



# City of Palm Coast

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

## Meeting Minutes

### City Council

*Mayor Milissa Holland*  
*Vice Mayor Steven Nobile*  
*Council Member Robert G. Cuff*  
*Council Member Nick Klufas*  
*Council Member Heidi Shipley*

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Tuesday, March 7, 2017

6:30 PM

City Hall Community Wing

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### AMENDED AGENDA

#### City Staff

**Jim Landon, City Manager**

**William Reischmann, City Attorney**

**Virginia A. Smith, City Clerk**

>Public comment on issues on the agenda or public participation shall be limited to 3 minutes for each speaker.

>If any person decides to appeal a decision made by the City Council with respect to any matter considered at such meeting or hearing, he/she will need a record of the proceedings, including all testimony and evidence upon which the appeal is to be based. To that end, such person will want to ensure that a verbatim record of the proceedings is made.

>The City of Palm Coast is not responsible for any mechanical failure of recording equipment.

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

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

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

#### A. Call to Order

*Mayor Holland called the meeting to order at 6:30 p.m.*

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

#### C. Roll Call

*City Clerk Virginia Smith called the roll.*

**Present:** 5 - Mayor Holland, Vice Mayor Nobile, Council Member Cuff, Council Member Klufas, and Council Member Shipley

**Approval of Minutes**

- 1     [17-94](#)           MINUTES OF THE CITY COUNCIL'S:  
                  A. February 21, 2017 City Council Business  
                  B. February 28, 2017 City Council Workshop

**Attachments:**     [February 21, 2017 Business Meeting](#)  
                          [February 28, 2017 Workshop](#)

**A motion was made by Vice Mayor Nobile, and seconded by Council Member Shipley, that the Minutes be approved as presented. The motion was adopted by the following vote:**

**Approved:** 5 - Mayor Holland, Vice Mayor Nobile, Council Member Cuff, Council Member Klufas, and Council Member Shipley

**Proclamations and Presentations****PROCLAMATIONS**

- 2     [17-85](#)           PROCLAMATION RECOGNIZING THE MONTH OF MARCH AS  
                          MULTIPLE MYELOMA AWARENESS MONTH

**Attachments:**     [Proclamation Multiple Myeloma](#)

*CM Shipley presented this Proclamation to Ms. Jenny Hack.*

**The Proclamation was Received and Filed.**

**PRESENTATIONS**

- 3     [17-88](#)           PRESENTATION OF THE CERTIFICATE OF COMPLETION TO  
                          COUNCIL MEMBER NICK KLUFAS FOR THE FLORIDA LEAGUE OF  
                          CITIES INSTITUTE FOR ELECTED MUNICIPAL OFFICIALS

**Attachments:**     [Nick Klufas - IEMO Certificate of Completion](#)

*Ms. Cindi Lane presented the certificate to CM Klufas.*

**The Presentation was Received and Filed.**

- 4     [17-87](#)           PRESENTATION OF THE CERTIFICATE OF COMPLETION TO  
                          MAYOR MILISSA HOLLAND FOR THE FLORIDA LEAGUE OF  
                          CITIES INSTITUTE FOR ELECTED MUNICIPAL OFFICIALS

**Attachments:**     [Mayor Milissa Holland - IEMO Certificate of Completion](#)

*Ms. Cindi Lane presented the certificate to Mayor Holland.*

**The Presentation was Received and Filed.**

- 5     [17-67](#)            PRESENTATION ON DEPUTY CHIEF FORTE'S CHIEF FIRE OFFICER DESIGNATION

*Chief Beadle presented this certificate to Deputy Chief Forte.*

**The Presentation was Received and Filed.**

## **ORDINANCES, RESOLUTIONS, AND PUBLIC HEARINGS**

Order of Business for Public Hearings (Council may make inquiries at any stage):

Open Hearing

Staff Presentation

Applicant Presentation (if applicable)

Council Questions of Applicant (if applicable)

Public Comments/ Presentations

Rebuttal by Applicant (if applicable)

Close Hearing

Council Discussion

Council Action

### **First Reading**

- 6     [17-59](#)            ORDINANCE 2017-XX COMPREHENSIVE PLAN AMENDMENT FOR A 145+/- ACRE PARCEL FROM GREENBELT, INDUSTRIAL, AND CONSERVATION TO RESIDENTIAL, INDUSTRIAL, AND CONSERVATION ALONG WITH A POLICY TO LIMIT DEVELOPMENT ON SUBJECT PARCEL TO 348 DWELLING UNITS AND 350,000 SQ. FT. OF NON-RESIDENTIAL USE

