



City of Palm Coast Minutes COUNCIL BUSINESS MEETING

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

Mayor David Alfin
Vice Mayor Ed Danko
Council Member Cathy Heighter
Council Member Nick Klufas
Council Member Theresa Pontieri

Tuesday, October 3, 2023

6:00 PM

COMMUNITY WING

City Staff

Denise Bevan, City Manager

Neysa Borkert, City Attorney

Kaley Cook, 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>.
- It is proper meeting etiquette to silence all electronic devices, including cell phones while meeting is in session.
- Any person who decides to appeal any decision of the City Council with respect to any matter considered at this meeting will need a record of the proceedings, and for such purpose, may need to hire a court reporter to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

A. CALL TO ORDER

Mayor Alfin called the meeting to order at 6 p.m.

B. PLEDGE OF ALLEGIANCE TO THE FLAG AND A MOMENT OF SILENCE

C. ROLL CALL

City Clerk Kaley Cook 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.

Mayor Alfin provided the rules and procedures of public comment.

Jessica Matthews, resident of Seminole Woods, spoke about the Cascades Project and was not in favor of the project. Ms. Matthews shared concern for traffic, infrastructure, destruction of wetlands, doubling the size of the project, decrease in home value, and taking away the quiet, calm, and peace of the neighborhood away from residents. Ms. Matthews shared about her work experience, discussed vacancies within current apartment complexes, and about the Mayor's agreement to visit the resident's house and walk the neighborhood. Ms. Matthews shared that the Mayor was advised by the City Attorney to not meet with the resident due to the possibility of voting on the topic. Ms. Matthews requested an explanation as to why Mayor Alfin did not meet with her.

Mayor Alfin reminded the public about decorum and respecting the other speakers.

Attorney Borkert provided details of the project, process, and provided an explanation of legislative and quasi-judicial matters.

Peter Johnson stated that it is the City's job to disclose ex parte communications and residents should not be discouraged from speaking. Mr. Johnson spoke about the Cascades Project and was not in favor of the project. Mr. Johnson shared concern for rezoning, annexing, changing the density of the project, voting directly against the wishes of the current residents, overcrowding, reckless development, and an advertisement for City on the Rise. Mr. Johnson provided a response to prior Council comments.

Robert MacDonald spoke about the parks within the City and accessibility for disabled children. Mr. MacDonald urged Council to take care of our kids.

Steve Seguario addressed the City's logic on land clearing and development to state challenges with the logic and supported slow and steady growth. Mr. Seguario shared concern for lost and displaced wildlife, large amounts of undeveloped land, infrastructure, sidewalk issues, multifamily housing which road infrastructure is not built to support, lack of employment, additional pressures on social services, and lack of commitment in bringing in higher paying industries. Additionally, Mr. Seguario spoke about the City on the Rise Advertisement, better uses for the dollars spent on the advertisement, State monies received, retention ponds filled with trash, storm drainage issues, visibility at intersections, and safe school bus stops.

Bruce Stone spoke about safety and traffic and shared about potholes and flooding on roads. Mr. Stone shared about conversations with the City and State and the responsibility of the street.

Felicia Fernandez shared that she spoke on behalf of herself, local moms, and their families in Palm Coast. Ms. Fernandez shared support for the Holland Park Splash Pad repairs.

Jeffrey Seib spoke about saltwater and freshwater canals and stated that freshwater canals serve as a critical attribute of the City for flood protection and also as a community asset. Mr. Seib shared that because of the canals' presence everywhere, it has to be treated as more than a big drainage ditch. Mr. Seib discussed the flow and look of the system, struggle to keep up with the increased amount of water present in our neighborhoods due to weather and development, and health of the canals.

Stephen Matthews, resident of Seminole Woods, shared about being a public safety household and support for the earlier comments from Ms. Matthews regarding the Cascades Project. Mr. Matthews spoke about the following topics- negative affects to his family, well-being, the property, density of the project, traffic, crime, overstretched law enforcement and lack of deputy presence, increased flooding, pep tanks calls, overcrowding in schools, lack of bus drivers, lacking infrastructure, flooding on sidewalks, care of the medians, and Seminole Woods as a forgotten part of Palm Coast.

