



City of Palm Coast

City Hall
160 Lake Avenue
Palm Coast, FL 32164
www.palmcoastgov.com

Meeting Minutes City Council Workshop

Mayor Jon Netts
Vice Mayor Heidi Shipley
Council Member Robert G. Cuff
Council Member Jason DeLorenzo
Council Member Steven Nobile

Tuesday, November 8, 2016

9:00 AM

City Hall Community Wing

City Staff

Jim Landon, City Manager

William Reischmann, City Attorney

Virginia A. Smith, City Clerk

>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.

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>City Council Meetings are televised on Brighthouse Networks Channel 495 and on AT&T U-verse Channel 99.

>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: 4 - Mayor Netts, Vice Mayor Shipley, Council Member Cuff, and Council Member Nobile

Excused: 1 - Council Member DeLorenzo

D. PRESENTATIONS

- 1** [16-440](#) RESOLUTION 2016-XX APPROVING A BUDGET AMENDMENT FOR FISCAL YEAR 2015-2016 RELATING TO FIRE DEPARTMENT PERSONNEL EXPENSES

Mr. Landon gave a brief overview of this item. Mr. Christopher Quinn, Finance Director, described this item in more detail.

CM Nobile - Where did the \$175,000 come from? Mr. Quinn - The overall, the general fund as a whole, is tracking \$500,000-\$600,000 below budget.

CM Nobile - So, we moved it from somewhere? Mr. Quinn - Yes, we moved it from somewhere it was not allocated. Mr. Landon - The budget was over half a million dollars. Mr. Quinn - That includes this adjustment.

CM Nobile - Normally, with budgets when we run under, that just carries over to the next year; does it stay in the same area? Mr. Quinn - No, it goes in the general reserves.

CM Cuff - \$175,000, part of that was just under estimating for this year; he assumes it will be in the budget for next year? Mr. Quinn - Yes, the amount without any benefits attached to it was about \$95,000 and then you figure with the benefits and taxes and things like that you are probably looking at another 20%-25% on top of that (taxes and pension costs).

CM Cuff - How much of that is the issue created by retirement, which he assumes we wouldn't budget as a recurring item? Mr. Quinn - Right, that was about \$15,000-\$20,000 total; unless you know someone is going to retire it is hard to budget for something like that, so often times retirements are sprung on us.

The Resolution was Continued.

Enactment No: R2016-124

2 [16-437](#)

RESOLUTION 2016-XX APPROVING A CONTRACT WITH VILLAGES CONSTRUCTION, INC., IN AN AMOUNT OF \$2,181,420.68, INCLUDING A 5% CONTINGENCY, FOR THE CONSTRUCTION OF THE WASTEWATER TREATMENT PLANT 2 RECLAIMED WATER WETLAND DISCHARGE SYSTEM

Mr. Landon gave a brief overview of item 2 and item 3. Ms. Mary Kronenberg, Project Coordinator, and Mr. Alex Blake, City Engineer, gave a PowerPoint presentation, attached to these minutes.

CM Nobile asked where it is going. Ms. Kronenberg - Off of US1 on Peavey Grade.

VM Shipley - Are we going across US1 with a pipe system; do we have to dig up US1? Mr. Blake - No, there will be a directional drill; we will excavate beneath the pavement and we already have all those permits in place for FDOT (Florida Department of Transportation).

Mayor Netts - How does this wetland discharge differ from the rapid infiltration basin (RIB) over on Old Kings Road; is it essentially the same concept? Mr. Blake - It would be very similar; you are basically temporarily purging up the water table, saturate the soils and drive that water down into the aquifer. The surficial aquifer is primarily where our western wellfield draws from. Mr. Landon - New way of doing the same thing.

Mayor Netts - The master pump station, is that a completely closed system? He was concerned about odors from some of our pump stations? Ms. Kronenberg - We will have an odor control unit installed at the master pump station.