**Attachments:**     [Ordinance-Parcel 145-FLUM](#)  
                                 [Proposed FLUM-Parcel 145](#)  
                                 [Current FLUM-Parcel 145](#)  
                                 [Current Zoning-Parcel 145](#)  
                                 [Location Map-Parcel 145](#)  
                                 [Staff Report-Parcel 145-FLUM-2-9-17-CC-1st Reading](#)

*City Attorney Reischmann read the title into the record.*

*Jose Papa provided a PowerPoint presentation on this item as well as the next, which is attached to these minutes.*

*Mayor Holland requested since these two items are being heard together to read both titles at this time and call for any ex-parte communications relating to the next item. (See next item for ex-parte communications).*

*Applicant-David Blessing, Palm Coast 145, LLC provided Council with a PowerPoint presentation, which is attached to these minutes.*

*Mike Bebe-Project Manager finished the PowerPoint presented by Mr. Blessing.*

*Public Comments:*

*Tom Trammer-Karas Trail-Opposes this development.*  
*Peter Petroski-67 Karas Trail-Opposes this development.*  
*Les Kinnon-55 Karas Trail-Opposes this development.*  
*Terri Howe-29 Karas Trail-Opposes this development.*  
*Gretchen Smith, Flagler County Chamber-Supports growth and affordable housing.*  
*Dave Maroski-Opposes this development. Prefers 1/4 acre lots.*  
*Edie Gonzalez-58 Karas Trail-Opposes this development*  
*Jenny Aroyo-Opposes the apartments.*  
*Frank Crofale-25 Karas Trail-Opposes this development.*  
*Susan Johnson-26 Kathleen Trail-Opposes this development.*  
*Sarah Sieling-21 Kathleen Trail-Opposes this development. Provided a comparison sheet and handouts, which is attached to these minutes.*  
*Lewis Cesarello-provided a petition. Opposes this development.*  
*Leonard Dugard-41 Kathleen Trail-Opposes this development.*  
*Anne Marie Haines-Opposes this development.*  
*Charles Johnson-26 Kathleen Trail-Opposes this development.*  
*Roger Sieling-Opposes this development.*  
*Tim O'Donnell-Opposes this development. Provided a handout, that is attached to these minutes.*  
*Bryant Logon-Opposes this development. Would the owner consider owner occupied condominiums?*  
*Dave Agata- 32 Karas Trail-Opposes this development (apartments).*  
*BJ Weckman-44 Kathleen Trail-Opposes this development.*  
*Dennis McDonald-This affect all of Palm Coast, everywhere. Mixing ownership with non-ownership.*  
*Vince Liguori-Chamber's support is surprising to him.*

*Responses to Public Comments:*

*Mayor Holland-Yes, it is a rezoning request before Council tonight. The property where the cows are-is owned by a local developer who went through the process several years ago. The down turn of the economy actually shelved the project, but it is one that is privately owned, so if it is for sale, I assume someone will go in and try to buy it.*

*Petition-We have received that. Thanks.*

*Section 8 housing-Attorney Reischmann-I believe that has been addressed. There is a difference between Section 8 Housing and Subsidized Housing. It is my understanding that from the presentation of the applicant, that there will be covenants and restrictions against Subsidized Housing. Those covenants and restrictions can be prepared so that they are limited in the ways they can be amended. As to the Section 8 Housing, there will be Federal law applied, regardless of what we do with either our code or what we want to do with the MPD Agreement, which is being opposed this evening or the covenants and restrictions. If there is additional questions, possibly, I know the applicant and his attorney have been working on this as well, under our process there is an opportunity for rebuttal by the applicant, if the applicant or his agent so wish.*

*Meeting-morning or evening meeting-Mr. Landon-We do not have a schedule because we have to wait for the State. We have to provide at least one evening meeting and this is that tonight. As for when it will come back, we do not know until we receive information back from the State. If I could go a little bit further, we actually get comments from some people who do not like to come out at night or drive at night and want it in the morning. That is why we always try to make sure there is one in*

*the morning and one in the evening. That is pretty typical for us.*

*Minimum size-Ans: Jose Papa-Minimum size under the development agreement is 750 sq. ft. So that is a minimum size. Our LDC minimum is 650 sq. ft.*

*Homes back up to property-Ans: Mr. Ray Tyner-On the northeast portion of the property there is a drainage easement on a small portion of the corner. The houses cannot abut to that drainage easement. Offhand I do not know what that is but to the south and all to the north, there is no drainage easement but one small section. Technically, they could abut house-to-house right up to the drainage line.*

*VM Nobile-The house or the property? Ans: Mr. Tyner-Sorry the property.*

*Advisory Committee-Who picked those members? Ans: Mr. Tyner-That would be a question for the developer. When they first approached us, they were going to go straight zoning. They had their first neighborhood meeting and there were many people who attended, so they decided to go with a Master Plan Development to work more with the neighbors. It was their decision to work with some of the neighbors that were here during their neighborhood meetings and then they met with them with a small group to facilitate and then go back to the larger group as well.*