Joy Cook, resident of Seminole Woods, spoke about the Cascades Project and stated that she was against the unstable market that would be created by the development. Ms. Cook spoke about housing trends and shared concern for the lack of natural vegetation buffer, distance of the property line from Ms. Cook's home, height of the building, number of unities, locations of amenities within the development, decrease in home value, noise, crime, traffic, flood, pollution, dog park noise and smells, unfriendly tenants, disturbance of sleep, garbage containers, construction maintenance, moving trucks, overcrowding, and increased insurance costs. Ms. Cook urged Council to stop looking at what is happening now and to look at what is happening in the future.

Jasper Janoski spoke about bike riding in Palm Coast and shared safety concerns. Ms. Janoski asked Council to consider extending the sidewalk to the Daytona State College Campus. Ms. Janoski asked who she may contact to help her with the request.

James Dee shared concerns for annexing MalaCompra, multifamily housing and limiting the height to two stories, multifamily housing in residential areas and ruining the small town look. Mr. Dee supported a forensic audit, home values in relation to pets and backyard chickens, and turning lanes.

Courtney MacDonald spoke about childhood cancer, lack of City representatives at events, and safety and conditions of parks.

Samuel Cimaglia resident of Seminole Woods, and Flagler County Schools bus driver, spoke about the Cascades Project and shared concern for quality of life and out of control and reckless development of Palm Coast. Mr. Cimaglia was against doubling the size of the project, a four-story building being placed in a location that will affect his home and surrounding home's privacy, hastily approving and annexing County approved land if it is going to lead to increased density in an already overcrowded Palm Coast, increased traffic, further taxing of infrastructure, reduction of wetlands, flooding, noise, dust, debris, heavy machinery fumes, loud engines, and all other issues that will affect his quality of life, wellbeing, safety, value of his property, overcrowding and children standing in the street for bus stops, not enough bus drivers, and not enough buses.

Liz Shanahan, resident of Seminole Woods, stood in solidarity with the other residents of Seminole Woods who spoke about the Cascades Project. Ms. Shanahan stated that it is her opinion that apartment buildings do not belong in strictly residential neighborhoods. Ms. Shanahan spoke about the location of the project, limited buffer, eyesore to the residents of Slipper, Sloganeer, and Sesame, and shared concern for privacy, quality of life, traffic, accidents, increased crime, wildlife relocation and increased sightings of venomous snakes and predatory animals, taxing of infrastructure, need for fire, police, EMS, sheriffs, schools, teachers, and school buses. Ms. Shanahan asked what the short-term and long-term plans are, plan for attracting professional businesses to live and work in Palm Coast.

Celia Pugliese, long-time resident of Palm Coast, spoke about traffic concerns for Florida Park Drive and traffic calming islands which were previously considered by City Council. Additionally, Ms. Pugliese asked who is responsible for overseeing the contract on this agenda for Council's consideration related to James F. Holland Park Splash Pad repairs. Ms. Pugliese thanked Council Member Pontieri for trying to recover an oceanfront, lifeguarded park for the citizens of Palm Coast.

Steve Carr spoke about traffic on Florida Park Drive and the Comprehensive Plan policy 3.3.5.2. Mr. Carr read the policy and shared that residents feel like they are being adversely impacted by a lot of things happening within the City. Mr. Carr spoke about staff reports and analysis based on the Unified Land Development Code, language within the code, and the problem with who makes the decision.

Joe Runac opposed building a cellphone tower on 7 Clubhouse Drive and shared concerns.

Lauren McPherson shared support for repairing the James F. Holland Park Splash Pad.

Mark Stancil, resident of Seminole Woods, spoke about growth in Palm Coast and recommended not letting the fast growth ruin the beauty that we live in. Mr. Stancil recommended not destroying trees and ensuring that the infrastructure can support growth.

Delores Robles, resident of Seminole Woods, shared concerns for debris around fire hydrants and electrical poles, lack of fluorescent tags on fire hydrants, and ensuring there are enough fire hydrants. Ms. Robles shared about conversations with FPL regarding responsibility for cleaning debris around the poles. Ms. Robles asked how to notify property owners and for maintenance details for City owned properties.

Don Robertson spoke about the City on the Rise advertisement and shared a concern for infrastructure.

Renee Newton, resident of Seminole Woods, spoke about an email that went out regarding the Comprehensive Plan and planning for the future. Ms. Newton stated that residents have 3 minutes to state what they want and that the Mayor, City Council, except for Council Member Pontieri, and the Planning and Land Development Regulation Board, do not listen to what the residents want. Ms. Newton discussed the Cascades Project and rezoning to state that City Council works for the voters not the developers.

