



City of Palm Coast

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

Agenda City Council

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

Tuesday, September 5, 2017

6:30 PM

City Hall Community Wing

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.

>If you wish to obtain more information regarding 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 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

B. Pledge of Allegiance to the Flag

C. Roll Call

Approval of Minutes

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

Second Reading

- 8 [17-350](#) ORDINANCE 2017-XX EXTENDING THE MORATORIUM FOR MEDICAL MARIJUANA DISPENSARIES
Attachments: [Ord extend temp Moratorium for Medical Marijuana](#)

First Reading

- 9 [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](#)
- 10 [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](#)
[Revised MPD Agreement-Palm Coast 145](#)
[Revised Exhibit B-Palm Coast 145 LLC Conceptual Master Plan](#)
[Revised Staff Report-Parcel 145-Rezoning](#)

- 11 [17-256](#) ORDINANCE 2017-XX RELATING TO THE VOLUNTARY ANNEXATION OF THE PROPERTY KNOWN AS MARINA DEL PALMA
Attachments: [Ordinance - Marina Del Palma](#)
[Marina Del Palma Annexation Map](#)
[Marina Del Palma Study](#)
- 12 [17-255](#) RESOLUTION 2017-XX APPROVING THE PRE-ANNEXATION AGREEMENT WITH SUNBELT PALM COAST MARINA, LLC, AND WGA INVESTMENTS, LLC, FOR THE PROPERTY KNOWN AS MARINA DEL PALMA
Attachments: [Resolution Pre Annexation Marina Del Palma](#)
[PRE- ANNEXATION MARINA DEL MAR WITH EXHIBITS](#)
[Marina Del Palma Annexation Area Map](#)
- 13 [17-375](#) ORDINANCE 2017-XX APPROVING AN AMENDMENT TO THE PALM COAST PARK MPD DEVELOPMENT AGREEMENT, APPLICATION NO. 3362

Attachments: [Ordinance PCP MPD Rezoning](#)
[1st amend PC Park MPD DA](#)
[PCP MPD Staff Report](#)
[PC Park MPD Ord \(Exhibit A - Legal\)](#)
[PC Park MPD Tract Map \(Ex B\)](#)
[PC Park MPD Uses Plan \(Ex C\)](#)
[PC Park Summary of MPD & DRI](#)
[Palm Coast Park DRI-MPD Aerial Map](#)
- 14 [17-372](#) RESOLUTION 2017-XX APPROVING THE 3RD AMENDED AND RESTATED PALM COAST PARK DEVELOPMENT OF REGIONAL IMPACT (DRI), APPLICATION NO. 3369

Attachments: [Resolution PC Park 3rd Amended DRI](#)
[Palm Coast Park DRI-MPD Aerial Map](#)
[PC Park Summary of MPD & DRI Changes](#)
[PCP DRI 3rd Amended Staff Report](#)
[PC Park DRI 3rd Amended DO](#)
[PC Park DRI 3rd Master Dev. Plan \(Ex B\)](#)
[PC Park DRI 3rd Amended Tract Map \(Ex D\)](#)
[PC PARK DRI EXHIBIT H 3rd Revised](#)
- 15 [17-366](#) ORDINANCE 2017-XX AMENDING SECTION 2-36 MEETINGS OF THE CODE OF ORDINANCES OF THE CITY OF PALM COAST
Attachments: [Ordinance Amending Council Meeting Times](#)

- 16 [17-371](#) RESOLUTION 2017-XX AMENDING CITY COUNCIL POLICIES AND PROCEDURES RELATING TO PUBLIC INPUT AT COUNCIL MEETINGS
Attachments: [Resolution Amending Council Policy and Procedures](#)
[Council Policy and Procedures](#)
- 17 [17-364](#) RESOLUTION 2017-XX MASTER SOLAR LEASE AGREEMENTS WITH FLORIDA POWER & LIGHT COMPANY FOR THE INSTALLATION OF SOLAR CANOPY DEVICES AT CITY HALL, HOLLAND PARK AND COMMUNITY CENTER AND FOR THE INSTALLATION OF SOLAR TREE DEVICES AT CENTRAL PARK IN TOWN CENTER

Attachments: [Resolution FPL Master Solar Lease Agreement](#)
[Solar Lease Agreements](#)
[Town Center ARC Approval](#)
- 18 [17-351](#) RESOLUTION 2017-XX RELATING TO THE OLD KINGS ROAD SPECIAL ASSESSMENT ROLL TO BE TRANSMITTED TO THE FLAGLER COUNTY TAX COLLECTOR

Attachments: [Resolution - OKR Special Assessment](#)
[OKR 2017 Assessment for Tax Collector](#)
- 19 [17-365](#) RESOLUTION 2017-XX APPROVING FINAL NUISANCE ABATEMENT ASSESSMENT

Attachments: [Resolution 2017 Final Nuisance Abatement](#)
[2017 Tax Assessments Roll](#)
- Consent**
- 20 [17-383](#) RESOLUTION 2017-XX APPROVING INTERLOCAL AGREEMENT BETWEEN THE CITY OF BUNNELL AND THE CITY OF PALM COAST TO TEMPORARILY PROVIDE UTILITIES TO PITTS GLASS, INC.

Attachments: [Resolution Interlocal Agreement City of Bunnell](#)
[Interlocal Agreement Bunnell](#)
[Site Map - Pitts Glass](#)
- 21 [17-367](#) RESOLUTION 2017-XX APPROVING THE WAGE ARTICLE BETWEEN THE CITY AND THE INTERNATIONAL ASSOCIATION OF FIRE FIGHTERS LOCAL 4807

Attachments: [Resolution Fire Local 4807](#)
[IAFF 4807 2017 Wage Article](#)

- 22** [17-369](#) RESOLUTION 2017-XX APPROVING INTERLOCAL AGREEMENT FOR CONTRACTION BETWEEN THE CITY OF PALM COAST AND FLAGLER COUNTY
- Attachments: [Resolution - ILA with Flagler County](#)
 [ILA Contraction with Flagler County](#)
 [Map-Contraction Area](#)
- 23** [17-370](#) RESOLUTION 2017-XX APPROVING THE 5TH AMENDMENT TO THE CONTRACT FOR THE SALE OF CITY PROPERTY WITH PALM TOWN CENTER, LLC
- Attachments: [Resolution 5th Amendment Unicorp](#)
 [Unicorp 5th Amendment](#)
 [Conceptual Plan - Draft](#)

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.

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

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

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

H. Adjournment

Calendar and Worksheet

[17-384](#)

MEETINGS CALENDAR AND AGENDA WORKSHEET

Attachments: [City Calendar](#)
[Agenda Worksheet](#)

[17-388](#)

ATTACHMENTS TO MINUTES

Attachments: [Item 9 and 10 Palm Coast 145 FLUM and Rezoning](#)
[tem 9 and 10 Palm Coast 145 LLC City Council Presentation](#)
[Item 11 and 12 Marina Del Palma Annexation Map](#)
[Item 13 and 14 PC Park DRI & MPD PP](#)
[Item 17-FPL Solar](#)
[Item 22 Contraction Maps](#)
[Item 23-Conceptual Site Plan - Wawa](#)