



City of Palm Coast
Agenda
COUNCIL BUSINESS
MEETING

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

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

Tuesday, February 1, 2022

6:00 PM

COMMUNITY WING

City Staff

Denise Bevan, Interim 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.
- 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 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

B. PLEDGE OF ALLEGIANCE TO THE FLAG

C. ROLL CALL

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.

E. MINUTES

- 1. MINUTES OF THE CITY COUNCIL:
JANUARY 18, 2022 BUSINESS MEETING**

F. PROCLAMATIONS AND PRESENTATIONS

- 2. PROCLAMATION–BE THE MATCH BONE MARROW DONOR MONTH**
- 3. PROCLAMATION-FEBRUARY AS TEEN DATING VIOLENCE AWARENESS MONTH**
- 4. PRESENTATION-FLAGLER ACCESS CENTER**

G. RESOLUTIONS

- 5. RESOLUTION 2022-XX APPROVING A LICENSE AGREEMENT WITH THE FLAGLER COUNTY SHERIFF’S OFFICE FOR ACCESS TO CITY-OWNED CAMERAS**
- 6. RESOLUTION 2022-XX APPROVING A WORK ORDER WITH ENGLAND-THIMS & MILLER, INC., FOR A PEDESTRIAN ACCOMMODATION FEASIBILITY STUDY OF RESIDENTIAL COLLECTOR ROADWAYS**
- 7. RESOLUTION 2022-XX APPROVING THE FINAL PLAT FOR WHITEVIEW VILLAGE PHASE 1 (AR #4836)**
- 8. RESOLUTION 2022-XX APPROVING THE FINAL PLAT FOR THE TRAILS (AR #4911)**

H. ORDINANCES SECOND READ

- 9. ORDINANCE 2022-XX AMENDING THE FUTURE LAND USE MAP DESIGNATION FOR**

40.7+/- ACRES FROM RESIDENTIAL-LOW DENSITY RURAL ESTATE TO INDUSTRIAL WITH POLICY TO LIMIT DEVELOPMENT TO BORROW PITS AND COMPENSATING FLOODPLAIN STORAGE- CLINE/JTL BORROW PIT

- 10. ORDINANCE 2022-XX AMENDING THE ZONING MAP DESIGNATION FOR 40.7+/- ACRES FROM INDUSTRIAL-PUD (FLAGLER COUNTY DESIGNATION) TO HEAVY INDUSTRIAL (IND-2) (CITY OF PALM COAST DESIGNATION)- CLINE/JTL BORROW PITS**

I. ORDINANCES FIRST READ

- 11. ORDINANCE 2022-XX AMENDMENTS TO THE COMPREHENSIVE PLAN BASED ON EVALUATION AND APPRAISAL PROCESS**

J. CONSENT

- 12. RESOLUTION 2022-XX APPROVING PIGGYBACKING THE VOLUSIA COUNTY, FLORIDA CONTRACT WITH STEVE'S FIRST CHOICE PAINTING FOR CITYWIDE PAINTING SERVICES**
- 13. RESOLUTION 2022-XX APPROVING MASTER PRICE AGREEMENTS WITH HOWARD FERTILIZER & CHEMICAL CO., AND SITEONE LANDSCAPE SUPPLY FOR VARIOUS LANDSCAPE CHEMICALS AND FERTILIZER**
- 14. RESOLUTION 2022-XX APPROVING CONTRACTS WITH TRI-COUNTY BOBCAT SERVICES, INC. AND NORMAN GARDNER SERVICES, INC., FOR WILDFIRE UNDERBRUSH MOWING SERVICES**

K. PUBLIC PARTICIPATION

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

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

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

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

O. ADJOURNMENT

- 15. WORKSHEET**

City of Palm Coast, Florida Agenda Item

Agenda Date : February 1, 2022

Department Item Key	Amount Account #
Subject MINUTES OF THE CITY COUNCIL: JANUARY 18, 2022 BUSINESS MEETING	
Presenter : City Clerk	
Background : MINUTES OF THE CITY COUNCIL: JANUARY 18, 2022 BUSINESS MEETING	
Recommended Action : Approve Minutes of the City Council January 18, 2022 Business Meeting.	



**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 Eddie Branquinho
Council Member Victor Barbosa
Council Member Ed Danko
Council Member Nick Klufas***

Tuesday, January 18, 2022

9:00 AM

COMMUNITY WING

City Staff

Denise Bevan, Interim City Manager

Neysa Borkert, City Attorney

Virginia A. Smith, City Clerk

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A. CALL TO ORDER

B. PLEDGE OF ALLEGIANCE TO THE FLAG

C. ROLL CALL

Present and responding to roll call were the following:

Council:	David Alfin
	Eddie Branquinho
	Victor Barbosa
	Ed Danko
	Nick Klufas

D. PUBLIC PARTICIPATION

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Opened Public Participation after the Proclamations were issued.

Karen Neufeld-Belle Terre Swim and Racquet Center (pool) closing.

Helen Davis-Happy New Year and thank you for listening to us. Pool issue.

Rejeanne Bernier-Pool issue.

Wilfredo Lleras-Swimming club conditions are deplorable.

Joanne Clarke-Pool issue

Mary Crosson-Search on the City Manager. Supports James Manfre.

Jane Gentile-Palm Coast and Flagler County regarding the schedule prior to election. She prefers to change the ordinance to allow signs after the candidate qualifies.

Dalva Smith-trash everywhere by builders.

Denise Watkins-noise and car racing issues where she lives in the R section.

Nancy Zeeter-C section and the nice amenities that are here. We could use more. Swimming issue; canals that need dredging.

Mike Cocchiola-supports two -Ms. Bevan National search will bring applicants from far north west. Recruit from within. Canals encourage the City do all it can before it fails.

Lydia Reagan-Pool issue; the future of Belle Terre Swim and Racquet Center 562 people signed a petition.

Alan Lowe-thanked the unknown employee who responded regarding the canals. The City owns the canals and should maintain the canals.

Gary Kunnas-canal issue and survey. Discard the survey question and resend.

Raymond McKinney-Keep City swimming pool and Belle Terre pool open.

Frank Adia-15 Crandon Ct-request reiterating the salt water canals; adjacent property that does not have seawalls. I support the swimming clubs initiative. How can I get information from you on these initiatives?

Glenn Partelow-Swimmer at both centers. The School is having a lot of difficulty maintaining the pool center. It is old and inadequate. Frieda does a good job keeping residents safe-Belle Terre does not have a lifeguard. There is not enough room at either pool for adequate supervision. Need your support for a bigger facility. Canal issue-it smells.

Al Krier-Safety on Cimmaron. Provided a handout, which is attached to the minutes.

Paul Vargo-6 months ago I was here and supported the canal health; included in that was repair of certain sea walls, graffiti, and canal health. Economical benefits for Flagler County on waterways. Some are in the hundreds of millions of dollars. I know there is concern of the cost of canals. I think there are ways to get that done. This article is from 2017. Will leave with the Clerk.

Responses-

Mayor Alfin-City staff is roving through the audience with those who have a question. A Palm Coast Connect case will be opened and responded to for you. We want you to receive complete, transparent, and accurate information.

E. MINUTES

Pass

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

Approved - 5 - Mayor David Alfin, Vice Mayor Eddie Branquinho, Council Member Victor Barbosa, Council Member Ed Danko, Council Member Nick Klufas

- 1. MINUTES OF THE CITY COUNCIL:
JANUARY 4, 2022 BUSINESS MEETING
JANUARY 11, 2022 WORKSHOP MEETING**

F. PROCLAMATIONS AND PRESENTATIONS

- 2. PROCLAMATION - NATIONAL STALKING AWARENESS MONTH**
VM Branquinho presented this Proclamation to members of the Family Life Center.
- 3. PROCLAMATION - HUMAN TRAFFICKING AWARENESS MONTH**
Mayor Alfin presented this Proclamation to the Family Life Center.
- 4. PRESENTATION - FLAGLER COUNTY SHERIFF'S OFFICE SAFETY AT EVENTS**

Chief Jon Welker of FCSO presented to Council on safety events, especially when the event is held during a holiday.

Council held a discussion on safety and not to strain safety resources.

VM Branquinho mentioned rotating days for the 4th of July events. Mayor Alfin-Will discuss with Flagler Beach and bring something back to Council for consideration.

Mayor Alfin reminded everyone about the Declaration of Independence. Challenge each Council Member and City staff to read those 1020 words. Will also challenge our residents and anyone else who wants to read it, to read those 1020 words of the Declaration of Independence. Do not let others tell you what it means.

5. PRESENTATION - EMPLOYEE RECOGNITION

Ms. Kershaw presented to Council with a video on employees who have gone above and beyond.

G. ORDINANCES SECOND READ

6. ORDINANCE 2022-XX APPROVING THE SECURE SPACE REZONING – APPLICATION # 4901

O20220006

City Attorney Reischmann read the title into the record. Reminded Council this is a quasi-judicial item and called for any ex-parte communication since first reading of this Ordinance.

Mentioned Council did receive ex-parte emails that will be part of this record.

CM Danko-received emails but will base his decision on what is presented today.

VM Branquinho, CM Klufas and Mayor Alfin stated they received the same emails and will base their decisions on what is presented to them today.

Mr. Tyner introduced this item.

Jay Livingston, representing the landowner, presented a handout to the Clerk, which is attached to these minutes to clarify the record. Mr. Livingston also presented to Council on this item. Mr. David Butler provided an overview to City Council on crime rates at storage facilities and urban sprawl.

Public Comment

Patty Quick-human element missing, valid ALF next door and there are 100 residents that live there. It is the only place that they can go. This project is another example of discarding our residents who are elderly, disabled, and need assistance. This is a shared driveway-it is just wrong. The safety issue-we are no longer a bedroom community. We are getting bigger and bigger. There is plenty of commercial space available on SR 100. Use that property. Leave the codes alone.

Bob Stove-Hidden Lakes resident and opposes this project. Main concerns are noise and safety. Noise is not just from I95 but from the trucks and recreational vehicles accessing the storage. Some are diesel, which are loud. Safety for the entrance off of Old Kings Road.

John Bert-would like the picture of the existing site and what is proposed. Developers have tried to convince Council that they have designed the project with the residents in mind. Doesn't agree with that. Opposes the project.

Ms. Tavares-people who presented have unlimited time and we do not have the same afforded to us. I did my due diligence and accepted what the zoning was there at the time. The owner should have known the code when he purchased that property.

John Burt- I too investigated the zoning for Hidden Lakes. There have been many changes in Palm Coast. I am opposed to the Special Exception.

Lynn Shardner-opposes the project; more trucks and more traffic will be on Old Kings Road. This will lower or property value.

Donna Sire-agrees with all speakers who oppose this project. I can hear a lot of vehicles from Old Kings Road, sports vehicles and trucks. The storage units being built will bring more noise, especially those who live on Arrow Head Dr.

Paul Weber-Objects to the proposal. If a storage facility is to be put there, it should be scaled down. A ploy often used is to present something so extravagant and then people are pleased when it is changed. Does it assist with the widening of Old Kings Road. It must be attractive. If this is allowed, that all of these concerns of mine are addressed.

Sam Hobbs-some of the comments from the Developer-noise and traffic. The responses do not address all concerns. Is the Developer the same Developer who built the ALF? That should be disclosed.

Jane Gentile-speaking as a real estate broker for 41 years. Identical to the 1998 case she participated in that took place in South Florida.

Mary Alice Frann-opposes the project; leave the zoning alone. Read into the record her opinion on platforms that Council ran on.

Cindi McDowell-her comments are relating to the first hearing. Opposes the project.

Darlene Shelly-opposes the project. This is a residential community area. This project is not in the best interest of the residents. Addition to the petition that includes 249+ signatures of local residents. Please deny this application. Presented 10 articles on crime.

The City Attorney presented on the comments. Clarification that it was not him that opined at the last meeting. Provided an overview to the decisions made by Council on these types of items-they cannot be arbitrary. They have to be based on the Land Development Code and the Comprehensive Plan. Reminded

Council they are acting as judges in this quasi-judicial item. Council must state on what grounds in the law are they voting no on this item.