Nathan Phelps spoke about the backyard chicken item and pilot program which was previously considered by City Council to respond to City Council comments. Additionally, Mr. Phelps asked Council to consider an adjustment to allow public comment during City Council workshops.

William Cook, resident of Seminole Woods, shared comments from Council during the first reading of the Cascades items and provided a response that residents were in attendance this evening. Mr. Cook shared that residents are tired of the growth and need it to slow down.

Victor Rodriguez, resident of Seminole Woods, supported his fellow neighbors regarding the Cascades project and shared that they are not happy with the development. Mr. Rodriguez discussed responsible growth, infrastructure, schools, and street and sidewalk flooding.

Eileen Testa did not support the Cascades Project and shared concerns for overcrowded schools and buses.

Yvonne Ruth spoke about the City on the Rise advertisement and provided responses to the comments made within the commercial. Ms. Ruth discussed healthcare in Palm Coast and spoke about items which were previously voted on by Council. Ms. Ruth shared concerns for development which included

overcrowding, inferior waterways, flooding, failed roads, and overpriced projects which residents don't use.

Karen Ashman reiterated the messages from neighbors and was against the Cascades Project in Seminole Woods. Ms. Ashman shared about her experience moving to Palm Coast and the reason for choosing Palm Coast. Ms. Ashman shared about difficulties getting a doctor's appointment and concerns for healthcare, community services, and safety with increased residents. Additionally, Ms. Ashman shared concern for flooding and traffic.

Becky Durance Levitt did not support building in Seminole Woods or Palm Coast. Ms. Durance Levitt urged Council to stop putting duplexes with single family homes.

Casey Meyer, resident of Seminole Woods, asked if City Council would want the Cascades Project in their neighborhood and backyard.

Andrew Werner spoke about the Comprehensive Plan and concerning trends such as rezoning of commercial and industrial land and the Comprehensive Plan as a living document and making amendments. Mr. Werner asked if residents are part of the process or not.

Vice Mayor Danko asked Chief Berryhill to provide information about fire hydrants.

Chief Berryhill provided information about the Fire Department's ISO rating and availability and maintenance of fire hydrants.

Vice Mayor Danko asked what a resident should do if they see a blue reflective marker on a fire hydrant.

Chief Berryhill responded that residents should put in a customer service ticket. Chief Berryhill also shared about mapping technologies which allows staff to see all of the hydrants in the system and their locations.

Council Member Pontieri addressed development and shared about City Council comments at the prior Council Meeting. At the prior Council Meeting, Council Member Pontieri stated that she would bring development numbers to Council at the next meeting. Council Member Pontieri provided the number of approved dwelling units over the past year. Council Member Pontieri shared comments on the topics of unemployment, median and average housing price, time on the market, and diversifying housing within our code.

Council Member Heighter shared that she was in agreement with much of what was said and that we do have to pay a lot of attention to the rapid growth that is happening in the City. Council Member Heighter stated that she hears the residents and understands the affects to residents lives and livelihoods.

Council Member Klufas shared that the recent storms have created an opportunity for us to ensure that the Seminole Woods area is secure and safe.

E. MINUTES

- 1. MINUTES OF THE CITY COUNCIL:
SEPTEMBER 19, 2023, BUSINESS MEETING
SEPTEMBER 20, 2023, FINAL BUDGET HEARING**

Motion by Vice Mayor Danko, seconded by Council Member Pontieri, to approve the minutes of the September 19, 2023, Business Meeting

Motion by Council Member Pontieri, seconded by Vice Mayor Danko, to approve the minutes of the September 20, 2023, Final Budget Hearing

Approved - 5 - Mayor David Alfin, Vice Mayor Ed Danko, Council Member Nick Klufas, Council Member Theresa Pontieri, Council Member Cathy Heigher

F. PROCLAMATIONS AND PRESENTATIONS

- 2. PROCLAMATION - THE WEEK OF OCTOBER 2, 2023, AS CUSTOMER SERVICE WEEK**

Council Member Klufas presented the Proclamation to members of the Customer Service Department.

Cynthia Schweers, Customer Service Manager, shared appreciation for Customer Service Staff.

A video about Customer Service was shared.

- 3. PROCLAMATION - OCTOBER 3, 2023, AS FIRE POLICE RECOGNITION DAY**

Council Member Pontieri presented a Proclamation to members of the Fire Department and Volunteer Fire programs.

