



City of Palm Coast

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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, January 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.

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

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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 McGuire, Council Member Nobile, and Council Member Shipley

Excused: 1 - Council Member DeLorenzo

D. PRESENTATIONS

- 1 [15-08](#) RESOLUTION 2015-XX APPROVING THE PURCHASE OF ONE 20 HP IRRIGATION PUMPING STATION TO REPLACE THE FAILING WELLS AT BELLE TERRE PARK

Mr. Landon gave an overview of this item. Mr. William Butler, Landscape Architect, presented a sketch concerning this item (attached to these minutes).

Mayor Netts - Is this a pump from the canal to replace the shallow well pumps? Mr. Butler - Yes.

Mayor Netts - Is the canal wet 24/7/365? Mr. Butler - Yes, it is a very deep canal.

CM Nobile - Our cost for this will be for the pump and man hours? Mr. Landon - Yes, also we will pay for the lateral (line) from the pump to our property. Mr. Butler - We will add a gate to the fence, some fittings; minor things.

VM McGuire - When do we get the easement; shouldn't we have the easement first and then put in the pump? Mr. Butler - We are all in agreement; the school wants this; we are getting the survey done right now; getting it to our legal department to draw up easement; that will be handled before we actually start the work.

CM Shipley - Fields behind that, what would we be able to use them for with the easement? Mr. Landon - Currently, we don't use them at all; they are not quality fields for sports; it would be overflow - soccer, football, lacrosse, practices, etc. (Belle Terre Park); people that use our fields would also be able to use these when the school isn't using them.

The Resolution was Continued.

Enactment No: R2015-04

E. WRITTEN ITEMS

2 [15-05](#) RESOLUTION 2015-XX APPROVING A QUIT CLAIM DEED TO GRAND HAVEN CDD FOR A PORTION OF WATERSIDE PARKWAY

Mr. Landon gave an overview of this item.

No Council comments.

The Resolution was Continued.

Enactment No: R2015-01

3 [15-06](#) RESOLUTION 2015-XX APPROVING DRAINAGE EASEMENTS AND A PARTIAL RELEASE OF THE EXISTING DRAINAGE EASEMENT WITH M&R UNITED, INC., ON PARCEL 07-11-31-7019-RP0V0-0000

Mr. Landon gave an overview of this item.

VM McGuire - We have a number of locations similar to those on Pine Lakes Pkwy. where a convenience store is slated to go; he noticed some large signs relating to property for sale zoned commercial. We are going to walk this road, again and again, have we given any thought as to how we are going to address that? Mr. Landon - No different than what we have in the past; educate the property rights codes and what we can and can't control under zoning laws. Mayor Netts - If you don't like it, the only way to address it is to spend money; rezone it; down zone it and Bert Harris Act kicks in; you buy it and you pay. He spoke about how urban planners have evolved over the years and some history on ITT and the development of Palm Coast.

There was discussion about the dilemma regarding questions from residents about property that is already zoned and owned and the City's constraints without buying the property, etc.

Mr. Landon - This item is just a cleanup of the easements; no particular impact on the property.

The Resolution was Continued.

Enactment No: R2015-02

4 [15-07](#)**RESOLUTION 2015-XX APPROVING PRICE AGREEMENT WITH FERGUSON WATERWORKS FOR VARIOUS UTILITY MATERIALS FOR ROYAL PALMS PARKWAY RECLAIMED WATER LINE PROJECT***Mr. Landon gave an overview of this item.**VM McGuire asked about a previous item regarding beautification of medians, is that what this is intended for? Mr. Landon - No, that is separate; this is a Belle Terre beautification project down to SR100.***The Resolution was Continued.**

Enactment No: R2015-03

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.

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

VM McGuire asked what we are going to do with 6,300 ft. of pvc pipe (item 4); all this is going to run out to Belle Terre and then get distributed through an irrigation system? Mr. Landon It's a main line; we are going to pump the water out of Cigar Lake which is reclaimed water and install pipe along Royal Palms Pkwy. to Belle Terre and then at Belle Terre is where we have the landscaping and we will run the lines down Belle Terre that will then have irrigation heads on them. This is just getting the main line from Cigar Lake to Belle Terre.

VM McGuire - High density polyethylene (HDPE)? Mr. Randy Zaleski, Utility Systems Manager - HDPE is a very thick walled pipe that directional boring companies use, and that will be underneath the canal and underneath the street crossings.

VM McGuire - Why is this the best for this? Mr. Zaleski - HDPE has been used for a number of years; It will take quite a bit of abuse and has a lot of flexibility, etc.

VM McGuire - Who is going to install this pipe? Mr. Zaleski - City water distribution crews.

VM McGuire - In one of the previous Council meetings, we talked about purchasing a shuttle/vehicle to transport people to the Indian Trails Sports Complex so they wouldn't have to park on sidewalks; have we looked into that yet? Ms. Luanne Santangelo, Parks & Rec Director - We looked into rentals, not purchase, on an as-needed basis; she will get figures/costs to Council.

VM McGuire - If the City was going to pursue this, the sports alliance should have some skin in this too. Ms. Santangelo - Okay.

CM Nobile - What has changed at the Community Center; a couple of the organizations he meets with annually and monthly have been pushed off for more

City functions he was told. Ms. Santangelo - Nothing has changed as far as rental policies; maybe that was when there was discussion about timetable for construction at the Community Center but now that we know that will be a several years away. CM Nobile - No, this was less than a month ago. Ms. Santangelo will find out and get back to him.

Mayor Netts mentioned some emails regarding the gas prices in Palm Coast; he sent an email to corporate headquarters to one of our larger gas stations asking if there is something he can share with the residents that accounts for this, but he received no response. He spoke of a editorial in the paper explaining how prices are set, who sets them subject and the reality is that in a free enterprise market you can sell for whatever you think you can get for it.