Responses to Public Comments

VM Branquinho asked about the case reference by a speaker. Attorney Reischmann confirmed there is no existing case law.

CM Danko-Comm 2 offices? Ans: Attorney Livingston-provided the uses in Comm 2.

CM Barbosa-distance of nearby residents-did you take into account the people in the nursing home? Ans: Mr. Livingston-

Ownership-Mr. Butler did own the property back in 2005 and was aware of the zoning.

CM Klufas-Special exception clarification-is to limit the use, correct? Ans: Mr. Tyner provide a description of the conditional use "special exception"; we call it limited.

Attorney Reischmann reminded Council that we are here today to vote on the rezoning not the uses or special exception, which was approved by the PLDRB already. The special exception is dependent upon the approval of the rezoning.

VM Branquinho-the mail we all received from a person who used to own 4 storage places and now only owns one. It stated "how many storage units are needed in Palm Coast? Storage facilities are problematic and property value loss. Traffic and safety are issues." He did visit the ALF that exists now, where are they going now?

Mayor Alfin thanked all speakers.

Pass

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

Approved - 5 - Mayor David Alfin, Vice Mayor Eddie Branquinho, Council Member Victor Barbosa, Council Member Ed Danko, Council Member Nick Klufas

H. ORDINANCES FIRST READ

7. ORDINANCE 2022-XX AMENDING THE FUTURE LAND USE MAP DESIGNATION FOR 40.7+/- ACRES FROM RESIDENTIAL-LOW DENSITY RURAL ESTATE TO INDUSTRIAL WITH POLICY TO LIMIT DEVELOPMENT TO BORROW PITS AND COMPENSATING FLOODPLAIN STORAGE- CLINE/JTL BORROW PIT

City Attorney Reischmann read the title into the record. This is a legislative matter.

Mr. Tyner and Mr. Papa presented to Council on Item 7 and 8.

VM Branquinho-does this borrow pit have a depth maximum? Ans: Mr. Livingston-I do not believe the depth has been defined but I do have approval from St. John's and a site plan.

Attorney Reischmann provided the process will take place later with site plan working with St. John's Water too.

CM Barbosa-What happens at the end of this project? Ans: Mr. Livingston-only remain a pit as called out in Comp Plan.

Public Comment
Nothing at this time.

Pass

Motion made to be approved on first reading by Council Member Barbosa and seconded by Vice Mayor Branquinho

Approved - 5 - Mayor David Alfin, Vice Mayor Eddie Branquinho, Council Member Victor Barbosa, Council Member Ed Danko, Council Member Nick Klufas

8. **ORDINANCE 2022-XX AMENDING THE ZONING MAP DESIGNATION FOR 40.7+/- ACRES FROM INDUSTRIAL-PUD (FLAGLER COUNTY DESIGNATION) TO HEAVY INDUSTRIAL (IND-2) (CITY OF PALM COAST DESIGNATION)- CLINE/JTL BORROW PITS**

This item was heard with Item 7.

City Attorney Reischmann read the title into the record. Reminded Council this is a quasi-judicial item and called for any ex-parte communication. There were none.

Public Comment: There were none.

Pass

Motion made to be approved on first reading by Council Member Danko and seconded by Council Member Barbosa

Approved - 5 - Mayor David Alfin, Vice Mayor Eddie Branquinho, Council Member Victor Barbosa, Council Member Ed Danko, Council Member Nick Klufas

I. CONSENT

9. **RESOLUTION 2022-XX APPROVING A WORK ORDER WITH CPH, INC., FOR ENGINEERING SERVICES FOR THE DESIGN AND CONSTRUCTION ADMINISTRATION OF THE A1A FORCEMAIN EXTENSION PROJECT**

R20220013

Pass

Motion made to to be adopted on consent by Vice Mayor Branquinho and seconded by Council Member Barbosa

Approved - 5 - Mayor David Alfin, Vice Mayor Eddie Branquinho, Council Member Victor Barbosa, Council Member Ed Danko, Council Member Nick Klufas

- 10. RESOLUTION 2022-XX APPROVING A WORK ORDER WITH CPH, INC., FOR DESIGN AND CONSTRUCTION ENGINEERING SERVICES FOR THE WASTEWATER TREATMENT FACILITY NO. 1 GENERATOR REPLACEMENT PROJECT**

R20220011

Pass

Motion made to to be adopted on consent by Vice Mayor Branquinho and seconded by Council Member Barbosa

Approved - 5 - Mayor David Alfin, Vice Mayor Eddie Branquinho, Council Member Victor Barbosa, Council Member Ed Danko, Council Member Nick Klufas

- 11. RESOLUTION 2022-XX APPROVING A WORK ORDER WITH CPH, INC., FOR ENGINEERING SERVICES FOR THE DESIGN AND CONSTRUCTION ADMINISTRATION OF THE WILLOW WOODS WATERMAIN AND DRY LINE SEWER PROJECT**

R20220012

Pass

Motion made to to be adopted on consent by Vice Mayor Branquinho and seconded by Council Member Barbosa

Approved - 5 - Mayor David Alfin, Vice Mayor Eddie Branquinho, Council Member Victor Barbosa, Council Member Ed Danko, Council Member Nick Klufas

J. PUBLIC PARTICIPATION

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

There were none.

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

CM Danko-received a lot of calls over the past three or four days about the survey question on canals. It is a leading question and has negative connotations. I am disappointed this question was not brought before us. We should have written the question differently. I have been on the canals and have seen where they are three and four feet. Talked with my friends in North Carolina and I am told it is far more expensive to do beach re-nourishment than doing a canal. Get us the facts please. Cape Coral has their own crew and is getting a

second. Maybe speak to Cape Coral Maybe that is a solution for us. (CM Danko advised after the meeting to have Coral Gables changed to Cape Coral- the change was made).

CM Barbosa-I was never included in meetings regarding the canals. I am not sure how it works when another Councilman goes into your districts. We have maintenance plans for our streets, our parks. I think we need a maintenance plan for our canals. We need to buy our own dredging machine and get a crew.

VM Branquinho-requested an update from our City Manager on the consulting firm. Ms. Bevan stated there was a meeting and a very good conversation. We are getting ready to get a scope of services together.

CM Barbosa-can we get a quote for contracting the dredging and bringing it in house? Mayor Alfin cautioned that request as this is an expertise situation.

CM Barbosa-Aquatic Center-the pool is owned by the school. It was donated to them and they are not maintaining it. It is time for the School to maintain it.

Mayor Alfin-Urge residents to please take the survey. I would like to break the record on survey this year.

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

Nothing at this time.

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

Ms. Bevan-reported on emergency and sole source purchases.

12. REPORTING OF EMERGENCY AND SOLE SOURCE PURCHASES FOR NOVEMBER/DECEMBER 2021

N. ADJOURNMENT

The meeting was adjourned at 12:30 PM

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

13. WORKSHEET

City of Palm Coast, Florida Agenda Item

Agenda Date: February 1, 2022

Department	COMMUNICATIONS & MARKETING	Amount
Item Key	13097	Account #
Subject	PROCLAMATION-BE THE MATCH BONE MARROW DONOR MONTH	
Presenter: Brittany Kershaw		
Background: This proclamation was prompted by local teen Esperanza “Essie” Bass who is fighting a courageous battle with leukemia. Essie is seeking a bone marrow donor and is raising awareness of the importance of bone marrow donations. Bone marrow transplant is a prominent treatment for children having these specific types of blood cancer. Be The Match is an organization and global leader in pairing bone marrow transplant candidates, conducting research to improve outcomes, and providing support and resources for patients and partners.		
Recommended Action : PROCLAMATION-BE THE MATCH BONE MARROW DONOR MONTH		



PROCLAMATION

WHEREAS, approximately 3,500 children are diagnosed with leukemia every year in the United States, a cancer of the bone marrow and blood, accounting for 28% of all cancers in children; and

WHEREAS, bone marrow transplant is a prominent treatment for children having these specific types of blood cancer, with the procedure being to perform a successful graft by removing a child's diseased bone marrow and replacing it with healthy tissue; and

WHEREAS, thousands of patients with blood cancers depend on the renowned Be The Match Registry to find an identical match to save their lives, with the likelihood of success ranging from 29% to 79%; and

WHEREAS, the Be The Match organization is a global leader in pairing bone marrow transplant candidates, conducting research to improve outcomes and providing support and resources for patients and partners; and

WHEREAS, Be The Match is presently the most critical resource for seventeen-year-old Palm Coast resident Esperanza (Essie) Bass who has been battling Chronic Myeloid Leukemia for the past five years with courage and resolve; and

WHEREAS, raising awareness for people to consider becoming bone marrow donors and offer the gift of life to any Palm Coast citizen is one essential commitment for a community that cares profoundly about the well-being of our youngest, oldest, weakest or strongest residents.

NOW, THEREFORE, BE IT PROCLAIMED, THE PALM COAST MAYOR AND CITY COUNCIL RECOGNIZE FEBRUARY 2022 AS

BE THE MATCH BONE MARROW DONOR MONTH IN PALM COAST

And wish for Essie Bass and all Palm Coast residents dealing with life-threatening challenges to remember their community stands tall beside them with all of our hope and inspiration.

Signed, this 1st day of February, 2022.

Witnessed by:

City of Palm Coast,

Virginia A. Smith, City Clerk

David Alfin, Mayor

City of Palm Coast, Florida Agenda Item

Agenda Date : February 1, 2022

Department Item Key	Amount Account #
Subject PROCLAMATION-FEBRUARY AS TEEN DATING VIOLENCE AWARENESS MONTH	
Presenter :	
Background : The Family Life Center has requested City Council proclaim February as Teen Dating Violence Awareness Month.	
Recommended Action : PROCLAIM FEBRUARY AS TEEN DATING VIOLENCE AWARENESS MONTH	



Whereas, the City of Palm Coast is committed to the well-being and protection of our youth, the safety of our communities, and to fostering a society based upon mutual respect for one another – with zero tolerance for any forms of victimization and abuse; and

Whereas, teen dating violence is a serious crime that can involve physical, sexual, verbal, emotional, economic, or other abusive behavior, including harassment and cyberbullying via texting, emailing, instant messaging, or posting on social media; and

Whereas, women who are 16 to 24 years in age are more vulnerable to intimate partner violence, experiencing abuse at a rate of nearly triple the national average; and

Whereas, one in three adolescents in the United States is a victim of physical, emotional, or verbal abuse from a dating partner – a figure that far exceeds rates of other types of youth violence; one in ten high school students has been purposefully hit, slapped, or physically harmed by a boyfriend or girlfriend; one in ten teens reported sexual victimization from a dating partner; & one in four teens in a relationship report their boyfriend or girlfriend isolating them from all friends and family; and

Whereas, young people who have been victimized by an abusive dating partner can experience serious negative effects to their physical and emotional health and are more likely to be depressed, develop low self-esteem, perform poorly in school, engage in risky behaviors such as drug and alcohol use, and contemplate or attempt suicide; and

Whereas, while dating violence affects teens across all races, genders, religions, nationalities, sexual orientations, and socioeconomic statuses, it disproportionately affects lesbian, gay, and bisexual youth, who experience rates of intimate partner violence that are almost twice as high as the rates for heterosexual youth; transgender youth report even higher rates of victimization & dating violence than their heterosexual peers; and

Whereas, parents and guardians of victims of dating abuse are often unaware of the problem: studies show that only 33 percent of teens in an abusive relationship ever told anyone about the behavior and 81 percent of parents responded either that teen dating abuse is not an issue or that they did not know whether it is an issue; and

Whereas, Flagler County Advocates Alliance (comprised of Flagler County Sheriff's Office Victim's Advocates, Flagler Beach Police Department Victim Advocate, State Attorney's Victim Advocate Seventh Judicial Circuit Flagler, and Family Life Center) are working together to increase public understanding of this problem and mobilize community efforts to end Human Trafficking.