Jerry Brady shared information about the Fire Police program and background of the volunteers of the program.

- 4. PROCLAMATION - THE WEEK OF OCTOBER 8, 2023, AS FIRE PREVENTION WEEK**

Council Member Pontieri presented a Proclamation to members of the Fire Department and Volunteer Fire programs.

Chief Berryhill shared about the members of the Fire Department and volunteer members who were in attendance and shared about upcoming efforts to educate the community on fire safety.

5. PROCLAMATION - OCTOBER 2023 AS WHITE CANE AWARENESS MONTH

Council Member Heighter presented the Proclamation to members of the community.

Elaine Studnicki shared comments regarding visual impairments and raising awareness.

6. PRESENTATION - PHOTO CONTEST WINNERS & AWARDS

Brittany Kershaw, Director of Communications & Marketing, provided a background of the item.

Mayor Alfin presented the awards.

G. ORDINANCES SECOND READ

7. ORDINANCE 2023-14 AMENDMENTS TO THE SPECIAL EVENT ORDINANCE

Attorney Borkert read the title into the record.

Brittany McDermott, Deputy Director of Parks & Recreation, provided information as requested by City Council at the first reading of this item.

Mayor Alfin thanked staff for taking all of City Council's comments and questions into consideration.

Council Members shared support for staff's efforts on the item.

*Public Comment:
There were none.*

Pass

Motion made to be adopted on second reading by Council Member Pontieri and seconded by Vice Mayor Danko

Approved - 5 - Mayor David Alfin, Vice Mayor Ed Danko, Council Member Nick Klufas, Council Member Theresa Pontieri, Council Member Cathy Heighter

H. RESOLUTIONS

8. RESOLUTION 2023-19 APPROVING A CONTRACT WITH SABOUNGI CONSTRUCTION, INC., APPROVAL OF CONSTRUCTION ENGINEERING INSPECTIONS SERVICES, AND A PROJECT CONTINGENCY FOR JAMES F. HOLLAND PARK SPLASH PAD REPAIRS

Attorney Borkert read the title into the record.

Eric Gebo, Architect III, and Carl Cote, Director of Stormwater & Engineering, presented the topic to Council. Topics presented included: scope of work, design and construction, project funding, timeline, and Council actions.

Representatives from Saboungi Construction were available.

Council Members Klufas and Heigher shared comments and support for the item.

Vice Mayor Danko shared concern for legal proceedings and cost recovery.

Council Member Pontieri asked staff questions regarding materials used and funds to be utilized for the project.

Mr. Gebo and Mr. Cote provided a response to Council questions.

Council Member Pontieri shared about the length of time for litigation and the need to provide certain amenities.

City Council held discussion on length of time for legal proceedings, recouping funds, options for funding the project, and implemented oversights for the project.

Mr. Cote provided a response on additional quality control that has been built into the project.

Mayor Alfin looked to Saboungi Construction representatives for confirmation that they will be making this project one of their biggest successes.

Representatives of Saboungi explained that they have researched the project in detail and shared experiences of other splash pads which they have worked on.

Vice Mayor Danko and representatives of Saboungi Construction held conversation on warranty and fulfilling warrantied items should the need arise.

Public Comment:

Celia Pugliese appreciated City Council's approval of the item and had questions about maintenance and responsibility of the maintenance.

Mayor Alfin asked Mr. Cote to provide a response.

Mr. Cote provided a response on staffing and the maintenance program.

Peter Johnson shared sentiments of Vice Mayor Danko and Council Member Pontieri. Mr. Johnson asked about the project bond and if we are secure on the bond.

Mr. Cote provided a response regarding the bond.

Council Member Pontieri discussed contracts, confidence in the contractor being vested in the community, and production, maintenance, and improvement of parks.

Steve Seguario asked where the City will get the money if something goes wrong.

Mr. Cote shared a response about bonds.

Donna Mcgevena asked if demographics are available on how many people use the splash pad in relation to the children of Palm Coast not able to use other parks within the City.

Mayor Alfin asked staff to provide information on usage.

Mr. Cote stated that funding is available in the current fiscal year budget to rehab the fields at Ralph Carter Park.

Mr. Hirst provided a response regarding the usage of the splash pad.

Mayor Alfin asked if there has been research on splash pads in the region.

Mr. Hirst shared about discussions with other municipalities.