*US 1 Traffic-Mayor Holland-Has this safety concern been considered? Ans: Mr. Papa-Again, as this project progresses you will get more in depth traffic study of this site. Things like operational improvements that might be necessary, whether that be a traffic signal or turn lanes will be analyzed at the time when they come in with a site plan or final plat. The level of detail that you are getting into comes when should the development progress.*

*Comprehensive Plan-diversify housing and the need for apartments-Mayor Holland-How do you quantify if a proposal comes before staff? Ans: Mr. Papa-What we have are the criteria in the comprehensive plan and the Land Development Code. I do not know that there is any magic figure of what that ratio should be. However, we rely on the comprehensive plan, which is our blueprint for growth and establishes the objectives and policies that we have in moving forward to the future. As well as the criteria that is in the Land Development Code as to whether it is appropriate to change the zoning designation of a property or not.*

*CM Klufas-Was the last time we rezoned from greenbelt zoning in 2011 for Bulow? Ans: Mr. Papa-Yes, what we did there was we had a Future Land Use Map Amendment that was from County designations. I believe that was agriculture and timberlands or agriculture to portions of that large area going to greenbelt and mixed-use and conservation. All part of an area that was annexed into the City.*

*CM Shipley-The density is going to triple. If it triples, how is the traffic decreasing? Ans: Mr. Papa-It is less based on taking the maximum development potential and looking at this subject parcel as a whole where you not only had those 90 residential units potentially but that 2.1 mil. sq. ft. of nonresidential use which also produces traffic. So we combined the maximum number of trips from those two types of development compared to what was being proposed, which is 348 dwelling units, and 350,000 sq. ft. So the decrease you see in traffic volume is based on maximum development potential under existing land use and under the proposed. The proposed might be higher in residential but significantly less in terms of nonresidential.*

*CM Shipley-rental properties under \$1K? Ans: Mr. Blessing-Currently too early to establish the pricing range of apartments, which is one facet of a multi-family*

development. Keep in mind multi-family could be condominiums, could be town homes as well. It has not been finalized yet. In the event it will be apartments, it will be comparable to what is here in the market range.

CM Shipley-So you would take comparables from what is already here? Ans: Mr. Blessing-Yes. We want to be within market range, we do not want to be excessive to market and we do not want to be below market.

CM Shipley-Are you going to timber the land (in the buffer)? Ans: Mr. Blessing-The plan currently is to not remove any single tree that I do not have to remove. I love the trees as well. It is a beautiful piece of property.

CM Klufas-In 2011, the Department of Community Affairs, now the Department of Economic Opportunity, was responsible for having influence and giving their opinion on what they felt about the project. Have they voiced their opinion one way or another regarding this application? Ans: Mr. Papa-No, that will come when we submit the application. Multiple government agencies will provide comments.

Attorney Reischmann clarified what the DEO will comment.

VM Nobile-When I started receiving the emails, etc. I dived into the Comprehensive Plan. It is very vague. It really says if we can do it, we can do it. It leaves the definition of compatible, really left up to two boards that it is facing, the PLDRB and this Council. I believe residential is not the only term for compatibility, but the compatibility I see here in this area should be, if there are single homes, we should leave them as single homes around the area and not convert. What is being planned to me does not sound compatible but I am not saying that it is against our Comprehensive Plan. Our Comprehensive Plan allows this. I want to say to the Council that in this situation, compatible is more, is it consistent to what is there and not just is it residential but is it the same kind of residential and I think it should stay like that. But I have spent a lot of time over the two years fighting with people over two things-change, nobody wants to see change and I tell them but it has to change. We have to have change; it is coming. But I also do a lot of arguing when people buy near a commercial lot or a commercial property and they come and ask to stop it. You bought there, you knew what it was and we do not have the right to just change it. So I see this also as we should not go the other way. So if somebody bought because they realized it was estates and they were going to have about 100 homes and now we are going to about 348 units that are a multi-use (apartments). It looks good, sounds good, but I think the people of this town will be hurt by this. I would not want this in my area. To the real estate agents-I have received a lot of phone calls and I have heard this a lot in the 35 years I have been here- "Oh don't worry about this-it is a conservation area." Well you have to be careful because that does not mean you cannot build on it. It just means it was labeled conservation and anyone who told you it was a preserve, basically lied to you. So to the real estate agents, please be careful what we tell people when we sell property.