Now, Therefore, Be It Proclaimed, by the Mayor and the City Council of the City of Palm Coast, Florida, that February 2022, be officially designated as

“NATIONAL TEEN DATING VIOLENCE AWARENESS MONTH”

in Palm Coast and applaud the efforts of the many victim service providers, police officers, prosecutors, national and community organizations, and private sector supporters for their efforts in promoting awareness about teen dating violence.

SIGNED this 1ST day of February 2022.

ATTESTED BY:

CITY OF PALM COAST

Virginia A. Smith, City Clerk

David Alfin, Mayor

City of Palm Coast, Florida Agenda Item

Agenda Date : February 1, 2022

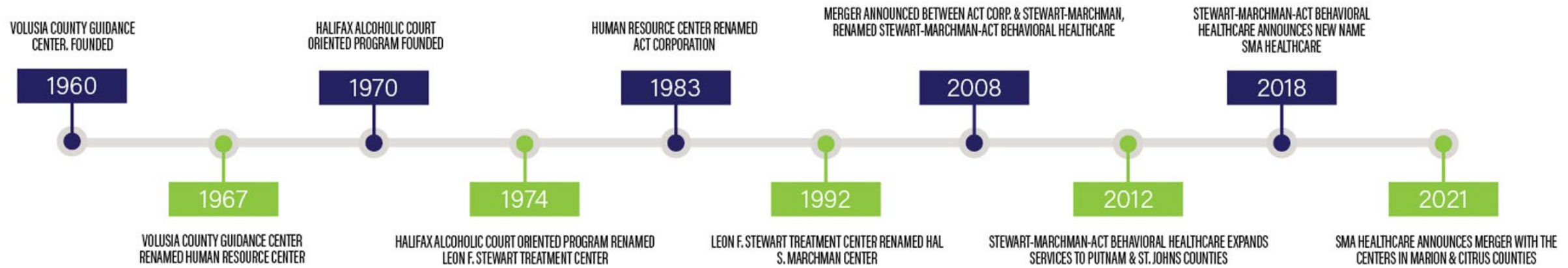
Department Item Key	Amount Account #
Subject PRESENTATION-FLAGLER ACCESS CENTER	
Presenter : SMA	
Background : SMA Healthcare, Inc. will present to Council on the Flagler Access Center	
Recommended Action : FOR PRESENTATION ONLY.	

**THERE IS A SMART
CHOICE!**





WHO ARE WE?

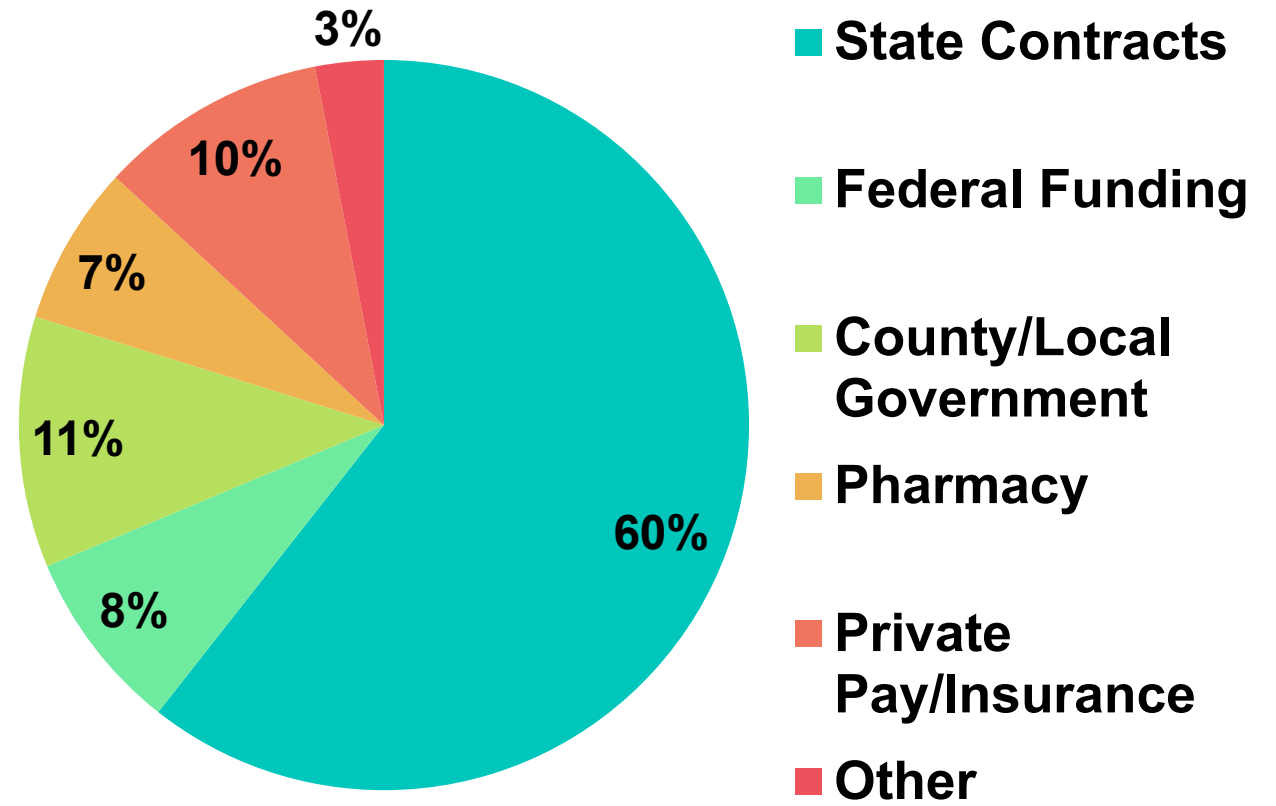




SMA Annual Funding

FY 22 Budget:

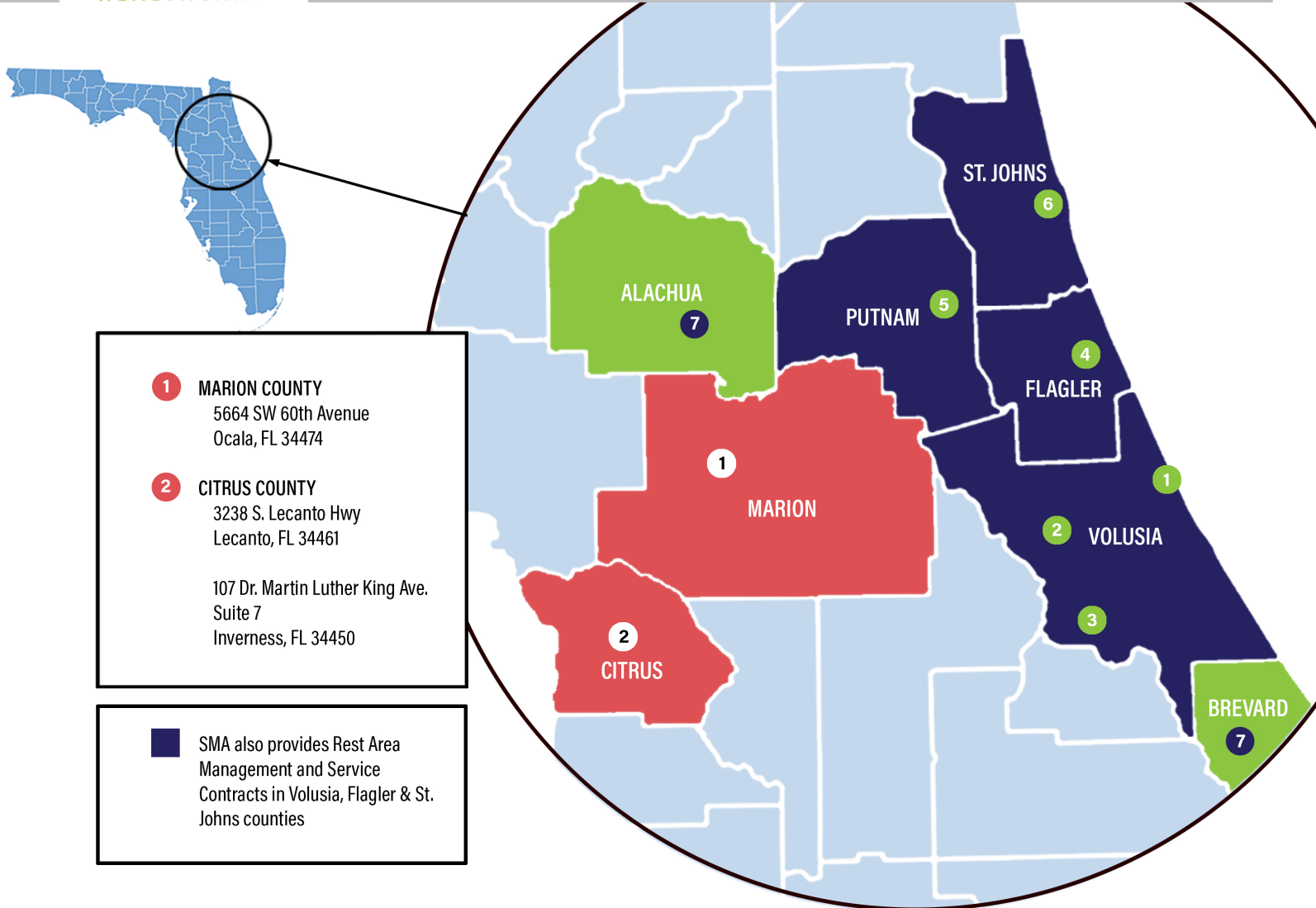
\$58,668,513





**HOW MANY COUNTIES
DO WE SERVE?**

PROGRAM GEOGRAPHIC LOCATIONS



- 1** MARION COUNTY
5664 SW 60th Avenue
Ocala, FL 34474
- 2** CITRUS COUNTY
3238 S. Lecanto Hwy
Lecanto, FL 34461

■ SMA also provides Rest Area Management and Service Contracts in Volusia, Flagler & St. Johns counties

- 1** DAYTONA BEACH
SMA Corporate Offices
Chet Bell Crisis Center
BEACH House
Residential Adolescent Program
Northeast Care Center
Reality House
Daytona Beach Work Release
Enrichment Program
SMA Foundation
Volusia Rape Crisis Center
- 2** DELAND
Deland Men's Residential Treatment
Deland Care Center
- 3** DEBARY
Four Towns Care Center
- 4** BUNNELL
WARM at Vince Carter Sanctuary
Flagler Care Center
- 5** PALATKA
Putnam Care Center
Palatka Drop-In Center
- 6** ST. AUGUSTINE
St. Johns Care Center
St. Augustine Drop-In Center
- 7** BREVARD & ALACHUA COUNTIES
Rest Area Management and Service Contracts



Programs

○ Crisis Services

- Crisis Stabilization
- Detoxification
- Crisis Triage and Treatment Unit
- Volusia Rape Crisis Center
- 24/7 Access Center
- Mobile Response Team
- Zero Suicide

○ Residential Services

- Women Assisting Recovering Mothers (WARM)
- DeLand Men's Residential Treatment
- BEACH House (Runaway Shelter)
- Residential Adolescent Program
- My Place Apartments
- Supportive Housing Programs



Programs

○ Outpatient Services

- Adult & Adolescent Outpatient
- Anti-Drug Initiative
- Medication Management Services
- Correctional Treatment Diversion Program
- Drop-In Centers
- Pharmacy
- Medication Assisted Treatment (MAT)

○ Community Based Services & Outreach

- SSI/SSD Outreach and Recovery
- Florida Assertive Community Treatment (FACT)
- Primary/Behavioral Health Care Integration
- Family Intervention Services
- Family Intensive Treatment Program
- Targeted Case Management
- Projects for Assistance with Transition from Homelessness (PATH)
- Forensic Program
- Crisis Intervention Training
- Mental Health First Aid
- Zero Suicide

YEAR AT A GLANCE



Services Provided Overview

SMA provided treatment services to

26,651 Clients

SMA provided education materials on mental health, addiction, and suicide prevention to more than

800

community leaders, families, etc. Due to COVID-19, some of the education resources were limited

SMA served another

26,088

clients through prevention programs

48% Female 52% Male

69% White 14% Black
4% Multi-Racial 13% Other

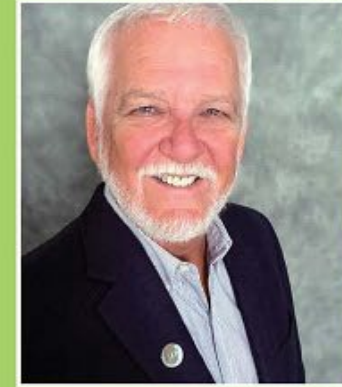
Revenues \$55,330,682
Expenses \$53,841,500

SMA HEALTHCARE

Client Diagnoses

- 18% Bipolar Disorder
- 18% Depressive Disorder
- 17% Schizophrenia Disorder
- 21% Other Mental Health Disorders
- 9% Opioid Use Disorder
- 6% Alcohol Use Disorder
- 5% Cannabis Use Disorder
- 6% Other Substance Use Disorders

A MESSAGE FROM THE CHAIRMAN OF THE BOARD



JACK FISHER, BOARD CHAIRMAN

My first year as the Chairman of the Board of Directors saw tremendous progress in spite of the many challenges that were presented. The COVID-19 pandemic continued to put its stamp on our communities, but the staff at SMA Healthcare handled the difficulties that they faced with care, compassion, and commitment.