Mayor Netts - He has been told from various sources that the Portuguese American Club has been successful, he guesses in lobbying the government, to have the Portuguese Consulate here in Palm Coast. Mr. Landon - He met with the president of the local Portuguese American Club and he confirmed that everything is moving forward, it's not final; it takes Federal Government approval but they have a lease in one of the Town Center/City Center buildings (Chuimento or Palm Coast Holdings) for temporary offices on the third floor and they are planning to build out two of the units on the first floor of that building. This would be a move from Orlando, where they are currently, to Palm Coast. It's not final, they have announced it at their club so it is out there; they thought they would come and share with the City. Mayor Netts - Does this bring some jobs to Palm Coast? Mr. Landon - Absolutely, more visitors; it is almost like a mini embassy; good fit for Palm Coast; more economic activity, etc.

Mayor Netts he received an email lauding the light display at Town Center/Central Park but the person felt more could be done in the Palm Coast Pkwy. area for illumination for the Christmas holidays.

Mayor Netts - Several people have approached him about our Land Development Code (LDC) as it relates to privacy fences especially along saltwater canals. People are concerned if they build a 6 ft. high fence all the way down to the seawall you effectively block vision up and down the canal. He has been asked about it; is it something we want to look at? CM Nobile gets a lot of issues regarding fencing and shrubbery requirements and concerns about government overreach. He would like to investigate the fencing requirements and LDC. There have been suggestions of installing less expensive fencing and covering it with shrubbery or 6 ft. privacy fence without the requirement of shrubbery, etc. Mayor Netts expressed the regulations regarding lesser fencing may be due to small plantings that do not grow fast enough, etc. CM Shipley - The one you are talking about is on the canal with a 6 ft. fence; they lose all the view from their house. CM Nobile expressed the problems with trying to regulate people's actions and morals and whose rights have been infringed upon. Mayor Netts asked that staff take a look at the specific issues raised and what we require between neighbors, etc. Mr. Landon - Will do.

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

Attorney Reischmann spoke of the hearing yesterday, 1/12/15; no need for an additional hearing; they will submit a proposed order to court and that should conclude the (tree) lawsuit.

VM McGuire - Where do we stand with the ethics training? Attorney Reischmann - It is scheduled for your last workshop this month, 1/27/15 - ethics portion (2 hours); then the workshop thereafter, 2/10/15 - sunshine law and public records (2 hours). Virginia Smith, City Clerk, sent out invitations to other local officials in Flagler County

and we have received some "yes" responses, so you won't be alone.

VM McGuire - Will there be handouts? Attorney Reischmann - Absolutely. Mayor Netts - Will there be a quiz at the end? Attorney Reischmann - No.

Mr. Landon stated the training(s) are set for 12:30 p.m. time certain, and we will provide sandwiches for lunch at 12:00 noon.

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

Mr. Landon gave an update on capital projects.

Through the River to Sea Transportation Planning Organization (R2C TPO) that we are now a part of, all State and Federal funding has to come through; we are on a path to get a grant for the remaining portion of Seminole Woods path from Sesame to US1; it is on the agenda this month for approval by the R2C TPO board. We have good reason to believe FDOT (Florida Department of Transportation) will approve it if the board approves it. That will allow us to advance the construction of Seminole Woods path. We are out there now proceeding with phase 2 and moving right on down Seminole Woods; once we get to Sesame, we will do the loop around Sesame and Citation and from there we will tie in the last phase from Sesame on to US1. That timing will be controlled by the grant funding; there will be conditions, etc., but that funding is available this year so we have to be moving forward. That is one of the reasons we were able to get the grant; we had the plans and everything in place; dollars left over from other projects so we were ready; that's how we got those grant dollars.

VM McGuire - When you go down Seminole Woods from US1 coming into the City, you go through a couple of "S" turns that are not banked and when it is wet and slippery it is dangerous. Have we given any thought down the road to hopefully getting a grant to bank those turns? Mr. Landon - This is the first he has heard of it, we did that on Rymfire. We will take a look at it.

Mr. Landon - The water projects are moving along - the concentrate treatment project at plant 3. Are we online with ZLD (zero liquid discharge)? Mr. Stephen Flanagan, Utility Development Manager - We are not, we are in the testing mode. Mr. Landon - Construction is basically finished; in testing mode; very close; any day now.

City Hall is moving along nicely.

Palm Coast Pkwy. 6-laning is on schedule; moving along very well; the whole street will be resurfaced at the end. Yes, the laurel oak trees (not live oaks) that tree inspectors said were very close to the end of their lifespan, did come down last week; that was all scheduled and part of the plan. VM McGuire - 400+ trees were installed to replace 300 trees.

Royal Palms Pkwy. improvements are proceeding; this year we are going to look at additional left turn lanes like we did a Rickenbacker, Rymfire, etc.; safety projects are important. VM McGuire - Are we thinking of putting in flashing yellow lights similar to Whiteview and US1? Mr. Landon - We are not talking about a signal in this case; just a left turn lane. You would only put those in if a signal was warranted (traffic numbers turning left). We will bring back to you recommendations for where the next left turn lanes should be, etc.

Weir project - Stormwater is moving LO1; moving along very nicely; 50% complete and on schedule.

Palm Harbor Shopping Center nka Island Walk - moving along nicely; very positive.

Chick-Fil-A - it's up.

I. ADJOURNMENT

The meeting was adjourned at 9:49 a.m.

*Respectfully submitted,
Barbara Redline*

[15-11](#) MEETINGS CALENDAR AND AGENDA WORKSHEET

ATTACHMENT TO MINIUTES

[15-14](#) ATTACHMENTS TO MINUTES