



City of Palm Coast Minutes COUNCIL WORKSHOP

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

Mayor David Alfin
Vice Mayor Eddie Branquinho
Council Member Ed Danko
Council Member Nick Klufas

Tuesday, March 8, 2022

9:00 AM

COMMUNITY WING

City Staff

Denise Bevan, City Manager

Neysa Borkert, 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 streamed live on YouTube at <https://www.youtube.com/user/PalmCoastGovTV/live>.
- All pagers and cell phones are to remain OFF while City Council is in session.

A CALL TO ORDER

Mayor Alfin called the meeting to order at 9:00 AM

B PLEDGE OF ALLEGIANCE TO THE FLAG

C ROLL CALL

City Clerk Virginia Smith called the roll. All members were present.

D PUBLIC PARTICIPATION

Public Participation shall be held in accordance with Section 286.0114 Florida Statutes. And pursuant to the City Council's Meeting Policies and Procedures:

- (1) Each speaker shall at the podium, provide their name and may speak for up to 3 minutes.
- (2) The Public may provide comments to the City Council relative to matters not on the agenda at the times indicated in this Agenda. Following any comments from the public, there may be discussion by the City Council.
- (3) When addressing the City Council on specific, enumerated Agenda items, speakers shall:
 - (a) direct all comments to the Mayor;
 - (b) make their comments concise and to the point;
 - (c) not speak more than once on the same subject;
 - (d) not, by speech or otherwise, delay or interrupt the proceedings or the peace of the City Council;

- (e) obey the orders of the Mayor or the City Council; and
 - (f) not make any irrelevant, impertinent or slanderous comments while addressing the City Council; which pursuant to Council rules, shall be considered disorderly.
- (4) Any person who becomes disorderly or who fails to confine his or her comments to the identified subject or business, shall be cautioned by the Mayor and thereafter must conclude his or her remarks on the subject within the remaining designated time limit.

Any speaker failing to comply, as cautioned, shall be barred from making any additional comments during the meeting and may be removed, as necessary, for the remainder of the meeting.

Members of the public may make comments during the public comment portion of the meeting. Please be advised that public comment will only be permitted during the public comment portions of the agenda at the times indicated by the Chair during the meeting.

Helen Davis-Frieda Zamba Pool. The oldest member of our group is 95. One member is deaf, one member has prosthetic legs. Thank you for the pool and Ms. Ali, Ms. Kim and Mr. James. Blessed to have them. we need the pool open for 12 months

Mike Cocchiola-compensation increase for Council-agrees but look carefully at what other cities provide and use that as your guide. A 375% increase is hard. Selecting an interim Council person. Carefully select someone who is calm in demeanor and knows the City; will debate and seek consensus. You have all improved over the past several months. Great to see Council working together.

Robert MacDonald-hate to stir the hornets nest. The money being spent at the Green Lion. We are paying \$3,400 to \$3,500 per month-that is wrong; then we receive \$600 per month for rent; we, the City are paying \$2,800 per month and then we pay when we go there. Request a complete breakdown of how much it costs, Green Lion payments and City payments.

Rafeal LLeras-pool issues; was ill but reversed because of swimming. Would like to see a full aquatic center-an Olympic size pool with a diving board.

Betty Malinowski-Belle Terre Swim n Racquet Center. We need to get it out of the School Board's hands; Population demands two pools.

George Waite-traffic on Cimmaron Drive, we really need a sidewalk; traffic is boats in the canals-can't take boat out on low tide. The C section deserves some attention and maintenance.

Glenn Partelow-avid cyclist and swimmer. The two pools that are aging and inadequate. Both pools are not deep enough to hold competitions. Frieda needs upgrades in restroom/locker room.

Mark Lewis-move forward with plans to maintain our swales.

Al Krier-Safety on Cimmaron-petitions all signed; survey to residents for Cimmaron; house to house calls. 800 residents come through every day-95% want a bike path or walkway to make Cimmaron safe; survey-10-15% new ownership in at least 5 of these communities and wanted to bring them up to date; house to house-at around 1k face to face meetings. The people that are

here now want a walkway or safety path now. Thanked Council for the time given to him to speak.

VM Branquinho-Mr. MacDonald your numbers are not far from the truth. It costs the City about \$2800 per month out of the City's pocket. Next, Mr. Krier-are you willing to give up a foot and a half of your property to put in a safety path? Where would the 3 feet come from-the street itself? It is a problem.

E PRESENTATIONS

1 PRESENTATION - NATIONAL CITIZEN SURVEY RESULTS

Ms. Brittany Kershaw and Ms. Lauren Johnston presented the Citizen's Survey to Council.

Mayor Alfin requested clarification on the data collected.

Mayor Alfin-help me understand how to connect scientific results with public results-individually, together? Ans: Mr. Johnston-Compare and look at as a whole.

CM Klufas confirmed if a deviation, you would look at the scientific data.

VM Branquinho- Parks n Rec-borderline excellent. Safety-great. However, governance-Where are the complaints-growth. Will be proposing moratorium on multi families on this side of US 1.