The Board of Directors voted on and approved a new set of values for the organization - Accessibility, Transparency, Leadership, Accountability, and Service that truly lined up with what staff brings to the table each day. The team at SMA Healthcare puts these on full display, taking the care we provide to clients to the next level.

With the addition of Marion and Citrus Counties into the fold and the expansion of our other services such as Primary Care and Telehealth I know that this organization will continue to reach new heights. Having the opportunity to watch this team live so selflessly is one of the many reasons I trust SMA Healthcare to continue being a leader in our six-county area. I look forward to another year of success and good fortune for SMA Healthcare.

SMA Healthcare's Role in Flagler County



History of Services in Flagler County

- **1985 – Outpatient Services Begin**
- **2002 – Opened Flagler Detox / Residential Services**
- **2005 – Closed Flagler Detox / Residential Services (*Funding Cut)**
- **2009 – Vince Carter Private Pay Residential Services**
- **2012 – Closed Private Pay Residential Services (*No Demand)**
- **2013 – Opened WARM Program SA Residential for Women/Babies**
- **2014 – Crisis Treatment and Triage Unit (CTTU) Begins**
- **2022 – Flagler Access Center**

Flagler Campus – Services Offered

- ❑ **Anti Drug Initiative**
- ❑ **Adult/Adolescent Substance Use Disorder Treatment**
- ❑ **Flagler County School Counselor**
- ❑ **Psychiatric Medication Management**
- ❑ **Crisis Treatment and Triage Unit (CTTU)**
- ❑ **Crisis Response Team**
- ❑ **Crisis Intervention Training – LEO**
- ❑ **Residential Treatment- WARM**
- ❑ **Flagler County Corrections**
- ❑ **Zero Suicide Care Coordination**
- ❑ **Mental Health First Aid**





FLAGLER ACCESS CENTER

A BEHAVIORAL HEALTHCARE PARTNERSHIP



**FLAGLER
COUNTY**
FLORIDA

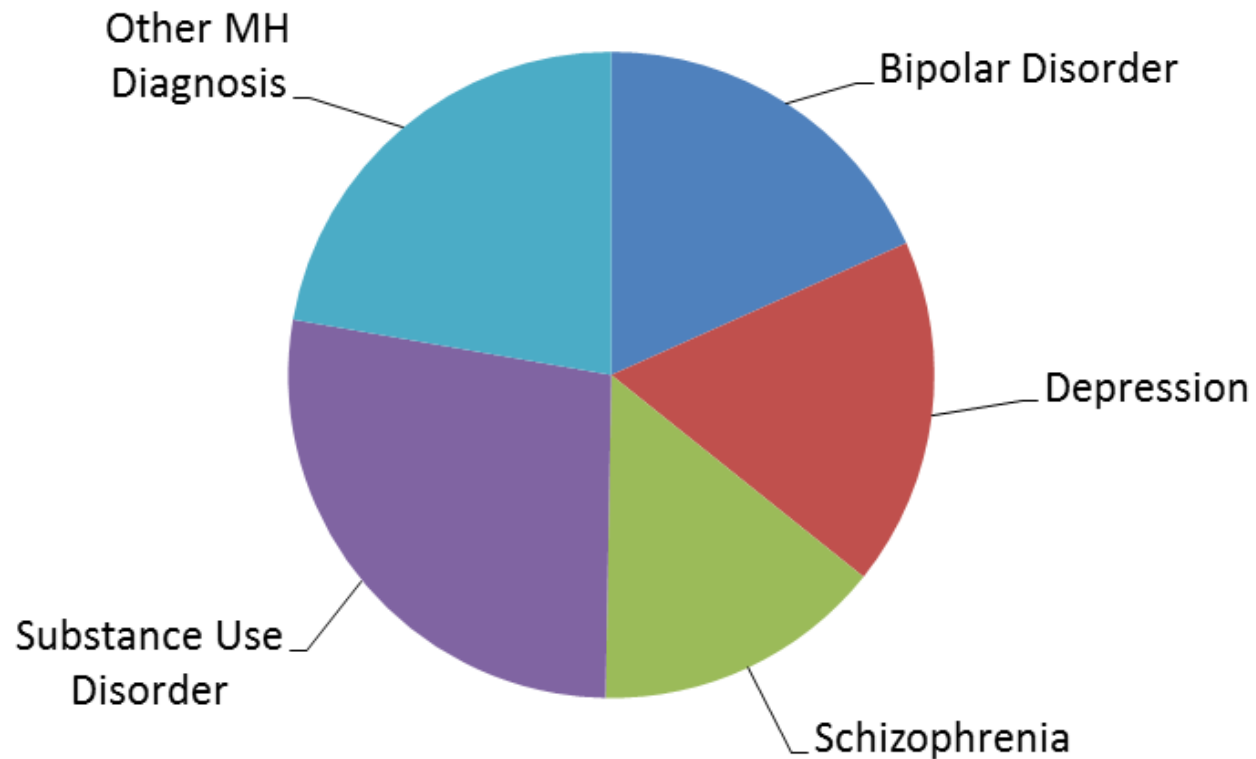


- Walk-In Screenings and Assessments
- Care Coordination
- Crisis Triage and Treatment Unit (CTTU)
- Crisis Response Team (CRT)
- Outreach Coordinator

An Overview of Flagler County Residents

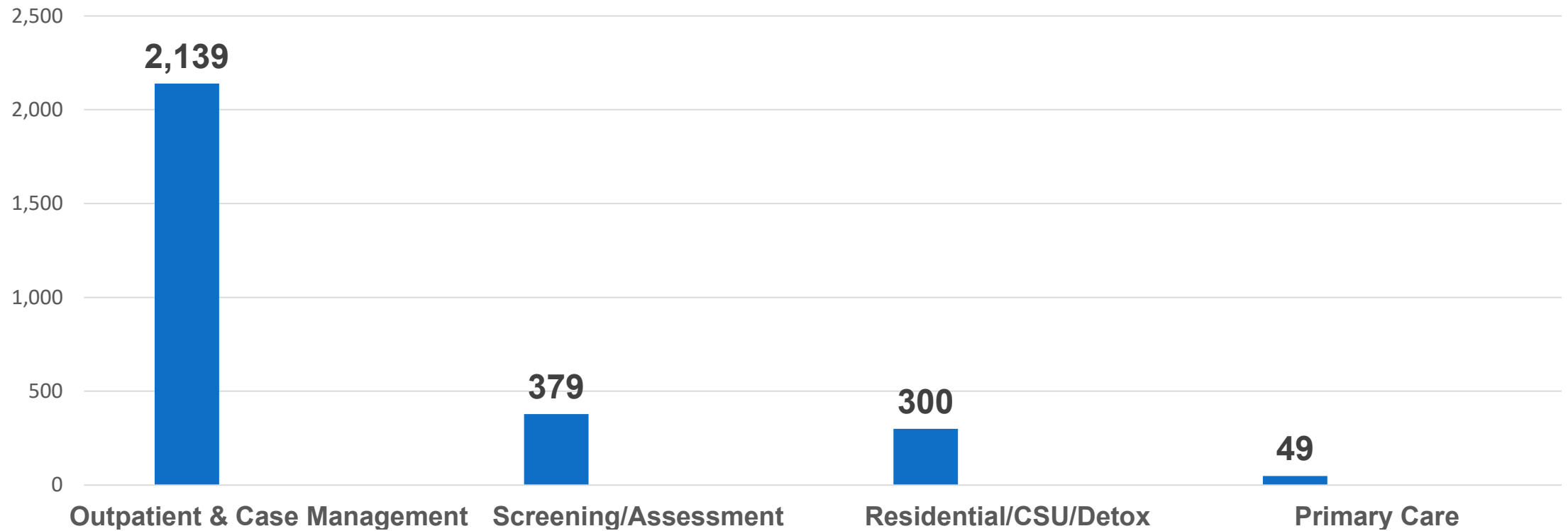
Flagler County Residents Top Diagnosis

Diagnosis of Those Served





Total Flagler County Residents Served By Service in FY20-21



Flagler County Residents

FY20-21

of Patients Served (Unduplicated)

2,867

of Services Delivered

46,013

Value of Services Delivered

\$8,540,989



What's Next for SMA in Flagler County?

Hospital Bridge Programs

Creation of MAT Outpatient Clinic

**Collaborative Partnerships to
Increase Mental Health Services**

**Mission-Focused Grant
Opportunities**



Transforming Lives



City of Palm Coast, Florida Agenda Item

Agenda Date : February 1, 2022

Department	INFORMATION TECHNOLOGY	Amount
Item Key	12982	Account #
Subject	RESOLUTION 2022-XX APPROVING A LICENSE AGREEMENT WITH THE FLAGLER COUNTY SHERIFF'S OFFICE FOR ACCESS TO CITY-OWNED CAMERAS	
Background:	<p>The Flagler County Sheriff's Office (FCSO) requested access to the City-owned cameras for use in its Real Time Crime Center (RTCC). The City provided FCSO access to the City-owned cameras for use in their RTCC. This License Agreement formalizes the arrangement and clarifies the responsibilities of each party.</p> <p>This Agreement is separate and independent from the Traffic Camera and License Plate Reader (LPR) Agreement that was entered into between the City and FCSO in 2018.</p> <p>The FCSO will provide Council with an overview to the Real Time Crime Center.</p>	
Recommended Action :	ADOPT RESOLUTION 2022-XX APPROVING A LICENSE AGREEMENT WITH THE FLAGLER COUNTY SHERIFF'S OFFICE FOR ACCESS TO CITY-OWNED CAMERAS	

