

CITY OF PALM COAST COUNCIL WORKSHOP
160 LAKE AVENUE
PALM COAST, FL 32164
TUESDAY, MARCH 10, 2020
9:00 A.M.

Mayor Milissa Holland
Vice Mayor Nick Klufas
Council Member Eddie Branquinho
Council Member Robert G. Cuff
Council Member Jack D. Howell, II

MINUTES

City Staff

Matthew Morton, City Manager
William Reischmann, City Attorney
Kathleen E. Settle, Deputy City Clerk

A. CALL TO ORDER

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

B. PLEDGE OF ALLEGIANCE TO THE FLAG

C. ROLL CALL

Kate Settle, Deputy City Clerk, called the roll. All members were present.

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 on a 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.

No comments were received.

E. PRESENTATIONS

1. PRESENTATION PARKS & RECREATION IMPACT STUDY

Carl Cote and Lauren Johnston gave a presentation to Council. Topic discussed included: L Section Kayak Launch being a developer requirement; formula for calculating impact

fees; discount currently given. Henry Thomas spoke regarding the discount for the impact fee and the consideration regarding property taxes. Funding sources will be looked at out of the property tax funding. Discussion continued regarding a one-time cost and the cost of maintaining the facilities.

2. PRESENTATION – PRESENTATION ON THE NATIONAL COMMUNITY SURVEY RESULTS FOR 2019

Mr. Morton gave a brief overview. Denise Bevan and Tyler Jarnagin gave a presentation to Council. Topics included: definition of mobility within the survey meaning public transportation, ease of getting around town; the actual feasibility of having a transportation system within the City; the category “good place to raise children” had a lower score; after school activities, is there enough?; the importance of the communication from the City and keeping the residents more informed and why and what projects are being working on; the difference between appearance and image and how the survey defines each term; image meaning governance; incorporating the survey into citizen events; and walking trails. Matt Mancil spoke of what Public Works has been doing to improve the trails, walking paths and sidewalks; the history of the width of the trails and the width of eight feet being defined by FDOT. Discussion continued, 1100 recreational programs offered by Parks and Recreation; street lighting category being lower than other cities within the survey; the City being dependent on FPL for the lighting; the traffic engineer working with the timing of the lights throughout the City; the impact of Palm Coast Connect; residents positive reaction to knowing their personal issue have been resolved or being worked on; the need to communicate to residents regarding the type of shopping experiences that are coming to Palm Coast and what may never come to the City of Palm Coast. Be Local/Buy Local: Tyler Jarnagin spoke of upcoming speaking engagements and hoped to continue to have more than two speaking engagements every month to inform citizens what their sales tax money pays for and how it can increase the City's amenities; the administrator's role; the change in the process; matrix that matters; and using the internal data from Palm Coast Connect.

3. PRESENTATION ON SCORE AND BUSINESS REVIEW EXTREME

Mr. Morton gave a brief overview of the item. Tom Hellman of SCORE and Jason DeLorenzo gave a presentation to Council. Topics discussed included: how to get the services communicated to the public; how SCORE and the City can work together to create a more integrated appointment system; the trouble with the BAC's lack of outreach; improved forms to make it clear of what changes to the building are being planned before an individual can open a business; the process changes to the permitting process through BRX; changing business unfriendly attitude; contractors avoiding working with the City because of their past experience and creating a BRX campaign.

4. PRESENTATION FLORIDA PARK DRIVE

Mr. Morton gave an overview of the item. Carl Cote gave a presentation to Council. Topics discussed included: the timeframe; summer for the landscape grant application program; landscaping this fiscal year; creating a timeline for completion.

5. PRESENTATION AND DISCUSSION OF OPTIONS TO REGULATE SMALL BOX RETAIL STORES

Messrs. DeLorenzo and Tyner gave a presentation to Council. Topics discussed included: examples of differences in zoning districts; separation for specific uses; the possibility of adding a process for special exceptions; the quality of life in the

neighborhood; limit to particular zoning districts; MPDs must specifically allow for this use within their development agreement; definition of small box has been incorporated by other communities; the criteria of the moratorium; the special exception option allowing for the residents' voices to be heard; evaluating the current situation and where these small box stores are currently located; the difficulty of the residents understanding how a moratorium is business friendly; the Council needing time to evaluate and where these particular type of stores will be fit into the community; the timing of the moratorium. The moratorium ending in May 13; pushing the item to the April meeting; extending the moratorium for thirty days; discussion regarding the particulars to be scheduled at the next workshop.

The meeting recessed: 11:58 a.m. The meeting reconvened at 12:17 p.m.

