



**City of Palm Coast
Minutes
CITY COUNCIL
BUSINESS MEETING**

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

Tuesday, September 18, 2018

9:00 AM

CITY HALL

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 Charter Spectrum 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.

CALL TO ORDER

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

PLEDGE OF ALLEGIANCE TO THE FLAG

ROLL CALL

Present and responding to roll call were the following:

Council:	Robert Cuff
	Nick Klufas
	Milissa Holland
	Vincent Lyon
Absent	
Council:	Heidi Shipley

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.

There were no public comments.

MINUTES

- 1 CITY COUNCIL MINUTES
SEPTEMBER 4, 2018 SPECIAL WORKSHOP - BUDGET
SEPTEMBER 4, 2018 BUSINESS MEETING
SEPTEMBER 5, 2018 SPECIAL BUSINESS - BUDGET
SEPTEMBER 11, 2018 WORKSHOP**

Pass

Motion made to approve made by Vice Mayor Cuff and seconded by Council Member Klufas

Approved - 4 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Mayor Milissa Holland, Council Member Vincent Lyon

PROCLAMATIONS

- 2 PROCLAMATION "RAISE THE PINK FLAG WITH THE PINK 5K" MONTH**

CM Lyon presented this Proclamation to representatives of Florida Hospital Flagler.

- 3 PROCLAMATION RECOGNIZING SEPTEMBER 17-23 AS CONSTITUTION WEEK**

VM Cuff read the Proclamation into the record.

ORDINANCES SECOND READ

4 ORDINANCE 2018-XX AMENDING THE TOWN CENTER MPD TO ALLOW PARKING CANOPIES IN LIEU OF GARAGES FOR MULTIFAMILY DEVELOPMENT IN THE URBAN CORE OF TOWN CENTER

O20180018

City Attorney Reischmann read the title into the record. Attorney Reischmann reminded Council this is a quasi-judicial item. Mayor Holland called for any ex-parte communications. There were none.

Mr. Landon gave a brief summary of the item.

Public Comment:

There were no public comments.

Pass

Motion made to Adopted on second reading made by Vice Mayor Cuff and seconded by Council Member Klufas

Approved - 4 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Mayor Milissa Holland, Council Member Vincent Lyon

5 ORDINANCE 2018-XX TO REZONE 6.3 ACRES GENERALLY LOCATED EAST OF OLD KINGS ROAD N. AND NORTH OF OAK TRAIL BLVD. FROM NEIGHBORHOOD COMMERCIAL (COM-1) AND ESTATE-1 (EST-1) TO MULTIFAMILY RESIDENTIAL-2 (MFR-2)

O20180019

City Attorney Reischmann read the title into the record. Attorney Reischmann reminded Council this is a quasi-judicial item. Mayor Holland called for any ex-parte communications. There were none.

Mr. Landon gave a brief summary of the item.

Ms. Meehan provided a PowerPoint presentation, which is attached to these minutes.

Public Comment:

Speaker's name (Inaudible) relayed concerns with the project and her neighborhood.

Steve Carr spoke of possible traffic concerns and asked for a traffic plan associated with the project.

Mr. Niedlebeck asked why not move the project to Town Center.

Responses to Public Comments:

Mayor Holland spoke of the crime and multi-family housing issue in the City.

*Mayor Holland-Traffic-The City does conduct traffic analysis with projects.
Mayor Holland-Provided an overview to the growth in Town Center and the
Council's strategic planning.*

Pass

**Motion made to Adopted on second reading made by Vice Mayor Cuff and
seconded by Council Member Klufas**

**Approved - 4 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Mayor
Milissa Holland, Council Member Vincent Lyon**

**6 ORDINANCE 2018-XX TO REZONE 116 ACRES LOCATED NORTH OF
WHITEVIEW PKWY AND SOUTH OF PINE LAKES PKWY FROM COMMERCIAL -2
(COM-2) TO MASTER PLANNED DEVELOPMENT (MPD).**

O20180020

*City Attorney Reischmann read the title into the record. Attorney Reischmann
reminded Council this is a quasi-judicial item. Mayor Holland called for any ex-
parte communications. There were none.*

Mr. Landon gave a brief summary of the item.