FLAGLER COUNTY SHERIFF'S OFFICE

REAL TIME



CRIME CENTER

SHERIFF RICK STALY

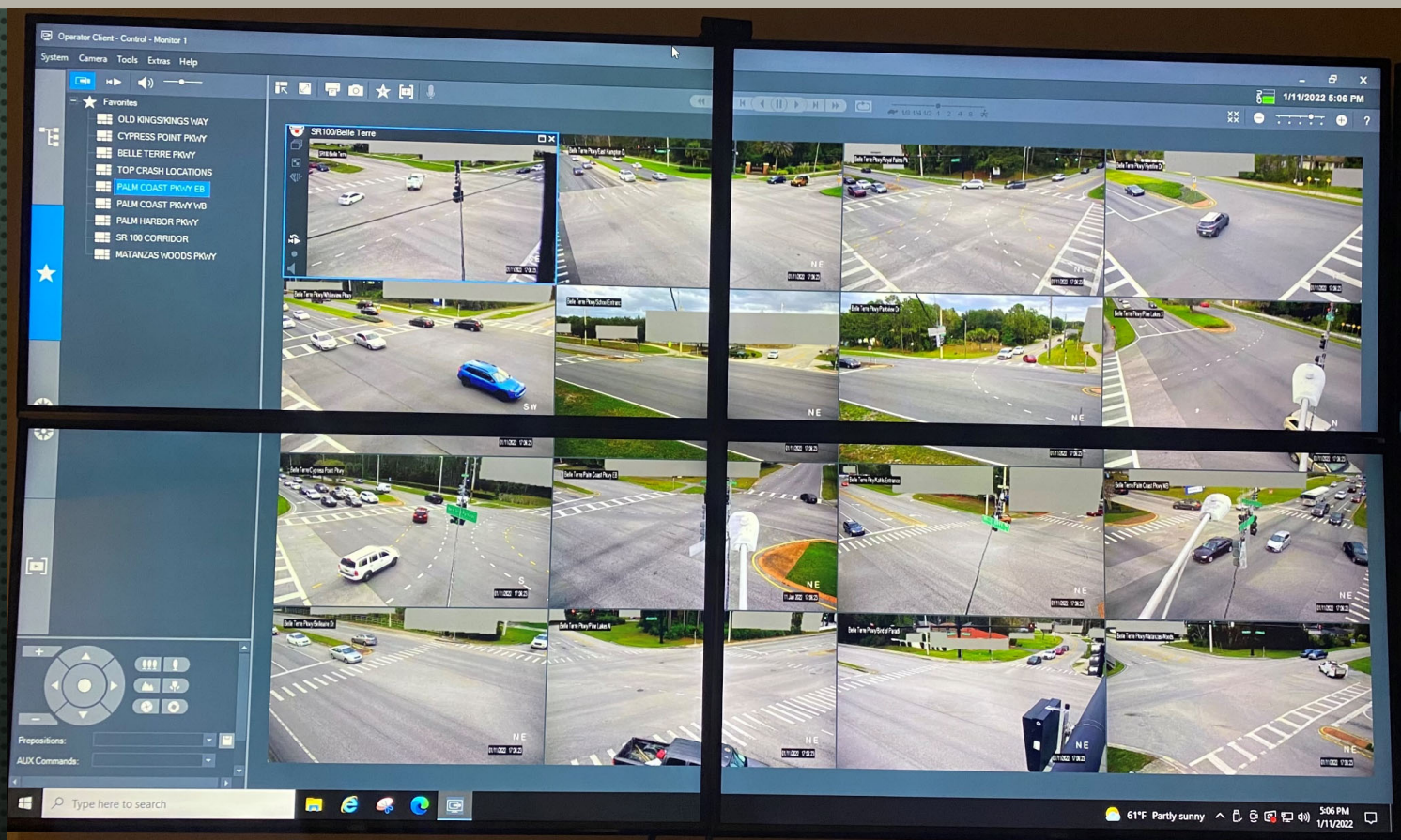
Commander Joseph Barile &
RTCC Supervisor Nikki North



SHERIFF

FLAGLER COUNTY

RICK STALY, SHERIFF
"An Honor to Serve, A Duty to Protect"





SHERIFF

FLAGLER COUNTY

RICK STALY, SHERIFF
"An Honor to Serve, A Duty to Protect"

FCSO Makes Arrest On Suspects From Texas—Hours After Palm Coast ATM Burglary; 87k Cash Recovered



As patrol deputies searched for the suspects, detectives with the FCSO General Assignment and Crime Scene Investigation (CSI) Units responded to the crime scenes. FCSO Detectives worked with Analysts in FCSO'S Real Time Crime Center (RTCC) and were able to track the suspects throughout the county. Through investigative techniques, it was determined the suspects drove a red 2021 Toyota Rav4, Avis-Budget rental vehicle from Texas to Flagler County. Once in Flagler, they stole the Ford F-250 from Enterprise Drive and used both vehicles to case the area of PNC Bank.



From Left to Right: Trevion Rice, Kevonte Dequawn Mikey Fobbs, Jayveon Quet White, and Deandre Matthew Thompson being booked at the Santa Rosa County Sheriff's Office.



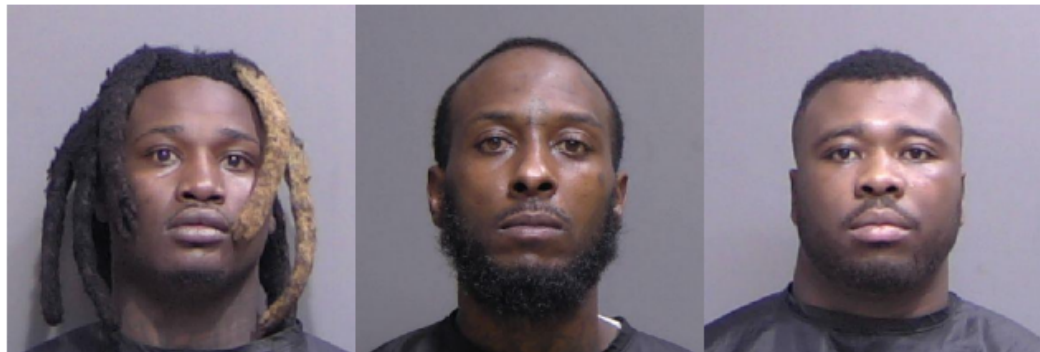
SHERIFF

FLAGLER COUNTY

RICK STALY, SHERIFF
"An Honor to Serve, A Duty to Protect"

Three Career Felons Quickly Arrested for Burglary Utilizing FCSO's Real Time Crime Center (RTCC)

On Monday, October 25, 2021, the Flagler County Sheriff's Office (FCSO) responded to a call about a vehicle burglary at Waterfront Park in Palm Coast. The Real Time Crime Center (RTCC) was able to identify the suspect vehicle and aid in the apprehension of the three suspects, later identified as Tra'Quad Gervin (DOB: 11/4/1996), Malachi Lemar Cruse (DOB: 7/1/1987), and Eriyaun Smart (DOB: 4/7/2000), all from Daytona Beach, FL.



Left: Eriyaun Smart, Center: Malachi Cruse, Right: Tra'Quad Gervin



SHERIFF

FLAGLER COUNTY

RICK STALY, SHERIFF
"An Honor to Serve, A Duty to Protect"

Christopher Holmes, 41, Faces Assault and Robbery Charges Following Series of Bizarre Palm Coast Incidents

APRIL 23, 2021 | [FLAGLERLIVE](#) | — 41 COMMENTS



Christopher Holmes, his car stopped in the middle of the intersection, walked around gesturing. It was one amid a series of bizarre and criminal incidents Thursday afternoon. (© FlaglerLive via FCSO video)

RESOLUTION 2022-____
FLAGLER COUNTY SHERIFF LICENSE AGREEMENT
ACCESS TO CITY-OWNED CAMERAS

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA, APPROVING THE TERMS AND CONDITIONS OF THE LICENSE AGREEMENT WITH FLAGLER COUNTY SHERIFF’S OFFICE FOR ACCESS TO CITY-OWNED CAMERAS; AUTHORIZING THE MAYOR TO EXECUTE THE AGREEMENT; PROVIDING FOR SEVERABILITY, PROVIDING FOR CONFLICTS, PROVIDING FOR IMPLEMENTING ACTIONS, AND PROVIDING AN EFFECTIVE DATE

WHEREAS, Flagler County Sheriff’s Office operates a Real Time Crime Center (RTCC) and has expressed a desire to access the city-owned cameras throughout the City of Palm Coast for law enforcement operations; and

WHEREAS, the City of Palm Coast desires to allow access to its cameras to the Flagler County Sheriff’s Office for use in its Real Time Crime Center.

NOW, THEREFORE, IT IS HEREBY RESOLVED BY THE CITY OF PALM COAST, FLORIDA:

SECTION 1. APPROVAL OF AGREEMENT. The City Council hereby approves the terms and conditions of the License Agreement with the Flagler County Sheriff’s Office for access to City-owned cameras, as referenced herein and attached hereto as Exhibit “A.”

SECTION 2. AUTHORIZATION TO EXECUTE. The Mayor is hereby authorized to execute the License Agreement.

SECTION 3. SEVERABILITY. It is hereby declared to be the intention of the City Council that the sections, paragraphs, sentences, clauses and phrases of this Resolution are severable, and if any phrase, clause, sentence, paragraph or section of this Resolution shall be declared unconstitutional by the valid judgment or decree of a court of competent jurisdiction, such unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs and sections of this Resolution.

SECTION 4. CONFLICTS. All resolutions or parts of resolutions in conflict with any of the provisions of this Resolution are hereby repealed.

SECTION 5. IMPLEMENTING ACTIONS. The City Manager is hereby authorized to take any actions necessary to implement the action taken in this Resolution.

SECTION 6. EFFECTIVE DATE. This Resolution shall become effective immediately upon its passage and adoption.

DULY PASSED AND ADOPTED by the City Council of the City of Palm Coast, Florida, on the 1st day of February 2022.

ATTEST:

CITY OF PALM COAST

VIRGINIA A. SMITH, CITY CLERK

DAVID ALFIN, MAYOR

APPROVED AS TO FORM AND LEGALITY:

NEYSA BORKERT, CITY ATTORNEY

Attachment: Exhibit A –License Agreement

**LICENSE AGREEMENT
ACCESS TO CITY-OWNED CAMERAS**

THIS LICENSE AGREEMENT ("Agreement"), is made and entered into this _____ day of _____ 2021, ("Effective Date") by and between the **City of Palm Coast**, a Florida municipal corporation of the State of Florida ("Licensor" or "City"), and the **Flagler County Sheriff's Office**, an independent constitutional officer of the State of Florida ("Licensee" or "FCSO"), collectively referred to as the "Parties".

WITNESSETH:

WHEREAS, FCSO furnishes law enforcement services and all necessary and appropriate functions, actions and responsibilities of a police and law enforcement force within Flagler County including within the legal boundaries of the City of Palm Coast; and

WHEREAS, City and FCSO have entered into an agreement for FCSO to provide enhanced law enforcement services within the City of Palm Coast; and

WHEREAS, FCSO operates a Real Time Crime Center (RTCC) which monitors video input from various feeds across Flagler County; and

WHEREAS, the City has installed security cameras throughout the City; and

WHEREAS, the City desires to permit FCSO to be able to monitor City-owned cameras for law enforcement operations;

NOW, THEREFORE, in consideration of ten (\$10.00) and other good and valuable consideration, the Parties agree as follows:

1. **Incorporation of Recitals.** The above recitals are true and correct and form a material part of this Agreement upon which the parties have relied.
2. **Grant of License.** Licensor hereby grants to Licensee the right to access the Licensor's non-traffic security cameras, through the approved platforms provided by Licensor, consistent with the terms of this Agreement, for the sole purpose of facilitating Licensee's law enforcement operations. This license to access Licensor's cameras shall include the right for Licensee to record the video footage obtained from said cameras for Licensee's use.
3. **Term of License.** The terms of this License Agreement shall be from the date written above until terminated in accordance with Section 6, Termination, below.

4. **FCSO's Obligations.**

- (A) FCSO shall only access City's security cameras through the software platform/platforms provided by City to FCSO. FCSO is not authorized to access the City's cameras through any other method, program or medium. FCSO must ensure that any access codes or login information provided by City is not disclosed to third parties.
- (B) Should FCSO record any of the video footage obtained through City cameras, FCSO will be responsible for compliance with public records laws as it pertains to such recordings.
- (C) FCSO agrees not to provide or allow third parties to access the City's security cameras or video feeds without the express written consent of the City.
- (D) FCSO may report camera outages to City to be repaired according to the City's schedule.

5. **City's Obligations.**

- (A) City shall provide FCSO access to the City's Genetec software platform, through which they will be able to view the City's non-traffic cameras. The City shall create user accounts for FCSO for the Genetec platform, as needed, at its own discretion. Access to the Genetec software platform and the City's non-traffic cameras shall only be through the City issued user accounts.
- (B) The City shall grant view-only access to all non-traffic City security cameras through the Genetec software platform.
- (C) City shall repair inactive or offline cameras according to its own schedule and at its sole convenience.
- (D) The City may temporarily take cameras offline for maintenance or other purposes at its sole discretion. City is under no obligation to keep any camera or cameras online or functioning under this Agreement.