CM Cuff-Do we have history of the greenbelt designation of this tract? Ans: Mr. Tyner-Yes, I vaguely do. When we were first doing the Comprehensive Plan in 2002 (going through that process). One thing that we looked for in the greenbelt area was, number one, wetlands. With this particular site, there was a conservation wetland in the middle of this site, so we designated it as conservation. I was the Environmental Planner back in 2002. We utilized the best data that we had at the time and we did not know the exact quality of that wetland and the system of where that was; coupled with the unknown of the environmental being a little more pristine than it actually is because it was found out through field studies and going through the wetland that it is not really a very high quality system around it. Within our Comp. Plan having a

*diversity of housing, could be estate lots, that we did not have a lot of, also multi-family. I think the main designation was because we thought that there was more of a pristine environment within that area.*

*CM Cuff -But it was the City that came up with the greenbelt designation, and not something we inherited from Flagler County? Ans: Mr. Tyner-Yes, we came up with that.*

*CM Cuff-There are several out parcels, small old platted lots, how does that fit in with what the applicant wants to do? Ans: Attorney Livingston-We had this conversation today with Mr. Reischmann and staff. There are a few cutouts from the old Dupont plat, which was Map Book 1, Page 9. I think it was a 1930's plat. Our plan is to consolidate those by acquiring them. If that is not possible, then both local and State law would require us to provide access through a replat or a vacation of the plat and then access them. They would have to be accommodated in the final site plan. Ideally, we would be able to get those from the owners. There are owners paying taxes on them that amount to about \$25 per year, but they are old relics of the old Dupont plat.*

*CM Cuff-I know the site is vacant but there is an area that looks like it has been cleared. Attorney Livingston-It is an old lake. It has been wet in the past. Right now if you visit it, there is a crescent area that is wet, fairly pristine and very clear. The center part is actually the bottom of the lake. It is like a playa that you would see out west. It was where water has been, but at the moment there is not enough water going in to keep it wet. It can hold water.*

*CM Cuff-That is a natural feature of the site? Ans: Mr. Livingston-I do not believe so. I think at one point it may have been a borrow pit.*

*CM Shipley-If there was another apartment that the developer had under their belt, how did that turn out? Ans: Mr. Blessing-The team that I have assembled has developed many, many, many multi-family hotel and commercial projects to the tune of well over a billion dollars in construction.*

*CM Klufas-Do we have any data of apartments and rental prices in our area? Ans: Mr. Papa-I do not believe we have any hard data, only anecdotally with the folks we come across every day. The realtors and developers say that there are not many multi-family/apartments within the City. I do believe that is reflective somewhat in the rents of apartments.*

*Rebuttal from applicant-Believes they have tried to meet all the requests of the neighbors and have choices for housing.*

*Attorney Livingston-Subsidized/Section 8 housing-We proposed (in the MPD) the ability to limit the ability to the subsidized housing in the covenants and restrictions. There was a question as to whether my client was being honest in terms of his intentions, so I proposed language in the MPD agreement to basically bind him to do that. He does not have a problem with doing that because that is his intention. The determination by the City Attorney is correct in terms of your ability to get grant funding and other things relating to HUD housing where you cannot really be the enforcers in that, which is fine. However, the concept of Section 8 housing does not just apply to multi-family; you can find single family houses in Palm Coast that have vouchers.*

*VM Nobile-When it comes back after the State reviews it, will it have any other changes? Ans: Mr. Landon-There may be some changes required as a result of State*

comments but no significant details because they will look at the big picture.

Motion to deny made by CM Cuff, which was seconded by VM Nobile.

CM Klufas-Is there any opportunity for where we continue the discussions with the community? I am not certain that I was 100% aware that these were two completely separate issues where if we moved on one, we do not move on the other. It is very important that we understand, the thought of having big tall apartment buildings in the back of my property, scares me too and that is what number 7 would be, correct? But number 6 is different than that, now whether or not everyone knew they were two separate items, I am unsure but this could be an opportunity where we prevent someone from coming into our community and develop something that could long term benefit us. Not only with the residential zoning but with the commercial too. I do not think having tall apartment buildings in the back is a good thing but perhaps there is an opportunity to continue to have dialogue with the participants who are involved with their property who are in proximity to this project. Otherwise, if they are ok, you get what you wish for, so if it stays the way it is, the maximum use capacity could potentially be more than what we get if we move forward with a plan to change it from greenbelt to residential. That does not necessarily mean apartment buildings but that means you are dealing with what you have today. Like we saw today, that maximum capacity use would exceed what we would be changing to. Maybe we need to continue dialogue? Is it too early to make a decision on this based on the feedback we have received from the community?