*Ms. Meehan provided a PowerPoint presentation, which is attached to these
minutes.*

Public Comments:

*Mr. Nielebeck was concerned with the Whiteview Parkway lane changes and this
development.*

Steve Carr spoke of traffic concerns on Whiteview Parkway.

Council Member Lyon recused himself from the vote.

Responses to Public Comments:

Mr. Landon gave an overview to the traffic concerns on Whiteview Parkway.

Pass

**Motion made to Adopted on second reading made by Council Member
Klufas and seconded by Vice Mayor Cuff**

**Approved - 3 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Mayor
Milissa Holland**

ORDINANCES FIRST READ

**7 ORDINANCE 2018-XX AMENDING CHAPTER 5, SECTION 4.09
TRANSPORTATION, CONNECTIVITY, ACCESS AND PARKING AND SECTION
14.02 GLOSSARY OF THE UNIFIED LAND DEVELOPMENT CODE**

*City Attorney Reischmann read the title into the record.
Mr. Landon gave a brief summary of the item.*

Mr. Hoover provided a PowerPoint presentation, which is attached to these minutes.

Council held further discussion on parking issues.

Public Comments:

Toby Tobin quoted the City's Comprehensive Plan and the goal to have more affordable housing for the citizenry.

Jason DeLorenzo, Home Builder's Association, explained the extra square footage was not to provide an extra bedroom but to provide for a better interior design.

Council continued discussions on parking issues.

Pass

Motion made to Approved on first reading Approval of the ordinance as written with 1300 square feet on the duplex. made by Vice Mayor Cuff and seconded by Council Member Klufas

Approved - 4 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Mayor Milissa Holland, Council Member Vincent Lyon

**8 ORDINANCE 2018-XX VOLUNTARY ANNEXATION OF 22.7 ACRE PARCEL
NORTH OF STATE ROAD 100 AND 1,000 FEET WEST OF COLBERT LANE**

City Attorney Reischmann read the title into the record. Mr. Landon gave a brief summary of the item. Mr. Papa provided a PowerPoint presentation, which is attached to these minutes.

Public Comments:

There were no public comments.

The motion made was for 1300 sq. ft with a 15 ft. drive. Mr. Landon will make sure the language is corrected in the Ordinance for second read.

Pass

Motion made to Approved on first reading made by Vice Mayor Cuff and seconded by Council Member Klufas

Approved - 4 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Mayor Milissa Holland, Council Member Vincent Lyon

RESOLUTIONS

9 RESOLUTION 2018-XX APPROVING STORMWATER FEE ADJUSTMENTS

R20180120

Mr. Landon provided a brief overview to this item. Mr. Cote and Mr. Bernie Hamilton of PRMG (rate consultant) provided a PowerPoint presentation, which is attached to these minutes.

Council held a discussion on emergency funds for stormwater emergencies.

Public Comments:

Jack Carall asked why there would be an increase of \$4 this year and additional years are half? Why is this year so important to collect the \$4 increase? What do we really spend our sales tax on?

Responses to Public Comments:

Increase in first year-Ans: Mr. Landon-To purchase equipment we need in order to complete the new projects and issue debt in the first year. It is a kick off.

Tax money-Ans: Mr. Landon will provide a list of the capital projects that sales tax were spent towards completely.

Pass

Motion made to approve made by Vice Mayor Cuff and seconded by Council Member Klufas

Approved - 4 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Mayor Milissa Holland, Council Member Vincent Lyon

10 RESOLUTION 2018-XX TO VACATE A PORTION OF AN EASEMENT IN THE GRAND LANDINGS MASTER PLANNED DEVELOPMENT (PROPOSED PHASE 3B REPLAT).

R20180121

Mr. Landon provided a brief overview to this item. Ms. Meehan provided a PowerPoint presentation for this item and items 11 and 12, which is attached to these minutes.

Mayor Holland announced all three would be heard together but voted on separately.

Public Comments:

There were no public comments.

Pass

Motion made to approve made by Vice Mayor Cuff and seconded by Council Member Klufas

Approved - 4 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Mayor Milissa Holland, Council Member Vincent Lyon

11 RESOLUTION 2018-XX APPROVING THE FINAL PLAT FOR GRAND LANDINGS PHASE 3B REPLAT.

R20180122

This item was heard under item 10 with item 12 but voted on separately.