6. **Termination.**

- (A) This Agreement may be terminated by either party, without cause, by providing the non-terminating party 30 days' advanced written notice of termination.
- (B) City can terminate this Agreement immediately without notice to FCSO if FCSO fails to abide by or comply with any of its obligations under this Agreement.

7. **Notice.** Any notices required in this Agreement shall be in writing and deemed to have been given as of the date and time the notice is personally delivered, transmitted electronically or within three (3) days after depositing with the United States Postal Service, postage prepaid by registered or certified mail, return receipt requested, or within one (1) day after depositing with Federal Express or other overnight delivery service from which a receipt may be obtained, and addressed as follows:

To Licensee:
Flagler County Sheriff's Office
Attn: General Counsel
901 E Moody Blvd.
Bunnell, FL 32110

To Licensor:
City of Palm Coast
Attn: City Manager
160 Lake Avenue
Palm Coast, FL 32164

or to such other address as either party shall designate to the other party by written notice.

8. **Ownership Rights.** Nothing in this Agreement shall be construed to grant the Licensee any interest, ownership or otherwise in the Licensor's property. Licensee hereby represents and warrants that Licensee has no ownership or other rights or interest in or to the Licensor's property and further agrees should any ownership, rights, or interest arise by virtue of any reason whatsoever, Licensee shall waive such rights in and to the property.
9. **Assignment.** This Agreement may not be assigned by Licensee.
10. **Entire Agreement.** This Agreement constituted the entire understanding between Licensor and Licensee. Neither this Agreement nor any provision hereof may be changed, modified, waived, discharged or terminated except by an instrument in writing signed by both Parties.

IN WITNESS WHEREOF, the parties have executed this Agreement on the date(s) indicated below.

Licensee:
FLAGLER COUNTY SHERIFF'S OFFICE

Licensor:
CITY OF PALM COAST

Rick Staly, Sheriff

David Alfin, Mayor

City of Palm Coast, Florida Agenda Item

Agenda Date: February 1, 2022

Department	STORMWATER	Amount	\$109,417
Item Key	13083	Account	#21055011-063000-51005
Subject	RESOLUTION 2022-XX APPROVING A WORK ORDER WITH ENGLAND-THIMS & MILLER, INC., FOR A PEDESTRIAN ACCOMMODATION FEASIBILITY STUDY OF RESIDENTIAL COLLECTOR ROADWAYS		
Presenter : Mike Grunewald			
Background :			
Council Priorities:			
This item is for standard operations.			
<p>A Bicycle-Pedestrian Master Plan was completed in 2008. This plan identified arterials and major collectors for improvements, targeted streets with minimal driveway cuts in order to provide a path system designed to connect to parks, schools, and commercial areas. The primary challenges with implementation have been the ability to retrofit the existing road rights-of-way; install paths without significant impact on the stormwater function of ditches or swales, and build paths that meet ADA requirements.</p> <p>In 2014, the City became a part of the River to Sea Transportation Planning Organization (TPO). In 2017, the TPO completed a Bicycle/Pedestrian School Safety Review Study for all Elementary and Middle Schools in Flagler County. The purpose of the study was to analyze current conditions and to make recommendations on projects that would improve walkability and bike-ability for students within the school walking zone (a 2-mile radius around middle schools, and a 1-mile radius around elementary schools). Studies focused on school walk zones but provided findings that may be applicable to other roads in the City.</p> <p>Recommendations from the study included a Pedestrian Accommodation Feasibility Study, Advisory Shoulder Feasibility Study, Installation of Pedestrian Crosswalks, Restriping faded crosswalks (Maintenance), and Enforcement.</p> <p>On August 10, 2021 staff made a presentation to City Council to provide an overview of bicycle-pedestrian facilities within the City and to present feedback received from residents regarding a public meeting held on August 4, 2021 in conjunction with city staff and River to Sea TPO to discuss Cimmaron Drive as well as pedestrian and bicycle safety. Staff recommended and City Council concurred with proceeding with a pedestrian feasibility study for residential collector roadways; funding was included and approved in the budget for this effort.</p> <p>A majority of the paths proposed in the Master Plan have been constructed or will be as part of future roadway projects. In an effort to analyze the recommendations in the School Safety Review and to determine the ability to provide a safer environment for our pedestrians who are seeking to utilize our city path/trail network, the City sought out a consultant to complete a Pedestrian Accommodation Feasibility Study of the City's Residential Collector Roadways. The City also requested the Consultant review the listing of Residential Roadway Collector</p>			

roadways to verify if any roadways should be added or removed from the list. The City's initial determination for a residential collector is a roadway that has residential driveways and typically connects to an arterial roadway on both ends with some minor exceptions where it only connects on one end, such as Cimmaron Drive. An arterial is typically a roadway that has a posted speed limit of 35 mph or greater and does not have residential driveway access. Within Palm Coast, an arterial roadway will typically be labeled Parkway or a Boulevard - sometimes Drive - or State Roadway. The City identified approximately 50+/- miles of roadway that meet the criteria of residential collector and include roadways such as:

- o Cimmaron Drive
- o Farmsworth Drive
- o Bird of Paradise Drive
- o Laramie Drive
- o Bridgehaven Lane
- o Parkview Drive
- o Wynnfield Drive
- o Rolling Sands Drive
- o Eric Drive
- o Fleetwood Drive
- o Whippoorwill Drive
- o Frontier Drive
- o Pine Grove Drive
- o Rae Drive
- o Ryan Drive
- o Rickenbacker Drive

On November 10, 2021, City Staff advertised this project (RFSQ-SWE-22-13) and received two (2) bids. Staff awarded the contract to England-Thims & Miller, Inc., Under the existing contract (RFSQ-CD-19-70) staff negotiated scope and fee, in the amount of \$109,417, to provide an engineering study. City staff has determined that the cost for engineering services are reasonable and fair and are consistent with these types of services for a project of this size and scope.

The project is budgeted for out of the FY22 Street Improvement fund.

SOURCE OF FUNDS WORKSHEET FY 2022

Street Improvement- 21055011-063000-51005	\$ 150,000.00
Total Expenses/Encumbered to date	\$ 48.24
Pending Work Orders/Contracts	\$ 0
Current Contract	\$ <u>109,417.00</u>
Balance	\$ 40,534.76

Recommended Action :
ADOPT RESOLUTION 2022-XX APPROVING A WORK ORDER WITH ENGLAND-THIMS & MILLER, INC., FOR A PEDESTRIAN ACCOMMODATION FEASIBILITY STUDY OF RESIDENTIAL COLLECTOR ROADWAYS

RESOLUTION 2022-_____
PEDESTRIAN ACCOMMODATION FEASIBILITY STUDY

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA, APPROVING A WORK ORDER WITH ENGLAND-THIMS & MILLER, INC., FOR A PEDESTRIAN ACCOMMODATION FEASIBILITY STUDY OF RESIDENTIAL COLLECTOR ROADWAYS; AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE NECESSARY DOCUMENTS; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR IMPLEMENTING ACTIONS AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, England-Thims & Miller., Inc., has expressed a desire to provide engineering services for a pedestrian accommodation feasibility study of the residential collector roadways for the City of Palm Coast; and

WHEREAS, the City Council of the City of Palm Coast desires for England-Thims & Miller, Inc., to provide engineering services for the above mentioned project.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA, AS FOLLOWS:

SECTION 1. APPROVAL OF WORK ORDER. The City Council of the City of Palm Coast hereby approves the terms and conditions of the work order with England-Thims & Miller, Inc., to provide engineering services, as attached hereto and incorporated herein by reference as Exhibit “A.”

SECTION 2. AUTHORIZATION TO EXECUTE. The City Manager, or designee, is hereby authorized to execute the necessary documents.

SECTION 3. SEVERABILITY. If any section or portion of a section of this Resolution proves to be invalid, unlawful, or unconstitutional, it shall not be held to invalidate or impair the validity, force, or effect of any other section or part of this Resolution.

SECTION 4. CONFLICTS. All resolutions or parts of resolutions in conflict with any of the provisions of this Resolution are hereby repealed.

SECTION 5. IMPLEMENTING ACTIONS. The City Manager is hereby authorized to take any actions necessary to implement the action taken in this Resolution.

SECTION 6. EFFECTIVE DATE. This Resolution shall take effect immediately upon its passage and adoption.

DULY PASSED AND ADOPTED by the City Council of the City of Palm Coast, Florida, on this 1st day of February 2022.

ATTEST:

CITY OF PALM COAST

VIRGINIA A. SMITH, CITY CLERK

DAVID ALFIN, MAYOR

APPROVED AS TO FORM AND LEGALITY:

NEYSA BORKERT, CITY ATTORNEY

Attachment: Exhibit "A" – Proposal England-Thims & Miller



City of PALM COAST

Finance Department
Budget & Procurement Office

160 Lake Avenue
Palm Coast, FL 32164
386-986-3730

NOTICE OF INTENT TO AWARD

Project: ENGINEERING STUDY - PALM COAST RESIDENTIAL COLLECTOR PEDESTRIAN ACCOMODATION FEASIBILITY - RFSQ-SWE-22-13

Date: 1/10/2022

Appeal Deadline: Appeals must be Filed by 5:00 PM on 1/13/2022

Firm	Rank
England-Thims & Miller, Inc.	1
DRMP, Inc.	2

The intent of the City of Palm Coast is to award ENGINEERING STUDY - PALM COAST RESIDENTIAL COLLECTOR PEDESTRIAN ACCOMODATION FEASIBILITY to England-Thims & Miller, Inc.

Cc: Contract Coordinator, Project Manager, BPO Manager, Financial Services Director, Department Director

For questions regarding the NOIT please contact Procurement Coordinator CLuedke@palmcoastgov.com.

Bid protests arising under City Bidding Documents or Procedures shall be resolved under the City of Palm Coast Budget and Procurement Office Bid Protest procedures.

A proposer may protest matters involving the award of this Bid within three (3) business days from the posting of this recommendation to award. Failure to protest to the City's Financial Services Director, Helena Alves (HALves@palmcoastgov.com) shall constitute a waiver of the protest proceedings.





RFSQ-SWE-22-13 - ENGINEERING STUDY - PALM COAST RESIDENTIAL COLLECTOR PEDESTRIAN ACCOMODATION FEASIBILITY

Project Overview

Project Details	
Reference ID	RFSQ-SWE-22-13
Project Name	ENGINEERING STUDY - PALM COAST RESIDENTIAL COLLECTOR PEDESTRIAN ACCOMODATION FEASIBILITY
Project Owner	Casey Luedke
Project Type	RFSQ
Department	Procurement
Budget	\$0.00 - \$0.00
Project Description	The City of Palm Coast is inviting engineering firms to provide a statement of qualifications. The City is seeking a consultant to complete a Pedestrian Accommodation Feasibility Study of the City's residential collector roadways.
Open Date	Nov 10, 2021 8:00 AM EST
Intent to Bid Due	Dec 29, 2021 2:00 PM EST
Close Date	Dec 30, 2021 2:00 PM EST

Awarded Suppliers	Reason	Score
England-Thims & Miller, Inc.		86.33 pts



Seal status

Requested Information	Unsealed on	Unsealed by
RFSQ Proposal	Dec 30, 2021 2:02 PM EST	Casey Luedke
Required Forms 1 - 5	Dec 30, 2021 2:02 PM EST	Casey Luedke
Addendum No 1 (Signed and Dated)	Dec 30, 2021 2:02 PM EST	Casey Luedke
Addendum No 2 (Signed and Dated)	Dec 30, 2021 2:02 PM EST	Casey Luedke

Conflict of Interest

Declaration of Conflict of Interest You have been chosen as a Committee member for this Evaluation. Please read the following information on conflict of interest to see if you have any problem or potential problem in serving on this committee. ## Code of Conduct All information related to submissions received from Suppliers or Service Providers must be kept confidential by Committee members. ## Conflict of Interest No member of a Committee shall participate in the evaluation if that Committee member or any member of his or her immediate family: * has direct or indirect financial interest in the award of the contract to any proponent; * is currently employed by, or is a consultant to or under contract to a proponent; * is negotiating or has an arrangement concerning future employment or contracting with any proponent; or, * has an ownership interest in, or is an officer or director of, any proponent. Please sign below acknowledging that you have received and read this information. If you have a conflict or potential conflict, please indicate your conflict on this acknowledgment form with information regarding the conflict. I have read and understood the provisions related to the conflict of interest when serving on the Evaluation Committee. If any such conflict of interest arises during the Committee's review of this project, I will immediately report it to the Purchasing Director.

