based upon prior experience and the satisfaction of the services the City enjoyed from essentially a comparable project.

**The Resolution was Continued.**

Enactment No: R2015-114

## E. WRITTEN ITEMS

### 6 [15-395](#) RESOLUTION 2015-XX OPPOSING SHIFT OF UTILITY RELOCATION COSTS TO LOCAL GOVERNMENTS.

Mr. Landon gave a brief overview of this item.

VM McGuire - What if we don't pay? Mr. Landon - Then they don't move; they don't move their poles, etc.

VM McGuire - So, we pay in advance? Mr. Landon - Yes. Attorney Reischmann - This is in response to some sort of project; either in the right of way or the public . . .

CM Shipley - Is this an example of Old Kings Road where all those poles were moved? Mr. Landon - Yes. CM Nobile - Well they were shoring them up; so he imagines whatever they do to shore up poles wouldn't cost us, but they could then make a case - well they have to be moved so they can combine shoring them up with moving them and you pay for both.

VM McGuire - Suppose we resolve to oppose this, then what? Mr. Landon - The Florida League of Cities is trying to gain support from all the cities so that our collective opposition will carry some weight.

VM McGuire - So, the ones that were supportive of us (cities' point of view on this issue) were Travis Hutson and Paul Renner? Mayor Netts - Yes.

**The Resolution was Continued.**

Enactment No: R2015-117

7 [15-411](#)

RESOLUTION 2015-XX APPROVING THE PURCHASE OF TWO COMMERCIAL CHASSIS FIRE APPARATUS PIGGYBACKING THE CONTRACT BETWEEN THE FLORIDA SHERIFFS ASSOCIATION AND ROSENBAUER SOUTH DAKOTA, LLC

*Mr. Landon gave a brief overview of this item.*

*VM McGuire - Why a commercial chassis; why not a real fire engine chassis? Mr. Landon - What we call custom; less expensive.*

*VM McGuire - Don't the statistics show that the commercial chassis don't hold up and you end up spending more money? Mr. Landon - Normally, what this is doing is finally getting us caught up from when we first became a city and bought old hand-me-downs particularly from the northeast. If these were frontline vehicles, we would recommend custom, we always have. We don't have any frontline ready to go to backup and we don't need to replace any frontline right now but we have old, old backups that we keep on the road so these are changing how we operate and trying to do it a little differently because of the situation and what we are replacing (backups).*

*VM McGuire - How could we get to a scenario where we don't have to send out a frontline fire truck out on an ambulance call? Mr. Landon - You will never totally avoid sending out your fire trucks for emergency medical calls because they will always be used for first responders when needed. We have 5 fire stations and 2 of those have ambulances in them, that means we have 3 stations that are going to get there quicker so we send the big red fire truck and there is no ambulance. Also the fact that there are 2 ambulances located in our fire stations means that they are usually busy. The key to it is to trying to increase the number of ambulances which cost a fraction of what a fire truck does and looking at that. That would require support from the County.*

*CM Nobile - Can we show our citizens what it costs us now and what it would cost us if we had permission to add ambulances? Either we are going to get a bill that forces them to work with us or we are going to have to get the residents of Palm Coast to get on the County to make this change. Mr. Landon - We are putting that together, that is coming your way, but everybody will have a different perspective.*

*VM McGuire - We send our firefighters who are EMT trained to a call where there is a call for a health issue for a citizen, why does it make a difference if they are driving hook and ladder truck? Mr. Landon - We cannot transport. CM Nobile - So, technically we can drive whatever we want over there. CM DeLorenzo - We can't take them to the hospital. Mr. Landon - If we get there quicker, and seconds count; we usually do because we have more resources out there. Then our paramedics, because they are paramedics; same qualifications as if they were on an ambulance; stabilize, get IVs started, etc., and then the County's ambulance comes and basically transfer the patient to that ambulance and the ambulance transports. If our big red fire truck was an ambulance that our crews were on then after we get them stabilized, then our crew could just take them to the hospital but we can't without County approval.*

*VM McGuire - But since we can't, why can't we send our medical folks to the citizen who needs medical attention knowing that you still have to wait for the County ambulance but why do they have to go there in a fire truck? Mayor Netts - You could make a case for what we do now and NFPA (National Fire Protection Agency) says a*

*fire truck response should have 3 firefighters on board. So, we have a fire station with 1 fire truck and 3 people on duty. If you send 2 of those people out in an ambulance, that fire truck is still out of service. If you send 1 person out on an ambulance, that fire truck is out of service. The other factor is that 98% of our calls that we get are EMS calls and not fire calls.*