Public Comments:

There were no public comments.

Pass

Motion made to approve made by Council Member Klufas and seconded by Vice Mayor Cuff

Approved - 4 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Mayor Milissa Holland, Council Member Vincent Lyon

12 RESOLUTION 2018-XX APPROVING THE FINAL PLAT FOR GRAND LANDINGS PHASE 3C

R20180123

This item was heard under item 10 with item 11 but voted on separately.

Public Comments:

There were no public comments.

Pass

Motion made to approve made by Council Member Klufas and seconded by Vice Mayor Cuff

Approved - 4 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Mayor Milissa Holland, Council Member Vincent Lyon

13 RESOLUTION 2018-XX APPROVING THE FINAL 2018 CITY PRIMARY ELECTION RESULTS

R20180124

*Public Comments:
There were no public comments.*

**Pass
Motion made to approve made by Council Member Klufas and seconded
by Vice Mayor Cuff**

**Approved - 4 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Mayor
Milissa Holland, Council Member Vincent Lyon**

CONSENT

14 RESOLUTION 2018-XX APPROVING AN AGREEMENT FOR CONSENT TO VOLUNTARY ANNEXATION WITH BIA DEVELOPMENT LLC

R20180125

**Pass
Motion made to Adopt on consent made by Council Member Klufas and
seconded by Vice Mayor Cuff**

**Approved - 4 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Mayor
Milissa Holland, Council Member Vincent Lyon**

15 RESOLUTION 2018-XX APPROVING PIGGYBACKING THE FLAGLER COUNTY CONTRACT WITH STRICKLAND SOD FARM INC. FOR PURCHASE AND/OR INSTALLATION OF SOD FOR SWALE MAINTENANCE

R20180126

**Pass
Motion made to Adopt on consent made by Council Member Klufas and
seconded by Vice Mayor Cuff**

**Approved - 5 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Council
Member Heidi Shipley, Mayor Milissa Holland, Council Member Vincent Lyon**

16 RESOLUTION 2018-XX APPROVING AN AGREEMENT FOR EXCHANGE OF REAL PROPERTY AND AGREEMENT FOR JOINT USE STORMWATER MAINTENANCE AND EASEMENT WITH MATANZAS HOLDINGS LLC

R20180127

Pass

Motion made to Adopt on consent made by Council Member Klufas and seconded by Vice Mayor Cuff

Approved - 5 - Vice Mayor Robert Cuff, Council Member Nick Klufas, Council Member Heidi Shipley, Mayor Milissa Holland, Council Member Vincent Lyon

PUBLIC PARTICIPATION

Remainder of Public Comments is limited to three (3) minutes each.

Mr. Nielebeck-When will the City hold a neighborhood meeting on the traffic issue on Florida Park Drive.

Steve Carr-Traffic and health conditions on Florida Park Drive.

Jack Carall-CM Shipley's absences.

Responses to Public Comments:

Council held a discussion on CM Shipley's absences.

DISCUSSION BY CITY COUNCIL OF MATTERS NOT ON THE AGENDA

Mayor Holland asked that Council have an open discussion regarding the City Manager's employment with the City. She reviewed points of frustration with Council.

Mayor Holland passed the gavel to VM Cuff. Motion by Mayor Holland to terminate, our City Manager, effective immediately and to appoint Beau Falgout in the interim and that we as a Council engage SGR, not staff, as a way of communicating this process starting immediately. We want to find the next City Manager that is going to move us forward in the direction that we've identified. I am asking for the Council's support. The motion was seconded by Council Member Klufas.

Further discussion was held on this issue.

Motion passed unanimously 4 to 0.

DISCUSSION BY CITY ATTORNEY OF MATTERS NOT ON THE AGENDA

Nothing at this time.

DISCUSSION BY CITY MANAGER OF MATTERS NOT ON THE AGENDA

Mayor Holland directed Mr. Falgout to begin the interim position immediately. She indicated that he would speak to each Council Member individually. She asked that staff contact SGR to attend the next meeting and have them meet by the next meeting for Council to begin the process.

ADJOURNMENT

The meeting was adjourned at 11:45 a.m.

*Respectfully submitted by: Virginia A. Smith, MMC
City Clerk*

17 CALENDAR AND WORKSHEET

ATTACHMENTS TO MINUTES