Pass

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

Approved - 5 - Mayor David Alfin, Vice Mayor Ed Danko, Council Member Nick Klufas, Council Member Theresa Pontieri, Council Member Cathy Heighter

9. RESOLUTION 2023-121 APPROVING A CONTRACT WITH SABOUNGI CONSTRUCTION, INC., A WORK ORDER WITH PEGASUS ENGINEERING, LLC, FOR GRANT COMPLIANCE, AND A PROJECT CONTINGENCY FOR LONG CREEK NATURE PRESERVE

Attorney Borkert read the title into the record.

Eric Gebo, Architect III, and Carl Cote, Director of Stormwater & Engineering, presented the topic to Council. Topics presented included: connection to waterway, project funding history and City commitments, phase 1, phase 2, future phase, design and construction, project funding, timeline, and Council actions.

Saboungi Construction representatives were available for questions.

Council Member Pontieri spoke about the timeline of the project in conjunction with the splash pad and asked if assurances have been made with the contractor on bandwidth.

A representative of Saboungi Construction provided a response regarding crews and project management.

Mayor Alfin asked Ms. Bevan, City Manager, to weigh in on the importance of Long Creek Preserve.

Ms. Bevan shared about the legacy of collaboration on this item. Ms. Bevan shared about letters of support. Additionally, Ms. Bevan shared about an experience with Saboungi Construction years ago and the protection they provided to a gopher tortoise and recognition of environmentally sensitive areas.

Mayor Alfin spoke about the importance of preserving the environmentally sensitive areas.

Public Comment:

Celia Pugliese spoke about the bathrooms at Long Creek Preserve and shared a history of the area. Ms. Pugliese shared that she believes the park should be named after a former Council Member who advocated for the area.

Peter Johnson asked for the day rate use of the park and shared concern for use of the park, grant monies utilized, and long-term upkeep. Mr. Johnson asked where we will get the money for the upkeep and if it is worth the money.

Mr. Hirst provided information regarding looking at software and ways to track the number of people using parks. Additionally, Mr. Hirst shared about various programs that happen at the park.

Mayor Alfin spoke about the community center and the resistance from the public at the time. Mayor Alfin shared that there is now not enough parking to accommodate the use of the facility and that these projects grow with the community over time. Additionally, Mayor Alfin spoke about the natural buffer which the park provides and the importance of maintaining that buffer.

Vice Mayor Danko asked if the City's contribution for Waterfront Park came from impact fees.

Mr. Cote responded that is correct.

Vice Mayor Danko clarified how those fees may be spent.

Council Member Pontieri spoke about the Plan Our Parks survey and resident requests for water access and splash pad repairs.

Council Member Klufas shared about heavy use of the park and launching kayaks.

Pass

Motion made to approve by Vice Mayor Danko and seconded by Council Member Pontieri

Approved - 5 - Mayor David Alfin, Vice Mayor Ed Danko, Council Member Nick Klufas, Council Member Theresa Pontieri, Council Member Cathy Heigher

10. RESOLUTION 2023-XX APPROVING A WORK ORDER WITH DRMP, INC., FOR ENGINEERING SERVICES FOR REAL TIME FLOOD FORECASTING

Attorney Borkert read the title into the record.

Carmelo Morales, Stormwater Engineer III, introduced the item.

Pete Singhofen, representative of DRMP, presented the topic to Council. Topics presented included: details of real time flood forecasting, real time flood forecasting components, advanced notice, and implementation plan.

Mayor Alfin spoke history of storms in Palm Coast and no in-house flooding.

Mr. Morales provided a response on flooding.

Mayor Alfin appreciated the data collection but shared that he is not sure what we would do with the data.

Mr. Morales shared a response regarding predictions and emergency response.

Mr. Singhofen provided a response regarding extreme events and storm surge.

Council Member Klufas asked if the forecasting model can tell how much moisture can be absorbed and the permeability of the soil mixed with how much rain is anticipated.

Mr. Singhofen and Mr. Morales shared a response about the information tracked.

Council Member Klufas spoke about ground saturation in the model cities presented and if the information mattered.

Mr. Singhofen provided a response and the information and prior storm events.

Vice Mayor Danko asked what information the model provides.

Mr. Singhofen provided a response.

City Council held discussion on the information as a collaborative effort with Flagler County and suggested joint discussions with the Fire Department and Sheriff's Office to determine what the information means in terms of life saving measures. Council members provided a consensus.