Mayor Holland-I would just ask the applicants and the investors who have done their due diligence and certainly heard from our residents of maybe looking at a more of a compatibility issue as far as the residential component. I do not think that there is anyone up here arguing that a commercial component does not make sense on that parcel. It is just from the multi-use facilities. There is nothing to say that you cannot come back, reapply and come back.

Mr. Landon-There is sometimes a time limit where you cannot come back too soon. So, staff, if they deny it tonight, the comp. plan amendment, how soon can they come back again? Ans: Mr. Tyner I believe it is in a year. Mr. Landon suggested since it is a year requirement before they can return with an application, you could make a motion to table or continue with plan changes.

CM Cuff withdrew previous motion. VM Nobile withdrew the second on CM Cuff's motion. VM Nobile made a motion to table this Ordinance, which was seconded by CM Shipley. Motion passed unanimously.

**A motion was made by Vice Mayor Nobile, and seconded by Council Member Shipley, that the Ordinance be tabled. The motion was adopted by the following vote:**

**Approved:** 5 - Mayor Holland, Vice Mayor Nobile, Council Member Cuff, Council Member Klufas, and Council Member Shipley

7 [17-60](#)

ORDINANCE 2017-XX ZONING MAP AMENDMENT FOR 145+/- ACRE PARCEL FROM HIGH INTENSITY COMMERCIAL (COM-3), LIGHT INDUSTRIAL (IND-1), AND SUBURBAN ESTATE RESIDENTIAL (EST-1) TO MASTER PLANNED DEVELOPMENT (MPD)



**Attachments:** [Ordinance -Parcel 145-Rezoning](#)  
[Proposed Zoning - Parcel 145](#)  
[Current Zoning-Parcel 145](#)  
[MPD Agreement-Palm Coast 145 Revised Version 2-9-2017](#)  
[Exhibit B-Palm Coast 145 LLC Conceptual Master Plan](#)  
[Staff Report-Parcel 145-Rezoning-2-9-17-CC-1st Reading](#)

*City Attorney Reischmann read the title into the record.*

*Attorney Reischmann reminded Council this is a quasi-judicial item. Mayor Holland called for an ex-parte communication.*

*VM Nobile-Several emails back and forth discussing dates and times for this issue.*

*CM Shipley-Received several emails and calls. However, the calls were not returned.*

*Mayor Holland-Received emails, a letter from Jason DeLorenzo on behalf of the Flagler County Homebuilders Association, as well as a call from Mr. DeLorenzo. She explained to Mr. DeLorenzo that she would not discuss the issue and would follow the letter of the law regarding this issue.*

*CM Klufas-Received emails as well.*

*CM Cuff-Received emails and a call from Jason DeLorenzo with a letter that was received by email today.*

*Mr. Jose Papa presented this item under the previous item.*

*VM Nobile made a motion to table this Ordinance, which was seconded by CM Shipley. Motion passed unanimously.*

**A motion was made by Vice Mayor Nobile, and seconded by Council Member Shipley, that the Ordinance be tabled. The motion was adopted by the following vote:**

**Approved:** 5 - Mayor Holland, Vice Mayor Nobile, Council Member Cuff, Council Member Klufas, and Council Member Shipley

## Resolutions

- 8      [17-56](#)      RESOLUTION 2017-XX AUTHORIZING EXPENSES RELATED TO THE CONSTRUCTION IMPROVEMENTS OF THE PINE LAKES PATH PEDESTRIAN BRIDGE, IN THE AMOUNT OF \$149,360, WHICH INCLUDES A CONTRACT WITH 4C'S TRUCKING & EXCAVATION

**Attachments:** [Resolution-Pine Lakes Path Pedestrian Bridge Emergency Repair](#)  
[Quote Tabulation](#)  
[Location Map](#)

*Mr. Landon provided a brief overview to this item.*

*Public Comments:*

*There were no public comments.*

**A motion was made by Vice Mayor Nobile, and seconded by Council Member Shipley, that the Resolution be adopted. The motion was adopted by the following vote:**

**Approved:** 5 - Mayor Holland, Vice Mayor Nobile, Council Member Cuff, Council Member Klufas, and Council Member Shipley

Enactment No: R2017-20

**Other Business**

- 9     [17-97](#)     PRESENT CERTIFICATES TO GRADUATING STUDENTS OF THE CITY OF PALM COAST'S CITIZENS ACADEMY CLASS

*Mayor Holland and Ms. Lane presented the certificates to the graduates.*

**The Presentation was Received and Filed.**

- 10    [17-93](#)     DISCUSSION ON LETTER OF SUPPORT FOR THE LOCAL HOSPITAL OPPOSING HB 145

**Attachments:**     [Mayor Ltr-HB 145 Opposition, 2.2017](#)  
                              [Mayor Ltr-HB 145 Opposition Version 2](#)