*CM Nobile - If we couldn't get ambulance transport, why don't we buy cheaper vehicles to send these guys out? Mr. Landon - We have; they are 2 seaters and, therefore, we always leave 1 behind. We had 5 firefighters in the station, 2 dedicated to the medical utility vehicle and 3 to the fire truck ; that increased our costs substantially because now instead of having 3, you have 5 and when we were making cuts that was one of the things we cut - 3 to a fire station.*

*Mayor Netts - There are other solutions to this issue other than just saying Palm Coast can run your own ambulance service. There are other cooperative things that we could do with the County that would improve service and reduce costs to the City. Fire Chief Mike Beadle - At the direction of Council, we have a performance measure that looks at this issue but it would take him hours to go through it and he doesn't have it now.*

*VM McGuire - He is still looking at a way to continue to do things the way we do now; the County's ambulance being the transporting service and the City providing emergency medical; all he is saying is why can't we find a way to get City EMTs to the afflicted person without putting them in a half-million dollar fire truck to get there? Mayor Netts - You can. Chief Beadle - We can, but it will cost us something.*

*VM McGuire - We have 4 other fire stations. CM Nobile - And a very low fire response need.*

*Mayor Netts - The County bills for their ambulance service, how about sharing the revenue with us? That would help to alleviate some of our costs.*

*Mr. Landon - The key is, just sending 2 people for most of these calls doesn't work; not just fire but particularly if it is a heart attack and the lifting and getting IVs started, etc. Mayor Netts - If the City and County showed up simultaneously you have no problem, the problem occurs when the ambulance lags behind and the 2 Paramedics from the City get there and they really need 3 of them.*

*Mr. Landon - We will come up with a variety of options. He stated they are not EMTs, they are Paramedics; there is a difference and the difference is advanced life support versus basic life support; in this business there is a distinct difference.*

*CM DeLorenzo - When are you going to bring that (full) presentation to us? Chief Beadle - A couple of weeks.*

*CM DeLorenzo - Since these are commercial, 4 people traveling to South Dakota; why do you need 4 people? Chief Beadle - With 2 vehicles we are hoping to get it done in 2-3 days; it was a lot cheaper.*

*CM DeLorenzo - What month? Chief Beadle - It takes a year for them to be made; sometime before October (2017).*

**The Resolution was Continued.**

Enactment No: R2015-122

TRADEWINDS GENERATOR SETS, FOR A TOTAL COST OF \$86,840.00, FROM CENTRAL FLORIDA GENERATORS FOR WASTEWATER PUMP STATION 34-1 AND PUMP STATION TC-9

*Mr. Landon gave a brief overview of this item.*

*Council asked where the pump stations are. Mr. Ralph Hand, Utility Supervisor - TC-9 is located at the hospital that is the new installation.*

*Mayor Netts - TC stands for? Mr. Hand - Town Center #9. 34-1 is the Easthampton station, it's on Belle Terre, between Easthampton and Eastwood.*

*Mayor Netts - Are these new generators or replacements? Mr. Hand - 34-1 is a replacement for the generator that is presently there that is not working, inoperable; it's close to some 20+/- years old; we are at a point right now where we are starting to throw some good money after bad money; we did a cost analysis on repairs with warranties and it came out to be a much better deal to purchase a new generator for that site and do that under the R&R (renewal & replacement) code. The one at the hospital, never did have one there but now that it is growing over there it is needed. The money has all been allocated for.*

*VM McGuire - What kind of generators are these? Mr. Hand - These are Tradewind generators, etc.*

*VM McGuire - What kind of warranty do they have? Mr. Hand - 5 year warranty.*

*Mr. Landon - The one at the hospital is our high priority, if we do have an outage it is one of the first places we go so we use a portable generator almost automatically whenever we have power outages at this location and it's also tied into our Old Kings Rd. lift station and our additional capacity there.*

*VM McGuire - Is this price is to deliver and set it up? Mr. Hand - Correct.*

*CM Nobile - On the proposals, are these different types of equipment across the bids? Mr. Hand stated they are all comparable generators; just different manufacturers; different prices.*

*Shipley how often do we have to use the generators, say in the last 2 years? Hand - There is many times, just even with summer squalls we will lose FPL power, interruption in service, a traffic accident knocking out a pole, etc.*