6. DISCUSSION- CITY MANAGER EVALUATION PROCESS

Mr. Morton gave an overview to the item. He suggested that Helena Alves and Virginia Smith to coordinate this process. He suggested have a meeting in April to go over the evaluation. The Mayor thanked Mr. Morton for the opportunity to do this in a public process.

F WRITTEN ITEMS

7. RESOLUTION 2020-XX THE AUDITOR SELECTION PROCEDURE FOR SELECTION OF AN EXTERNAL AUDITING FIRM

Mr. Morton gave a brief overview of the item. Topics discussed included: the timing of the RFP; the length of time the auditor currently has had a contract with the City. This item will be continued at the next Business Meeting.

8. RESOLUTION 2020-XX APPROVING PRICE AGREEMENTS WITH BWI COMPANIES, INC., DIAMOND R FERTIZLIZER CO., INC., HOWARD FERTILIZER & CHEMICAL CO., TARGET SPECIALTY PRODUCTS/RESIDEX, AND SITEONE LANDSCAPE SUPPLY FOR VARIOUS LANDSCAPE CHEMICALS AND FERTILIZER

Matt Mancill gave a brief overview of the item. This item will be continued at the next Business Meeting.

9. RESOLUTION 2020-XX APPROVING THE SUBMISSION OF A FLORIDA INLAND NAVIGATION DISTRICT WATERWAYS ASSISTANCE PROGRAM APPLICATION FOR WATER ACCESS

Mr. Morton gave a brief overview of the item. Carl Cote reviewed the particulars of the grant. Topics discussed included: boat access at waterfront park; matching grant dollars; long term phasing of the parking aspect of the park; explanation of FIND dollars.

10. RESOLUTION 2020-XX APPROVING A CONTRACT HALIFAX PAVING, INC. FOR THE OLD KINGS WIDENING PHASE 1 PROJECT

Mr. Morton gave a brief overview of the item. Carl Cote explained the location of where on Old Kings Road Phase I will start and will improve the intersection onto Palm Coast Parkway; the upfront cost of FPL lamppost; installing conduit for fiber; maintenance of traffic plan; agreement with the contractor; minimize the impact; all utilities will need to move their utilities and communicating to the local business in the

area. This item will be continued at the next meeting.

11. RESOLUTION 2020-XX APPROVING A CHANGE ORDER WITH SHEN-LINE, LLC FOR STRUCTURE 735517 AS PART OF THE TRENCHLESS PIPE REHABILITATION SERVICES PROJECT

Mr. Morton gave a brief overview of the item. Carlos Morales gave an overview the item. Topics discussed included: culvert piping; the last of the six that needs to be completed; extra piping being a little too large for the current culvert and will be using that piping at two different locations. This item will be continued at the next Business Meeting.

12. RESOLUTION 2020-XX APPROVING A MASTER PRICE AGREEMENT WITH HARRIS CULVERT INC. FOR THE PURCHASE OF CULVERT PIPES

Mr. Morton gave a brief overview of the item. Carlos Morales reviewed the need for the contract and this represents a renewal of the contract. This item will be continued at the next business meeting.

G. PUBLIC PARTICIPATION

Tony Amaral spoke of the Parks and Recreation Impact Fees and asked that the Council reconsider before voting on the item.

Anna Maria from the Home Builder Association spoke regarding the Parks and Recreation Regional Impact Fees.

Steve Carr spoke of the need for Traffic Calming Devices on Florida Park Drive.

Celia Pugliese thanked Council for all they have done for Florida Park Drive. She spoke about the traffic calming methods and hoped the City would consider not using striping as the method on Florida Park Drive. Mr. Neilbach made a suggestion to create a "Welcome Wagon" page on the website for new residents and businesses; He thought there could be a marathon in Palm Coast or Half a Marathon given the miles of trails in the City.

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

Vice Mayor Klufas the sound system at the Indian Trails Sports Complex is in need of replacement before the Little League World Series.

Mayor Holland Governor DeSantis called a State of Emergency re: Coronavirus. Mr. Morton spoke of what the City is currently doing. He spoke of the plans internally and the City is only pushing out the message from the CDC and Health Department in order to keep the message factual.

Attorney Reischmann reported that Local attorneys and County Attorneys have asked the Governor's office to put an Emergency Order in place in order for a Council to meet if they cannot manage to have a quorum during this time of the virus.

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

No report.

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

Mr. Morton announced Florida Park Drive Open House is January 29, 2020 from

6 to 8 pm.

K. ADJOURNMENT

Motion by Council Member Klufas to adjourn the meeting. The meeting adjourned at 1:13 p.m.

Respectfully submitted,
Kathleen E. Settle, CMC
Deputy City Clerk