Mayor Alfin asked Ms. Bevan to ask Kevin Guthrie, Executive Director of the Florida Division of Emergency Management, for his opinion on the topic. Additionally, Mayor Alfin asked Ms. Bevan to bring the item back once information has been received from Fire, the Sheriff's Department, and the Office of Emergency Management.

Ms. Bevan provided a response that County partners will be included in the discussion as well.

Public Comment:

Celia Pugliese spoke about street flooding and the problem of faulty drainage.

Pass

Motion made to Table by Vice Mayor Danko and seconded by Council Member Klufas

Approved - 5 - Mayor David Alfin, Vice Mayor Ed Danko, Council Member Nick Klufas, Council Member Theresa Pontieri, Council Member Cathy Heigher

11. RESOLUTION 2023-116 APPROVING A WORK ORDER WITH ENGLAND-THIMS & MILLER, INC., TO PROVIDE ENGINEERING SERVICES FOR WATER QUALITY MONITORING PROGRAM IMPLEMENTATION

Attorney Borkert read the title into the record.

Carmelo Morales, Engineer III, presented the topic to Council. Topics presented included: program background, program timeline, program scope of work, interface view, and source of funds.

City Council held discussion on the following topics: census number, designation changes, where the census information is gathered, statutory requirements, downside of not continuing the program, deliverables and what to do with them, discussion with Flagler County, ranking system, and refilling our aquifers.

Mr. Morales provided a response to Council questions.

Ms. Bevan provided insight on watershed and accountability of Flagler County and the City. Ms. Bevan shared that she believes the importance of this item is that we control our data and have our trends of being accountable to our loads.

Mayor Alfin asked about State resiliency monies.

Ms. Bevan shared that it works in tandem with this program.

Public Comment:

Celia Pugliese spoke about changes to color of the water canal, cost, and grants.

Mayor Alfin clarified that the information is for the freshwater canal system.

Mr. Morales responded yes.

Peter Johnson asked if this will address issues with pesticide runoff into the canal system.

Discussion was held on what decisions will need to occur after the water quality monitoring.

Council Member Pontieri asked if the cost is a one-time cost.

Mr. Morales responded yes.

Pass

Motion made to approve by Vice Mayor Danko and seconded by Council Member Pontieri

Approved - 5 - Mayor David Alfin, Vice Mayor Ed Danko, Council Member Nick Klufas, Council Member Theresa Pontieri, Council Member Cathy Heighter

12. RESOLUTION 2023-120 AUTHORIZING THE CITY MANAGER TO SIGN HAZARD MITIGATION GRANT PROGRAM ASSISTANCE APPLICATIONS, AS REQUESTED BY THE STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT

Attorney Borkert read the title into the record.

Maeven Rogers, Chief Sustainability & Resiliency Officer, presented the topic to Council. Topics presented included: background, projects, project costs, and timeline.

Mayor Alfin asked staff to define what a pep panel is used for.

Ms. Rogers provided a response.

Public Comment:

George Mayo spoke about project cost and shared a suggestion.

Celia Pugliese asked if the sewer plant on the north side of town was intended to replace pep tanks.

Mr. Flanagan, Utility Director, shared about the expansion project and that it will not be replacing pep tanks or converting pep tanks.

Pass

Motion made to approve by Vice Mayor Danko and seconded by Council Member Pontieri

Approved - 5 - Mayor David Alfin, Vice Mayor Ed Danko, Council Member Nick Klufas, Council Member Theresa Pontieri, Council Member Cathy Heighter

13. RESOLUTION 2023-122 AMENDING THE SPECIAL EVENT FEE SCHEDULE

Attorney Borkert read the title into the record.

Brittany McDermott, Deputy Director of Parks & Recreation, provided a background of the item. Jared Dawson, Recreation Coordinator, and Ms. McDermott provided information that was requested by Council in prior meetings.

City Council held discussion on cost recovery.

*Public Comment:
There were none.*

Pass

Motion made to approve by Vice Mayor Danko and seconded by Council Member Pontieri

Approved - 5 - Mayor David Alfin, Vice Mayor Ed Danko, Council Member Nick Klufas, Council Member Theresa Pontieri, Council Member Cathy Heighter

I. CONSENT

Vice Mayor Danko asked to ensure that staff will provide a report per Council's prior consensus and direction.

Council Member Pontieri suggested an update to the Resolution to include language for future chargers located on City property.