Mayor Alfin requested clarification on VM Branquinho' s proposal of "moratorium" to the City Attorney. Ms. Borkert provided an overview of the term moratorium. Moratorium's from a legal standpoint are extremely problematic and opens the City up to liability. A moratorium should be put in place to protect the health, safety, and welfare of the residents.

Mayor Alfin requested an overview to the resolution Council passed recently regarding property rights element. Ms. Borkert provided a detailed explanation of what Council passed regarding the property rights element.

CM Danko-Council put a moratorium on Dollar General stores. It was six months. Is that still in effect? Ans: Mr. DeLorenzo-it was only for 6 months. Then Council accepted the changes to the ULDC for small box stores. So, yes Dollar General can build but it would be dependent upon location.

VM Branquinho-We are the legislatures here, we make the law. Oakland is doing the moratorium and it is not illegal; quality of life should be something we consider; we legislate. I will propose the moratorium without fear.

2 RESOLUTION 2022-XX APPROVING THE ASSESSMENT OF FAIR HOUSING

Mr. Jose Papa presented to Council the Assessment of Fair Housing.

3 RESOLUTION 2022-XX APPROVING THE AFFORDABLE HOUSING INCENTIVES REPORT FOR THE STATE HOUSING INITIATIVES PARTNERSHIP (SHIP) PROGRAM

Mr. Jose Papa presented on this item.

Mayor Alfin-The legislature has or will be capping the Sadowski funds from the doc stamps at a certain level, does that make funding more predictable? Ans: Mr. Papa-guarantees a minimum.

Mayor Alfin-Most of the SHIP funding was targeted for individual home owners, none for developmental issues? Ans: Mr. Papa- I am not sure that it is available, the focus is on individual.

Mayor Alfin-How many are affected/assisted? Mr. Papa-It would be a guess; less than 200.

4 PRESENTATION - TOWN CENTER VISION

Mr. Jason DeLorenzo presented the Town Center Vision update to Council.

5 RESOLUTION 2022-XX APPROVING A WORK ORDER WITH ENGLAND-THIMS & MILLER, INC., FOR ENGINEERING SERVICES FOR EAST-WEST EXTENSION FEASIBILITY STUDY

Mr. Cote presented on items 5, 6, and 7 to Council.

6 RESOLUTION 2022-XX APPROVING AMENDMENTS TO THE FACILITY DESIGN CONTRACT AND CONSTRUCTION SERVICES CONTRACT FOR THE PUBLIC WORKS FACILITY

This item was presented with items 5 and 7.

7 RESOLUTION 2022 -XX APPROVING A WORK ORDER WITH DRMP, INC., FOR ENGINEERING DESIGN SERVICES FOR MATANZAS PARKWAY WEST EXTENSION

This item was presented with items 5 and 6.

8 RESOLUTION 2022-XX APPROVING A WORK ORDER WITH ENGLAND-THIMS & MILLER, INC., FOR ENGINEERING SERVICES FOR WHITEVIEW PARKWAY FINAL DESIGN

Mr. Michael Grunewald presented to Council on this item. Consultant from England Thims and Miller also presented to Council.

F PUBLIC PARTICIPATION

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

Olivia Regan-Belle Terre to be a priority on the strategic plan and open the Frieda Zamba pool year round. (Pool issue)

Sims Jones-Fair housing-numbers went down-are those numbers down because people had to leave our area or became homeless? Low income affordable housing-who is actually building affordable housing-is affordable housing being

built? What is percentage of people who are actually help in the SHIP program- what are the demographics for assistance? Town Center-why not do what others are doing- create a shuttle to go through Town Center area?

West side of Palm Coast-extension of Matanzas. The east side needs help too- Matanzas Woods Parkway needs widening.

Greg Bloise-moratorium threat. Speaking out against this idea. The City Attorney is advising against this moratorium unless it relates to health, safety, or welfare. Moratoriums are bad for our community and business.

Alan Lowe-very happy to hear the results of the survey regarding the dredging of the canals. Green Lion issue-existing city costs, am I correct that staff is negotiating a new lease regarding including utilities.

G DISCUSSION BY CITY COUNCIL OF MATTERS NOT ON THE AGENDA

CM Danko-thanked the head of the Chamber for his comments. I will never be in favor of moratoriums that block citizens or business.

VM Branquinho-to Mr. Bloise, I would be happy to sit down and discuss this with you. Next, is it safe to eat the fish in the canals? And thanked Commander Reynolds for assisting our disabled residents who attended the meeting today.

Condolences to the Rizzo family Sad day in Flagler County.

Mayor Alfin-letter from our City Manager addressed to the Education Foundation expressing sympathy for the loss of Joe Rizzo.

H DISCUSSION BY CITY ATTORNEY OF MATTERS NOT ON THE AGENDA

Nothing at this time.

I DISCUSSION BY CITY MANAGER OF MATTERS NOT ON THE AGENDA

Ms. Bevan requested Chief Forte provide an update for the assistance being provided in the pan handle fires. Chief Forte presented an update to the City's crews that headed to the panhandle to provide mutual aid.

J ADJOURNMENT

The meeting was adjourned at 12:20 p.m.

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

9 WORKSHEET