Name	Date Signed	Has a Conflict of Interest?
Carl Cote	Jan 03, 2022 10:19 AM EST	No
Tyler Gibson	Jan 04, 2022 7:34 AM EST	No



Michael Grunewald	Jan 04, 2022 9:41 AM EST	No
Casey Luedke	Dec 30, 2021 2:02 PM EST	No



Project Criteria

Criteria	Points	Description
Administrative Review	Pass/Fail	Check for submission as requested and completeness
Project Understanding and Proposal	20 pts	This section shall establish that the Proposer understands the City's objectives and work requirements and Proposer's ability to satisfy those objectives and requirements. Succinctly describe the proposed approach for addressing the required services and the Proposer's ability to meet the City's schedule for providing the work, service, outlining the approach that would be undertaken in providing the requested services. 0 = Unacceptable – No Response Provided or Information Does not Meet or Comply with Criteria 1 = Poor – Partial submittal or very limited info meets requirements 2 = Below Standard – Mostly does not meet requirements 3 = Marginal – Partially Meets Criteria 4 = Average – Barely Meets Requirements 5 = Above Average – Meets Requirements 6 = Good – Slightly above Requirements 7 = Very Good – Meets Requirements with partial that exceed 8 = Well above average – Meets Requirements with majority that exceed 9 = Excellent – Exceeds Requirements 10 = Outstanding – Far Exceeds Requirements
Experience with Similar Projects	40 pts	Provide a listing of similar projects, maximum of three, by a team member who is specifically part of the team proposed in the response. Identify specific project details, including but not limited to, location, description of the funding entity, project budget, project description, length, and outcomes. Provide the contact information for the entities where work has been done for reference purposes. 0



		<p>= Unacceptable – No Response Provided or Information Does not Meet or Comply with Criteria 1 = Poor – Partial submittal or very limited info meets requirements 2 = Below Standard – Mostly does not meet requirements 3 = Marginal – Partially Meets Criteria 4 = Average – Barely Meets Requirements 5 = Above Average – Meets Requirements 6 = Good – Slightly above Requirements 7 = Very Good – Meets Requirements with partial that exceed 8 = Well above average – Meets Requirements with majority that exceed 9 = Excellent – Exceeds Requirements 10 = Outstanding – Far Exceeds Requirements</p>
Project Team	40 pts	<p>Provide an organization chart showing a staffing plan, which clearly illustrates the key elements of the organizational structure of the entire project team with specific proposed functions for each individual listed. Identify the project team members, including major and minor sub-consultants, and provide their contact information and technical resumes. Project management and key personnel within each area of required services shall be identified and past experience of each, as it relates to this project, shall be discussed. The City must approve any changes to the Project Management & Key Personnel. This section should include information only on the individuals who will perform work on this project. Provide detail that identifies anticipated major milestones and their associated phasing as well as the allocation of existing resources. The information provided under this section should be limited to a maximum of ten (10) pages. 0 = Unacceptable – No Response Provided or Information Does not Meet or Comply with Criteria 1 = Poor – Partial submittal or very limited info meets requirements 2 = Below Standard – Mostly does not meet requirements 3 = Marginal – Partially Meets Criteria 4 = Average – Barely Meets Requirements 5 = Above Average – Meets Requirements 6 = Good – Slightly above Requirements 7 = Very Good – Meets Requirements with partial that exceed 8 = Well above average – Meets</p>



		Requirements with majority that exceed 9 = Excellent – Exceeds Requirements 10 = Outstanding – Far Exceeds Requirements
Total	100 pts	



Scoring Summary

Active Submissions

	Total	Administrative Review	Project Understanding and Proposal	Experience with Similar Projects	Project Team
Supplier	/ 100 pts	Pass/Fail	/ 20 pts	/ 40 pts	/ 40 pts
England-Thims & Miller, Inc.	86.33 pts	Pass	18 pts	34 pts	34.33 pts
DRMP, Inc.	82.67 pts	Pass	17.67 pts	31 pts	34 pts

January 18, 2022

Michael Grunewald
Traffic Engineer
City of Palm Coast
160 Lake Avenue
Palm Coast, FL 32164

Reference: City of Palm Coast Residential Collector Feasibility Study

Dear Mr. Grunewald,

Pursuant to your request, England-Thims & Miller, Inc. is pleased to provide this proposal for professional services related to the Palm Coast Residential Collector Feasibility Study. Our proposed scope and associated fees are described below.

Task - Typical Sections

- a. Review LiDAR data provided by the City, perform site visits and perform limited topographic survey work to establish Typical Sections based upon the varying site conditions such as R/W widths, swale depth, grade of driveways, or existing sidewalks.
- b. Provide listing of streets or portions thereof that fall under each of the Typical Sections.

Task - Identify Alternatives for Each Typical Section

- a. Sidewalks:
 - Define the engineering parameters that must be maintained to provide a safe driving environment for a functional roadway swale.
 - Define the engineering requirements to install a sidewalk meeting ADA requirements.
 - Define the typical additional ROW that a property owner must cede to the City to allow a sidewalk to be built and the existing swale to be modified
 - Define the engineering requirements for pitch of driveways. Define the engineering conflicts for an example existing driveway meeting with a newly installed ADA sidewalk. For all solutions, five-foot-wide sidewalk is the design element.

- Define the engineering requirement for the City of Palm Coast residential roadway to convert from an existing swale system to a stormwater pipe system overlaid by sidewalk. Discuss need for stormwater pump stations. Discuss need for developing water retention land and permitting requirements with SJRWMD.
 - Evaluate the study roadways for these potential conditions:
 - Engineering conflicts exist so that no sidewalk installation is technically feasible.
 - Sidewalk is technically feasible. Swale can be retained. Identify if driveways need to be reconstructed and/or if 5' easement along front of residential properties will need to be utilized.
 - Sidewalk is technically feasible. Swale can be retained however a construction easement is required to reconstruct driveway and grade residential lot beyond the 5' easement.
 - Sidewalk is technically feasible. Swale can be retained. Homeowner must cede ROW.
 - Sidewalk is technically feasible. Must convert swale to piped water system.
 - Consultant will determine various grades that may be discovered within these categories.
- b. Sidewalk Alternatives. For use by City as an alternative to installation of sidewalks. City staff anticipates there will be roadways or sections of roadways that may be deemed to not allow an engineering solution that adds a sidewalk. Even should all roadways have an engineering solution, implementation may be cost prohibitive, so Alternatives need to be explored.
- c.
- Define possible alternative roadway approaches to make existing roadways more compatible between combined vehicle and pedestrian traffic. The following are the minimum alternatives to be explored and the Consultant shall propose additional feasible options:
 - Bike Lane: Identify feasibility & implications to widen roadway to accommodate a bike lane on one side and on both sides of roadway. The engineering analysis will be similar to those identified for adding a sidewalk.
 - Advisory Shoulder: Identify feasibility & implications to add an advisory shoulder to the existing roadway.
 - Convert Roadway to One-Way Traffic: Perform a traffic analysis and identify feasibility, implications, and potential other improvements necessary to accommodate a shift in traffic patterns.

Task - Cost Estimate Development

For each Typical Section, offer an estimated cost per 1,000 feet of improvement. Estimate costs for design, construction, and ROW acquisition. Show contributing cost parameters summing to final cost per 1,000 LF of sidewalk. The cost estimate will be based on FDOT District Five (D5) standard pay items and will be consistent with D5 Long Range Estimating (LRE) figures or other unit costs provided by D5 and agreed to by City staff for use in this study. Inflation factors, as provided by D5 and approved by the City, will be included to provide inflated cost estimates beyond the present-day cost (PDC) of the proposed Project improvements.

Task - Implementation Plan

Develop criteria for ranking each of the collector roadways so that a priority order of implementation can be created. Criteria may include but not limited to households served, current capacity and estimated project cost per 1,000 LF.

Task – Presentations

This task includes two (2) elements: a public workshop to present the preliminary concepts to the public and key stakeholders to obtain feedback, and a presentation to the Palm Coast City Council.

- a. The public workshop is proposed to be held once the preliminary concepts have been developed and reviewed by the City of Palm Coast. The Consultant will prepare a summary presentation and meeting materials including boards, online survey (using a tool such as Mentimeter), sign-in sheets, and comment forms. It is expected that the workshop will include a formal presentation and then an open house style format to answer questions and get public feedback. The Consultant will have up to four (4) staff attend the workshop. It is expected that this workshop will be held at City Hall or the Community Center, but all coordination of logistics, including securing a meeting location, and publicizing and providing notice of the workshop will be the responsibility of the City. The Consultant will provide a summary of the public feedback received following the workshop.
- b. The Consultant will also develop a summary presentation to be given to the Palm Coast City Council. The summary presentation will include information on the preliminary concepts, public feedback, final recommended concepts & implementation plan, and other project information from the Feasibility Report. One or two Consultant staff will attend the City Council meeting to present the study findings. The City will schedule this presentation, but it is expected that it would occur following the submittal of the draft Feasibility Report.

Task – Coordination

This task includes coordination with City of Palm Coast staff as needed during the duration of the project. Coordination with other project stakeholders (as directed by the City of Palm Coast) is also included.

Task – Deliverables

- a. The Consultant will prepare draft and final versions of a Feasibility Report that documents the project description and purpose, existing conditions, coordination efforts, data collection and site visits, preliminary and recommended concept development, public feedback, and Project cost estimate. It will also include discussion of any other issues and constraints that may impact the feasibility and constructability of the Project as it proceeds forward into the preliminary engineering and design phases.
- b. Two potential issues are the status of the Project roadways in terms of the Federal Aid Highway System and the potential use of advisory shoulders, which are considered an experimental treatment by FHWA. The Feasibility Report will document the current status of the study roadways and provide justification for potential federal funding availability such as Safe Routes to School funding. In order for the City to install advisory shoulders, an approved Request to Experiment is required as detailed in Section 1A.10 of the Manual on Uniform Traffic Control Devices (MUTCD). The Feasibility Report will also provide a draft letter framework for Request to Experiment if the experimental advisory shoulders are selected as the recommended concept. It will be the responsibility of the City to finalize and submit the Request to Experiment letter and complete any required follow up evaluation, coordination, and documentation.
- c. Graphics and tables will be used to summarize information where possible, and the report will include an executive summary. While the concept plan and report will identify issues and solutions, and provide an opinion of probable costs to implement the Project, it is not intended to be a comprehensive assessment of all construction issues related to the proposed Project.
- d. Following submittal of the draft report, the Consultant will respond to City comments with responses and revisions documented in an appendix of the final report and submitted separately to the review agencies. The Consultant will then submit a final Feasibility Report that incorporates the documented revisions and comments addressed.

- e. Product: Three (3) printed copies and one (1) electronic PDF copy of the Draft Feasibility Report will be submitted to the City. Three (3) printed copies and one (1) electronic.PDF copy of the Final Feasibility Report will be submitted to the City. Project data files (Microsoft Excel, Word, GIS shape files and coverages in ArcGIS format, and Adobe Acrobat) will be delivered in an electronic format to the City at the conclusion of the Project.