Attorney Borkert suggested that the item be pulled from the consent agenda and amended with the motion.

Council Member Klufas asked if we know that we have the ability to implement this on mobility chargers as well.

Mr. Cote responded yes.

Motion by Vice Mayor Danko, seconded by Council Member Pontieri, to pull the item from the consent agenda. The motion carried unanimously.

City Council then heard public comment on the consent agenda excluding item 14.

*Public Comment:
Celia Pugliese spoke about item 15, the creation of jobs, and opposed the item. Ms. Pugliese spoke about the landscaping services provided by Public Works.*

Mayor Alfin asked for an explanation on the rationale.

Ms. Bevan explained that the item is specific to Utility facilities.

Council Member Pontieri understood the concern and shared that this is also a bandwidth issue for Public Works and that we are supporting local businesses.

Pass

Motion made to be adopted on consent by Vice Mayor Danko and seconded by Council Member Pontieri

Approved - 5 - Mayor David Alfin, Vice Mayor Ed Danko, Council Member Nick Klufas, Council Member Theresa Pontieri, Council Member Cathy Heighter

14. RESOLUTION 2023–118 ESTABLISHING THE FEE STRUCTURE FOR CHARGEPOINT ELECTRIC VEHICLE CHARGER AND PROVIDING THE CITY MANAGER WITH AUTHORITY TO MAKE ADJUSTMENTS AS NECESSARY

Public Comment:

Celia Pugliese spoke about electric vehicles and that taxpayers never knew how much they were paying. Ms. Pugliese asked to have the information.

Mayor Alfin shared that staff will provide the information requested.

Pass

Motion made to be approved as amended by Council Member Pontieri and seconded by Vice Mayor Danko

Approved - 5 - Mayor David Alfin, Vice Mayor Ed Danko, Council Member Nick Klufas, Council Member Theresa Pontieri, Council Member Cathy Heighter

- 15. RESOLUTION 2023-112 APPROVING MASTER SERVICE AGREEMENT WITH MULTIPLE FIRMS FOR LANDSCAPE MAINTENANCE SERVICES**
- 16. RESOLUTION 2023-113 APPROVING A MASTER SERVICES AGREEMENT WITH JOE DIRT, INC., FOR DRYING BED CLEANING**
- 17. RESOLUTION 2023-114 APPROVING A MASTER SERVICES AGREEMENT WITH JOE DIRT, INC., FOR LIQUID LIME SLUDGE REMOVAL, HAULING, AND DISPOSAL**
- 18. RESOLUTION 2023-115 APPROVING A MASTER SERVICES AGREEMENT WITH JOE DIRT INC., FOR LIQUID LIME SLUDGE REMOVAL, HAULING, AND DISPOSAL**
- 19. RESOLUTION 2023-117 APPROVING PIGGYBACKING MOMAR, INC., WITH JEA (JACKSONVILLE ELECTRIC AUTHORITY) CONTRACT FOR THE PURCHASE OF BULK GLYCERIN**

J. PUBLIC PARTICIPATION

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

George Mayo thanked Council Member Heigher for hearing the residents' concerns. Additionally, Mr. Mayo discussed development items and developer comments to thank Council Member Pontieri for her ideas. Mr. Mayo discussed house pricing, workforce housing, provided a suggestion to put in tiny homes, and suggested that Ms. Bevan be included in the photos for Proclamations.

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

Vice Mayor Danko asked when the Sign Ordinance will be coming to City Council.

Ms. Bevan responded that the item is currently scheduled for the November 14, 2023, Workshop.

Vice Mayor Danko asked where Council Member Pontieri got her number for the median home price in Palm Coast.

Council Member Pontieri provided the source.

City Council held discussion on average versus median.

City Council sang Happy Birthday to Council Member Heigher.

Council Member Pontieri shared about upcoming events.

Council Member Heigher shared a resident concern trying to get in touch with the City.

The resident personally thanked Mayor Alfin, Mr. Flanagan, and Ms. Schweers.

Council Member Klufas asked if the 14,000 homes approved included original entitlements.

Council Member Pontieri explained that the numbers provided were from October 2022-October 2023 and provided a breakdown of the information.

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

There were none.

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

There were none.

N. ADJOURNMENT

The meeting was adjourned at 10:28 p.m.

Respectfully submitted by: Kaley Cook, CMC, FCRM
City Clerk