CM Cuff - The reuse side that we are extending from the outfalls of the wetlands, obviously appears to be oriented toward moving that water back to the east to the developed areas. Is there any future intention to make some of this reclaimed water available to the MPDs (master planned developments) west of US1 that are coming in; business plan for that area? Mr. Landon - US1 already has reclaimed; that whole area will be served by reclaimed, so all irrigation - residential and commercial will have reuse water. The line going towards Belle Terre from the fallout; from that end point to Belle Terre in the future, we are hoping it will irrigate the sports complex, medians on Belle Terre; schools. Currently, that area is being irrigated by pond water; not sure about the schools.

CM Cuff - What about the reclaimed lines on US1 that Palm Coast Park DRI (development of regional impact) put in, are those also intended to serve the Neoga Lakes and Old Brick Township DRIs? Mr. Landon - That would be a whole new thing. We obviously intend this sewer plant to serve that area and ultimately serve the reclaimed out there too. The development itself generates more volume, and then that volume basically becomes reclaimed for that new development; it is kind of self-generating.

Mayor Netts - Why 5% contingency? A number of projects we recently approved had 10% contingencies, is the engineering so precise in this that there is less chance of unforeseens or what? Mr. Blake - As the projects go up, we anticipate less of a percentage of contingency, etc. We try to avoid usage of the contingency. These two projects are fairly straightforward; we are not anticipating a huge amount of contingency with them. Mr. Landon - Also, any time it is a rehab or repair, once you start you don't know what you are going to come across. In this case, it is all brand new.

CM Nobile - What would happen to the contingencies if they are not used and some left? Mr. Quinn - Two potential possibilities, one is that we just don't draw off the loan if we don't need it. The other is, while we have the loan and there is \$1.2 mil. available on it at 1.67% interest, we ask the State to let us apply it to another project that we have on our project list.

CM Nobile - And that would come back to Council? Mr. Quinn - Of course.

The Resolution was Continued.

Enactment No: R2016-122

3 [16-438](#)

RESOLUTION 2016-XX APPROVING A CONTRACT WITH VILLAGES CONSTRUCTION, INC., FOR \$2,097,461.14 FOR THE CONSTRUCTION OF THE MATANZAS WOODS MASTER PUMP STATION AND FORCE MAIN PROJECT

This item was heard under item 2.

The Resolution was Continued.

Enactment No: R2016-123

F. PUBLIC PARTICIPATION

Public Participation shall be held in accordance with Section 286.0114 Florida Statutes. After the Mayor calls for public participation each member of the audience interested in speaking on topics on the workshop agenda or any topic or proposition not on the agenda, shall come to the podium and state their name. Each speaker will have up to three (3) minutes each to speak. The Mayor will advise when the three (3) minutes are up and the speaker will be asked to take a seat and wait until all public comments are finished to hear answers to all questions. Once all members of the audience have spoken, the Mayor will close public participation and no other questions/comments shall be heard. Council and staff will then respond to questions posed by members of the audience. Should you wish to provide Council with any material, all items shall be given to the City Clerk and made part of the record. If anyone is interested in discussing an issue further or ask additional questions, individual Council Members and staff will be available after the meeting to discuss the matter and answer questions.

Jack Carall - 5% contingency in the millions. 5% of what sum? He doesn't see it. Where they are putting up the car wash and they are building the left turn lane, who is paying for that? At the beginning of the summer, the City put up watering restrictions, but we are using potable water to wash cars. Why do we allow the washing of cars with potable water?

Robert Malaniak - FPL trimmed the trees to make the neighborhood look terrible. The town said they had nothing to do with it. Hurricane hit and he didn't have power for five days. His neighborhood looks terrible the way they trimmed the trees. FPL is up in Tallahassee getting a raise.

George Mayo - Getting off the ramp (I-95) at Matanzas, the new palm trees were knocked down and are still green. He doesn't know whose responsibility that is to get those trees upright again.

Responses:

Mayor Netts asked for the presentation slide showing the 5% contingency and pointed out the figures on the slide.

Mayor Netts - Left turn lane who is paying for that? Mr. Landon - The developer.

Mayor Netts - Water restrictions are decided by the St. Johns River Water Management District. As far as the car wash using potable water, there is no reclaimed water out there, but they have their own recycling, filtering system at the car wash to reuse the water.