*CM Klufas-Do we have any feedback of whether this bill will die on the floor or not? It may be a poor utilization of our strategy. Ans: Mr. Landon-We get a lot of feedback and the feedback on this one is that it is going nowhere. Mayor Holland-This is the third year this bill is being proposed. The difference this year is there is a companion Senate bill. I have spoken to Travis Hutson about his level of support for this; his is not as much as Representative Renner. He indicated that these types of facilities he would see are more geared to be located in Orlando, bigger municipalities and urbanized areas where it makes sense for it to be more profitable to those types of centers and that we are much smaller of a community where it would not be as much of a profit margin. As far as strategy goes, as I said in our workshops, we are not losing anything by doing this. This is just supporting our local hospital. It is not going to hurt us politically by issuing this statement. As far as home-rule goes, that is a complete different scenario.*

*Public Comments*

*There were no public comments.*

*Motion made by CM Klufas to send option 1 letter of support opposing HB 145, which was seconded by CM Shipley. Motion passed 4 to 1, with VM Nobile denying.*

**The Presentation was Received and Filed.**

- 11    [17-92](#)     DISCUSSION AND DIRECTION ON THE PROPOSED CITY RADIO SHOW-DISCOVER PALM COAST

**Attachments:**     [Palm Coast Discover Radio Show 2017](#)  
                              [Staff Memo Alternative Proposal](#)

*Mr. Landon provided a brief overview to this item.*

*VM Nobile-Where did the new obsession with the radio come from? I want to make sure that if we are going to advertise, we spread that across the board with all media outlets.*

*Public Comments*

*Louis McCarthy-He knows a lot of people that listen to the radio and they want to hear from their Mayor of what is going on in Palm Coast. Remember Civility.*

*Vince Liguori-My intent was not to impugn anyone but to ask questions. Why spend this \$10K to promote Ms. Holland? Use the facilities that you have. Suggested having Town Hall meetings.*

*Edward Myer-Resident since 2007 but not a stranger of Palm Coast, his mother moved here in 1978. The growth and leadership we have had in Palm Coast to bring it forward-we are blessed. Supports a radio show.*

*Ron DeCosta-Not too familiar with this issue. Radio is great, like T.V., in getting the word out. Supports the radio show. Are there commercials during the show?*

*Robert MacDonald-Will residents be allowed to call in to the radio show?*

*Ed Fueller-Thinks this idea is amazing. Wants to hear what is going on in Palm Coast.*

*Responses to Public Comments:*

*Half hour show-Ans: Mayor Holland-I do not believe there will be commercials.*

*Residents calling in with questions-Ans: Mayor Holland-It is a pre-recorded show, so no call-ins.*

*Mr. Landon-Saturday mornings 10:00. Council concurred for a Sat. morning show. (3:29:16)*

*CM Cuff-Once the show is complete, we own them (the shows) and can put on our website, Facebook, etc. Ans: Mr. Landon-Correct.*

*Motion by CM Cuff to do all staff suggested. Seconded by CM Shipley. Motion passed 4 to 1 with VM Nobile denying.*

**The Presentation was Received and Filed.**

## Consent Agenda

**Public comments shall be held In accordance with Section 286.0114 Florida Statutes. Any member of the public interested in speaking on any item on the Consent Agenda, shall come to the podium, state their name and will have up to three (3) minutes each to speak.**

**A motion was made by Vice Mayor Nobile, seconded by Council Member Shipley, that the Consent Items be Considered as reported on the Consent Agenda. They were approved by the following vote:**

**Approved:** 5 - Mayor Holland, Vice Mayor Nobile, Council Member Cuff, Council Member Klufas, and Council Member Shipley

PHYSIO-CONTROL, INC., FOR A 3-YEAR SERVICE WARRANTY PLAN FOR ALL FIRE DEPARTMENT/CITY-OWNED CARDIAC MONITORS

**Attachments:**    [Resolution Physio-Control](#)  
                              [Physio-Control Service quote-3 yrs](#)  
                              [Physio-Control Service quote-1 yr](#)

**A motion was made by Vice Mayor Nobile, seconded by Council Member Shipley, that the Consent Agenda be adopted on Consent. The motion was Approved unanimously.**

Enactment No: R2017-21

- 13    [17-76](#)                    RESOLUTION 2017-XX APPROVING THE CONTRACT WITH CARR & COLLIER, INC., IN THE AMOUNT OF \$246,700, FOR THE PUMP STATIONS ODOR CONTROL PROJECT

**Attachments:**    [Resolution - Master Pump Odor Control](#)  
                              [Pump Stations Odor Control Project - Executive Summary....](#)  
                              [Notice of Intent to Award](#)