*Mayor Netts - Are these remote start? Mr. Hand - These are all remote start on an automatic transfer switch; as soon as they sense a loss of FPL power, they start right up. They are automatically run every month to exercise them to keep them in top shape, ready to go. Mr. Landon - Electrical strikes are also a way we lose power.*

*VM McGuire - What do you do with the old generator sets that you are replacing? Mr. Hand - They would probably be scrapped.*

**The Resolution was Continued.**

Enactment No: R2015-119

9 [15-388](#)

RESOLUTION 2015-XX APPROVING THE EIGHT APPLICATIONS RECEIVED FOR THE FY 2015-2016 CULTURAL ARTS GRANTS

*Mr. Landon gave a brief overview of this item.*

*No Council comments.*

**The Resolution was Continued.**

Enactment No: R2015-120

10     [15-417](#)

RESOLUTION 2015-XX APPROVING AMENDMENT TWO TO THE CITY ATTORNEY SERVICES CONTRACT

*Mr. Landon gave a brief overview of this item.*

*VM McGuire - This encompasses the new firm we hired for the Code Board? Mr. Landon - No. Attorney Reischmann - That is a separate contract, different firm.*

*VM McGuire - How does our rate compare to the others that the firm represents? Attorney Reischmann - Now, it is getting up to the others.*

*CM Nobile - Is there a term on the contract? Attorney Reischmann - At will, we work for you; we are charter officers.*

*CM Nobile expressed it would be nice, just like the engineering firms, to have opened it up (to bids/qualifications).*

*CM DeLorenzo was surprised about the number of municipalities with in-house attorneys.*

*CM Shipley - If we did come back with a lower price and then we still wanted to go with them, then we would have to justify that.*

*Attorney Reischmann - We are AV rated, we have almost 150 years of working for just cities; we have a track record that he would put to almost everyone else.*

*CM DeLorenzo - What have we been averaging outside of the retainer per month? Attorney Reischmann doesn't know the number, a lot of it is covered by the City's insurance, Florida League of Cities. Mr. Landon - We are estimating approximately \$90,000 outside of the retainer.*

**The Resolution was Continued.**

Enactment No: R2015-123

11     [15-419](#)

RESOLUTION 2015-XX APPROVING PURCHASE OF HEAVY EQUIPMENT AS APPROVED IN THE FISCAL YEAR 2015-2016 BUDGET

*Mr. Landon gave a brief overview.*

*CM DeLorenzo - The table, in the top section there is 1 piece of equipment (CAT) 318 wheeled excavator that didn't make it to replacement year (projected to 2016), is there a better alternative or are we adjusting the life of the equipment? Mr. Roger Lachance, Fleet Supervisor - This one just didn't make it.*

*CM DeLorenzo - Is this the one piece of equipment we have for this type of work, do we have more than 1, 2, etc.? Mr. Lachance - Basically, the same amount of hours, around 6,000 hours, but some of them do work a little hotter, different jobs than others. We are trying a 313; a little different machine to use it in the swales, it takes up a little less of the roadway.*

*CM DeLorenzo - Will you be adjusting that fleet so that department adjusts what they*

pay annually? Mr. Chris Quinn, Finance Director - Yes, every time we get a new vehicle in; when a lot of these pieces of equipment were purchased in 2004 and 2005; there wasn't the same level of scrutiny as to what the actual life would be, the actual number of hours used as there is now. So when the new replacement pieces come in, that life is shortened to what we really think we are going to get out of it based on the work that it is doing.

VM McGuire - And when you adjust your amortization rate, do you find vehicles that exceed it and are still in service? Mr. Quinn - Yes, even with the original 2004-2005 purchases that we made there are still things in service because they have exceeded that rate. Yes, it is possible.

CM DeLorenzo - Same question for the mowers and equipment further down the line that also have the 2016 year; beamrider, is that a direct replacement for the same piece of equipment? Mr. Lachance - Yes.

CM DeLorenzo - That is for painting fields and stuff, right and we didn't do nearly as much of that before so it just didn't make it, is that right? Mr. Lachance - Right.

CM DeLorenzo - Also, the one before it. CM Nobile - M4521-21 spray rig? CM DeLorenzo - Yes, so you are going to a Toro, Why the change? Mr. Lachance - We are trying to standardize mowing equipment, it makes it a lot easier to deal with one vendor; the mechanics get used to it; it makes it a lot easier for everyone and that's good equipment.

VM McGuire - Are Toros made in the USA? Mr. Lachance - Yes, as a matter of fact.