Mayor Netts - FPL tree trimming; they are State regulated. Mr. Landon - They have certain requirements and we have no jurisdiction over that. The new landscape regulations allow residents to now cut down those trees. FPL will cut them like that to avoid the trees coming down on their lines.

VM Shipley asked about trees being cut and left on lots. Mr. Landon explained FPL and contractors are supposed to be hauling them away, however, with the hurricane and the multiple passes through the neighborhoods City crews or the contractor have been picking them up.

Mayor Netts - The newly planted palms at Matanzas interchange that are down, who is going to put them back up? Mr. Landon - Technically, that is still under the jurisdiction of Flagler County; the City has agreed to maintain the

interchange/intersection as soon as Flagler County will transfer the property to us (not the interchange but the rest of the property), but we will see what we can do to get them back up in a timely fashion.

G. DISCUSSION BY CITY COUNCIL OF MATTERS NOT ON THE AGENDA

No comments.

H. DISCUSSION BY CITY ATTORNEY OF MATTERS NOT ON THE AGENDA

No comments.

I. DISCUSSION BY CITY MANAGER OF MATTERS NOT ON THE AGENDA

Debris removal. We started the second pass yesterday, which is good news for us. We are trying to maximize Waste Pro's required Wednesday pickups required under their contract which is not reimbursable by FEMA; have them pick up things that we know are not FEMA reimbursable. One of those areas are gated communities. Hopefully they will be completed with gated communities; maybe not Toscana because it is a highly treed area with a lot of debris. The game plan is that we will ask Waste Pro to start following the second pickup areas and start regular, normal pickup of both bags and small debris. Waste Pro also on last Wednesday had about 10 trucks picking up bags and cans. What is happening to us right now is; there are some places that didn't have their bags and cans picked up, well this Wednesday that will be the first place they go. Secondly, Waste Pro is not picking up any loose debris because that is reimbursable by FEMA, and that will be involved in the second pass. Sometime between Thanksgiving and Christmas, we will be back to the regular schedule. The program is going very well. Our pile keeps growing out on US1 and we have to make that pile go away; all part of the FEMA process. Our contractor, CrowderGulf, is responsible to get rid of it; either chipping or bring in a portable incinerator with diesel burners that is self-contained where the smoke doesn't go out into the air. Our environmentalist, Denise Bevan, checked into it, and we plan on allowing them to do this and monitor it to be sure it is operated correctly.

VM Shipley - FEMA will cover that? Mr. Landon - Yes, they will reimburse for that 85%-90%; not 100%.

CM Nobile - Will they haul out the ash? Mr. Landon - No, we will keep it for our soil and landscaping program.

CM Nobile - How long will it take to burn that pile? Mr. Landon - He never got an estimate on that.

Mr. Landon - These piles can self-ignite so we have to take care of it. We are probably at 100,000 cubic yards. The cost so far that we have paid out, is about \$500,000 for the hauling.

Mayor Netts - The last time the City faced this kind of issue was with the development of Town Center. He wants to be assured that this is self-contained, air-fed, not open burning, not creating a lot of smoke and ash into the air. Mr. Landon - We are definitely on board with that.

CM Cuff - Did he understand the report, that we will need fire apparatus standing by? Mr. Landon - Yes, we will have the Fire Dept. on standby.

CM Cuff - If he read the report correctly, if this is done properly, it also doesn't disperse invasive species from different plants that we don't want dispersed around the area. Mr. Landon - Right, that is the problem with chipping, it puts dust and seeds up in the air, for spreading, etc.

This Friday is Veteran's Day and our non-essential operations are closed.

Veterans Day ceremony starts 8:00 am this Friday (11/11/16) at Heroes' Park.

Today is Election Day - voting day.

CM Nobile - Vietnam memorial (traveling) wall this weekend at the airport it starts at 10:00 am on Friday.

J. ADJOURNMENT

The meeting was adjourned at 9:57 a.m.

*Respectfully submitted,
Barbara Redline*

[16-452](#)

MEETINGS CALENDAR AND AGENDA

[16-458](#)

ATTACHMENTS TO MINUTES