**A motion was made by Vice Mayor Nobile, seconded by Council Member Shipley, that the Consent Agenda be adopted on Consent. The motion was Approved unanimously.**

Enactment No: R2017-22

- 14    [17-73](#)                    RESOLUTION 2017-XX APPROVING THE CONTRACT WITH PARKSON CORPORATION, IN THE AMOUNT OF \$366,494, FOR WASTEWATER TREATMENT PLANT 1 MECHANICAL BAR SCREENS REPLACEMENT PROJECT

**Attachments:**    [Resolution - Mechanical Bar Screens](#)  
                              [Notice of Intent to Award](#)  
                              [WWTP1 Mechanical Bar Screens Replacement Project - Summary](#)

**A motion was made by Vice Mayor Nobile, seconded by Council Member Shipley, that the Consent Agenda be adopted on Consent. The motion was Approved unanimously.**

Enactment No: R2017-23

- 15    [17-77](#)                    RESOLUTION 2017-XX APPROVING PIGGYBACKING FLORIDA SHERIFFS ASSOCIATION CONTRACT WITH BOULEVARD TIRE CENTER TO PURCHASE TIRES

**Attachments:**    [Resolution Boulevard Tire, Tires](#)  
                              [Engagement Letter - Boulevard Tire](#)  
                              [Piggyback Contract](#)

**A motion was made by Vice Mayor Nobile, seconded by Council Member Shipley, that the Consent Agenda be adopted on Consent. The motion was**

**Approved unanimously.**

Enactment No: R2017-24

16     [17-78](#)

RESOLUTION 2017-XX APPROVING PIGGYBACKING STATE CONTRACT WITH VERIZON CORPORATION FOR MOBILE COMMUNICATION SERVICES AND DEVICES

**Attachments:**     [Resolution - Verizon Wireless](#)  
                                  [Engagement Letter - Verizon Wireless](#)  
                                  [Verizon Wireless - State Contract Amendment](#)

**A motion was made by Vice Mayor Nobile, seconded by Council Member Shipley, that the Consent Agenda be adopted on Consent. The motion was Approved unanimously.**

Enactment No: R2017-25

17     [17-81](#)

RESOLUTION 2017-XX APPROVING PIGGYBACKING CITY OF TUCSON, ARIZONA NATIONAL INTERGOVERNMENTAL PURCHASING ALLIANCE (NIPA) WITH W.W. GRAINGER, INC., TO PURCHASE MAINTENANCE, REPAIR AND OPERATIONAL SUPPLIES

**Attachments:**     [Resolution Grainger - Industrial Supplies](#)  
                                  [Grainger Contract Overview](#)

**A motion was made by Vice Mayor Nobile, seconded by Council Member Shipley, that the Consent Agenda be adopted on Consent. The motion was Approved unanimously.**

Enactment No: R2017-26

18     [17-70](#)

RESOLUTION 2017-XX APPROVING ONE-YEAR PRICE AGREEMENT WITH HARCROS CHEMICALS FOR THE OF PURCHASE OF HPAC 8323 S ALUMINUM CHLOROHYDRATE

**Attachments:**     [Resolution - Harcros HPAC 8323 S WTP2](#)  
                                  [Harcros HPAC 8323S WTP2 - Justification Memo](#)  
                                  [Harcros HPAC 8323S WTP2 - Palm Coast 8323 S Price Confirmation Balance](#)  
                                  [Harcros HPAC 8323S WTP2-HPAC 8323 S Sole Source](#)

**A motion was made by Vice Mayor Nobile, seconded by Council Member Shipley, that the Consent Agenda be adopted on Consent. The motion was Approved unanimously.**

Enactment No: R2017-27

19     [17-80](#)

RESOLUTION 2017-XX APPROVING ONE-YEAR PRICE AGREEMENTS WITH SAINT JOHNS SALES AND SERVICE, FLAGLER POWER EQUIPMENT, AND KM MOWER REPAIR TO PURCHASE VARIOUS MOWER PARTS

**Attachments:**     [Resolution-Mower Parts](#)  
                              [Contract Summary - Mower Parts](#)  
                              [Project Overview for Mower Parts](#)

**A motion was made by Vice Mayor Nobile, seconded by Council Member Shipley, that the Consent Agenda be adopted on Consent. The motion was Approved unanimously.**

Enactment No: R2017-28

- 20**     [17-75](#)                    RESOLUTION 2017-XX APPROVING A WORK ORDER WITH ETM, INC., FOR DESIGN SERVICES FOR IMPROVEMENTS TO BELLE TERRE BOULEVARD SOUTH OF SR 100