CM Nobile - We do calculate these, we don't put a year on them; we put projected use and hours and then say okay this many years, right? Mr. Quinn - Exactly.

**The Resolution was Continued.**

Enactment No: R2015-124

**12**     [15-424](#)

RESOLUTION 2015-XX APPROVING PIGGYBACKING THE STATE OF FLORIDA CONTRACT WITH SHI, A MICROSOFT RESELLER, FOR MICROSOFT SOFTWARE AND LICENSING

*Mr. Landon gave a brief overview.*

*No Council comments.*

**The Resolution was Continued.**

Enactment No: R2015-121

**Public Participation shall be in accordance with Section 286.0114 Florida Statutes. Any member of the public interested in speaking on any proposition agendaed or that Council discusses or considers during this workshop, will be afforded the opportunity to speak during public participation at the next City Council Business Meeting. Contact the City Clerk's office for the meeting date, time, and location at 386-986-3713 or [cityclerk@palmcoastgov.com](mailto:cityclerk@palmcoastgov.com).**

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

*CM DeLorenzo after the bus stop event that we had last week, he had some*

conversations with School Board Member Andy Dance and Mr. Landon about putting together a team between us and the School District to look at school bus safety and see if we can make some improvements, but this is going to take some staff time he thinks so he wants to make sure there was the blessing of the Council to move forward and put kind of a priority to this and put some time to it. We have an initial meeting set up for this afternoon to kind of brainstorm and put some ideas together. He just wanted to make sure Council is aware of it and agrees on spending some time with it; City resources.

CM Nobile - He is 100% on board with that, but he would also like to engage the Sheriff in this process to get us a study of the roads, the streets and do they see problems. He wants to understand if we have hot spots and not just by accident, but by complaints.

CM DeLorenzo - This afternoon the initial participants are going to be someone from Planning, someone from GIS, someone from Transportation at the School District, Senior Commander Mark Commander and himself and School Board Member Dance. Mr. Landon will be in attendance and Superintendent Jacob Oliva will be there also.

VM McGuire - He thinks it is important to define early on what the City government's role is in something like this; there is only so much we can do and only so much that the School Board or even the Sheriff can do at some point in time the citizens have to accept responsibility of their kids. CM DeLorenzo - The School District doesn't have a transportation planner anymore, so if we can provide them some technical assistance, we know our roads, we know where we have facilities and if we can just work together and try to put a plan together that works a little better.

VM McGuire - He is all for that as long as we recognize that it is not the government's role to solve every problem that an individual citizen may have. CM DeLorenzo - It is their domain but we can help them. Mayor Netts - That is the key, they choose the bus routes but he would like to see in collaboration with the City; this corner might be better than this corner or this corner already has a street light, this one doesn't, etc.

CM Nobile - We are not going to prevent this from happening, but are we doing everything we can.

CM Shipley - Some of the main streets like Old Kings Rd. that have kids sitting out there; she doesn't think a bus stop at 50 mph . . . Mayor Netts - That's a point, you could take a bus stop 1 block off of Old Kings perhaps; that is where a collaborative effort may be beneficial. CM DeLorenzo - We have the resources and the mapping to help them with that.

CM Nobile - Anything we can do in this situation is a good thing.

CM Nobile - He would like to ask consent from Council to have the creation of a charter review committee be placed on the agenda for the next business meeting so we can vote on whether or not we want to do that.

CM Shipley - Can we do a 2 part thing like what we did with the red light cameras; either we do a review or we review it pieces at a time? CM Nobile is okay with an option for that.

Mr. Landon - We will put that on the agenda for next business meeting (10/20/13) and will have - options A, B & C (no review).

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

*No comments.*

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

*Update on City Hall, very close; getting down to punchlist items and tests. They are supposed to be contractually done by the 15th; very satisfied. Our schedule to move is to begin next Monday (10/19) or Tuesday (10/20) pending the LEED testing they have to do. We will keep this operation here functioning this week, and that operation will be moved over the weekend (10/24-25).*

*Mayor Netts - How are we going keep the public advised of this? Mr. Landon - We are trying to get all that out there. Monday, 10/26, we will no longer be open here but be open at the new City Hall. We are moving ourselves.*

**I. ADJOURNMENT**

*The meeting was adjourned at 12:36 p.m.*

*Respectfully submitted,  
Barbara Redline*

[15-396](#)

MEETINGS CALENDAR AND AGENDA WORKSHEET

[15-429](#)

ATTACHMENTS TO MINUTES