**Attachments:**     [Resolution - Belle Terre Blvd. Improvements](#)  
                              [Work Order - ETM, Inc.](#)  
                              [Project Overview Belle Terre Blvd](#)  
                              [Notice of Intent to Award](#)  
                              [Location Map BT Blvd Turn Lane Improvements](#)

**A motion was made by Vice Mayor Nobile, seconded by Council Member Shipley, that the Consent Agenda be adopted on Consent. The motion was Approved unanimously.**

Enactment No: R2017-29

- 21**     [17-74](#)                    RESOLUTION 2017-XX AUTHORIZING EASEMENTS TO UTILITY PROVIDERS ACROSS THE IROQUOIS CANAL SYSTEM PROPERTY

**Attachments:**     [Resolution - Iroquois Easement](#)  
                              [Canal Access Easement Agreement](#)  
                              [Flagler Airport 32 ft Wide Utility Easement Across Iroquois Canal \(002\)](#)

**A motion was made by Vice Mayor Nobile, seconded by Council Member Shipley, that the Consent Agenda be adopted on Consent. The motion was Approved unanimously.**

Enactment No: R2017-30

**D. 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 any topic or proposition not on the agenda or which was discussed or agendaed at the previous City Council Workshop, 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.**

*Robert MacDonald-requested a sentence be struck from Public Participation language on the agenda.*

*Bryant Logan-Home Rule proposed bills. What is Council's position on these two proposals?*

*Responses to Public Comments:*

*Sentence removal-CM Shipley-We all, she (the Mayor) usually answers the question, and if she says what we were thinking anyway, we let it go. But there are times, we speak up and say do you mind if I answer that question. We are always allowed to give our opinion. It just seems that way that she is always answering the questions, or Mayor Netts used to but usually the answer is always given, so there is no reason for us to speak up.*

*VM Nobile-And that is the process. You are addressing the Chair, and in this Council, it is the Mayor, and she can disburse but most of the questions are factual, so whoever gives you the fact.*

*Mr. Landon-And the Mayor is a member of the City Council, so when you say Council that includes the Mayor in this context.*

*Home Rule-Ans: Mayor Holland-Thank you. Absolutely 100% correct. This Council is taking a very strong stance against these pieces of legislation that will take away our ability to govern locally. We have spoken to our legislators as well as we have a lobbyist who is actively pursuing blocking this bill. We work closely with the Florida League of Cities, who is in complete opposition of this piece of legislation. We will continue to fight this fight through the legislative session until the last day of the legislative session. This has no place in local governments. Thank you for your comments.*

**E. Discussion by CITY COUNCIL OF MATTERS NOT ON THE AGENDA**

*CM Klufas-Steven, why did you vote no on the radio item, what did that change that you were looking for a yes vote, you said repeatedly it is not the money? Ans: VM Nobile-I do not think it will be effective. It has never been the money. I do not want that use of money to affect things that would be effective.*

**F. Discussion by CITY ATTORNEY OF MATTERS NOT ON THE AGENDA**

*Nothing at this time.*

#### **G. Discussion by CITY MANAGER OF MATTERS NOT ON THE AGENDA**

*Tragedies in Palm Coast within the last week and past few weeks-provided an update to Council on the students' efforts. I was invited to Matanzas High School earlier this week to meet with a group of students and some school administrators about their efforts and desires to make a difference. They want to advocate some safety issues-some paths and some streetlights, those types of things. They were advised by their school administrators that there is a process that will be more effective than others and ask me to come talk about how they could present something to City Council that would be effective. This was pretty easy for me to respond to because of all the paths we built in town that have been a priority of City Council. The street lighting is something we, City Council, have talked about and said we need to get started again this year, but they had some other issues and I explained the best approach was to actually make a presentation to City Council. I tried to assist them with how that would work best. They wanted to do that at an evening meeting, so I suggested to the students to present to Council their opinions on April 4, 2017.*

*Friday, March 10th, is the kick off to Movies in the Park, 7:45 pm at Central Park-Jungle Book.*

*Saturday and Sunday is the Palm Coast Seafood Festival here at Central Park. The same promoter from St. Augustine is putting on this event.*

#### **H. Adjournment**

*The meeting was adjourned at 10:14 p.m.*

*Respectfully submitted,  
Virginia Smith, City Clerk*

#### **Calendar and Worksheet**

[17-95](#)

MEETINGS CALENDAR AND AGENDA WORKSHEET

**Attachments:** [City Calendar](#)  
[2017 to present](#)

[17-102](#)

ATTACHMENTS TO MINUTES

**Attachments:** [Item 6 and 7 Palm Coast 145, LLC](#)  
[Item 6 and 7 Palm Coast 145, LLC-Applicant](#)  
[Item 6 and 7 Letter of Support from FC Homebuilders](#)