FEE SUMMARY

Typical Section Development	\$23,211
Identify Alternatives for Typical Sections	\$28,053
Cost Estimate Development	\$6,737
Implementation Plan	\$10,754
Presentations.....	\$12,034
Coordination.....	\$6,977
Deliverables.....	<u>\$11,651</u>
Subtotal:	\$99,417
Topographic and R/W Surveying (Allowance).....	\$10,000
Total:	\$109,417

SCHEDULE

Anticipated Kick-Off Meeting (NTP)	February 11, 2022
Anticipated City Submission of GIS & LiDAR Data to Consultant	February 15, 2022
Anticipated Submission of Typical Section Grouping & Ranking Criteria	March 25, 2022
Anticipated Meeting with City to Review Options and Findings for eachTypical Section Grouping	April 22, 2022
Anticipated Meeting with City to Review Draft Public Presentation	May 6, 2022
Anticipated Public Meeting	May 18, 2022
Anticipated Submission of Draft Feasibility Study Report	June 3, 2022
Anticipated Meeting with City to Review City Council Presentation	June 7, 2022
Anticipated Presentation to City Council	June 14, 2022
Anticipated Submission of Final Feasibility Study Report	June 30, 2022

ITEMS NOT INCLUDED

The exclusions below are listed primarily to define the scope of this project. Should any of these services be required, we will be pleased to provide you with a quotation to perform them.

- Preliminary or Final Sidewalk Design
- Stormwater Collection or Stormwater Treatment Facility Design
- Wetland Investigation
- Environmental Investigations
- Geotechnical Exploration or Testing
- Permitting
- Construction Phase Services

Consultant Name: England, Thims & Miller, Inc.
 WPI No.:
 State Project No.:
 FAP No.:

Name of Job: Pedestrian Accommodation Feasibility Study
 From:
 To:
 Length:
 Date: January 18, 2022

Estimator's Name: Mark Manwell, P.E.

No./ACTIVITY	PRINCIPAL		PROJECT MANAGER		SENIOR ENGINEER		ENGINEER		DESIGNER				MANHOURS BY ACTIVITY	SALARY COST BY ACTIVITY	AVERAGE HOURLY RATE
	MAN HOURS	HOURLY RATE	MAN HOURS	HOURLY RATE	MAN HOURS	HOURLY RATE	MAN HOURS	HOURLY RATE	MAN HOURS	HOURLY RATE	MAN HOURS	HOURLY RATE			
1. Typical Sections															
A. Review LiDAR Data	1	\$257.00	4	\$190.00	8	\$205.00	8	\$165.00	8	\$160.00			29.00	\$5,257.00	\$1.00
B. Perform Site Visits		\$257.00	8	\$190.00	16	\$205.00	16	\$165.00		\$160.00			40.00	\$7,440.00	\$1.00
C. Establish Typical Sections	1	\$257.00	4	\$190.00	8	\$205.00	8	\$165.00	8	\$160.00			29.00	\$5,257.00	\$1.00
D. Provide Street/Segment Lists	1	\$257.00	4	\$190.00	8	\$205.00	8	\$165.00	8	\$160.00			29.00	\$5,257.00	\$1.00
2. Identify Typical Section Alternatives															
A. Sidewalks plus swales	1	\$257.00	4	\$190.00	4	\$205.00		\$165.00	8	\$160.00			17.00	\$3,117.00	\$1.00
B. Sidewalks plus swales (w/ easement)	1	\$257.00	4	\$190.00	4	\$205.00		\$165.00	8	\$160.00			17.00	\$3,117.00	\$1.00
C. Sidewalks, swales (w/ add. easement)	1	\$257.00	4	\$190.00	4	\$205.00		\$165.00	8	\$160.00			17.00	\$3,117.00	\$1.00
D. Sidewalks, swales (w/ add. ROW)	1	\$257.00	4	\$190.00	4	\$205.00		\$165.00	8	\$160.00			17.00	\$3,117.00	\$1.00
E. Sidewalks, no swales (piped drainage)	1	\$257.00	4	\$190.00	4	\$205.00		\$165.00	8	\$160.00			17.00	\$3,117.00	\$1.00
F. No Sidewalks (Bike Lanes)	1	\$257.00	4	\$190.00	4	\$205.00		\$165.00	8	\$160.00			17.00	\$3,117.00	\$1.00
G. No Sidewalks (Adv. Shoulders)	1	\$257.00	4	\$190.00	4	\$205.00		\$165.00	8	\$160.00			17.00	\$3,117.00	\$1.00
H. Sidewalks (One-Way Traffic)	1	\$257.00	4	\$190.00	4	\$205.00		\$165.00	8	\$160.00			17.00	\$3,117.00	\$1.00
I. Other Options (TBD)	1	\$257.00	4	\$190.00	4	\$205.00		\$165.00	8	\$160.00			17.00	\$3,117.00	\$1.00
3. Develop Cost Estimates															
A. For Each Typical Section	1	\$257.00	8	\$190.00	8	\$205.00	8	\$165.00	8	\$160.00			33.00	\$6,017.00	\$1.00
B. Per 1,000' of sidewalk		\$257.00	1	\$190.00	1	\$205.00	1	\$165.00	1	\$160.00			4.00	\$720.00	\$1.00
4. Implementation Plan															
A. Develop Ranking Criteria	1	\$257.00	8	\$190.00	8	\$205.00	8	\$165.00		\$160.00			25.00	\$4,737.00	\$1.00
B. Prioritize Roadway Candidates	1	\$257.00	8	\$190.00	8	\$205.00	8	\$165.00	8	\$160.00			33.00	\$6,017.00	\$1.00
5. Presentations															
A. Public Workshop	1	\$257.00	8	\$190.00	8	\$205.00	8	\$165.00	8	\$160.00			33.00	\$6,017.00	\$1.00
B. Palm Coast City Council	1	\$257.00	8	\$190.00	8	\$205.00	8	\$165.00	8	\$160.00			33.00	\$6,017.00	\$1.00
6. Coordination															
A. City of Palm Coast	1	\$257.00	8	\$190.00	8	\$205.00	8	\$165.00		\$160.00			25.00	\$4,737.00	\$1.00
B. Other Stakeholders		\$257.00	4	\$190.00	4	\$205.00	4	\$165.00		\$160.00			12.00	\$2,240.00	\$1.00
7. Deliverables															
A. Draft Feasibility Report	1	\$257.00	8	\$190.00	8	\$205.00	8	\$165.00	8	\$160.00			33.00	\$6,017.00	\$1.00
B. Respond to Comments	1	\$257.00	4	\$190.00	4	\$205.00	4	\$165.00		\$160.00			13.00	\$2,497.00	\$1.00
C. Final Feasibility Report	1	\$257.00	4	\$190.00	4	\$205.00	4	\$165.00	4	\$160.00			17.00	\$3,137.00	\$1.00
TOTAL MANHRS & TOTAL COST	21		125		145		109		141				541	\$99,417.00	\$183.77

TOTAL CONTRACT COST COMPUTATIONS

Total Activity Salary Costs: \$99,417.00

Topographic and R/W Surveying (Allowance) \$10,000.00

Base Fee: \$109,417.00

Grand Total: \$109,417.00

City of Palm Coast, Florida Agenda Item

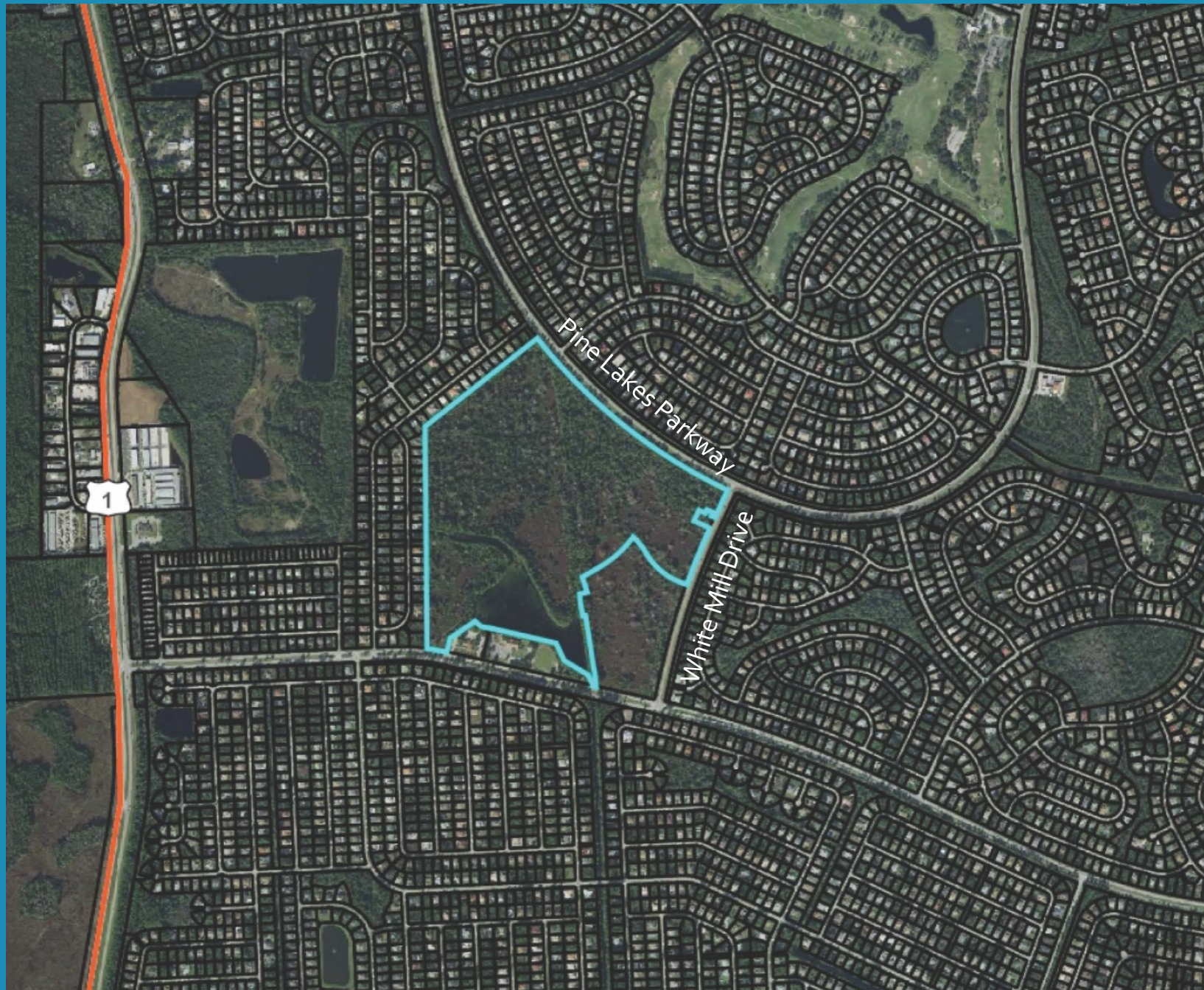
Agenda Date: February 1, 2022

<p>Department PLANNING Item Key 13082</p>	<p>Amount Account #</p>
<p>Subject RESOLUTION 2022-XX APPROVING THE FINAL PLAT FOR WHITEVIEW VILLAGE PHASE 1 (AR #4836)</p>	
<p>Presenter: Bill Hoover, Senior Planner, AICP</p>	
<p>Background:</p> <p>This is a quasi-judicial item. Please remember to disclose any ex-parte communications.</p> <p>The application, submitted by the applicant, Alliant Engineering, Inc., proposes to plat and subdivide approximately 97.32 acres of land into 121 single family residential lots and 9 tracts.</p> <p>Whiteview Village Phase 1 is located at the southwest corner of the intersection of Pine Lakes Parkway and White Mill Drive. The Future Land Use Map is Mixed Use (Neighborhood Scale Village Center) and the Official Zoning is Whiteview MPD.</p> <p>The Whiteview MPD was adopted on September 18, 2018 by the Palm Coast City Council. A site development permit was issued on April 19, 2021 in accordance with the approved construction plans filed with the approved preliminary plat.</p> <p>Prior to plat execution, the applicant will be required to provide a performance surety bond of 120% of the infrastructure cost in the amount of \$1,944,146.85.</p> <p>The project meets the technical requirements of the City Code and Florida Statutes, Chapter 177 FS.</p>	
<p>Recommended Action: ADOPT RESOLUTION 2022-XX APPROVING THE FINAL PLAT AND AUTHORIZING THE MAYOR TO EXECUTE THE PLAT AND STAFF TO ISSUE A FINAL PLAT DEVELOPMENT ORDER FOR APPLICATION #4836-WHITEVIEW VILLAGE PHASE I</p>	

Whiteview Village Phase 1 Final Plat

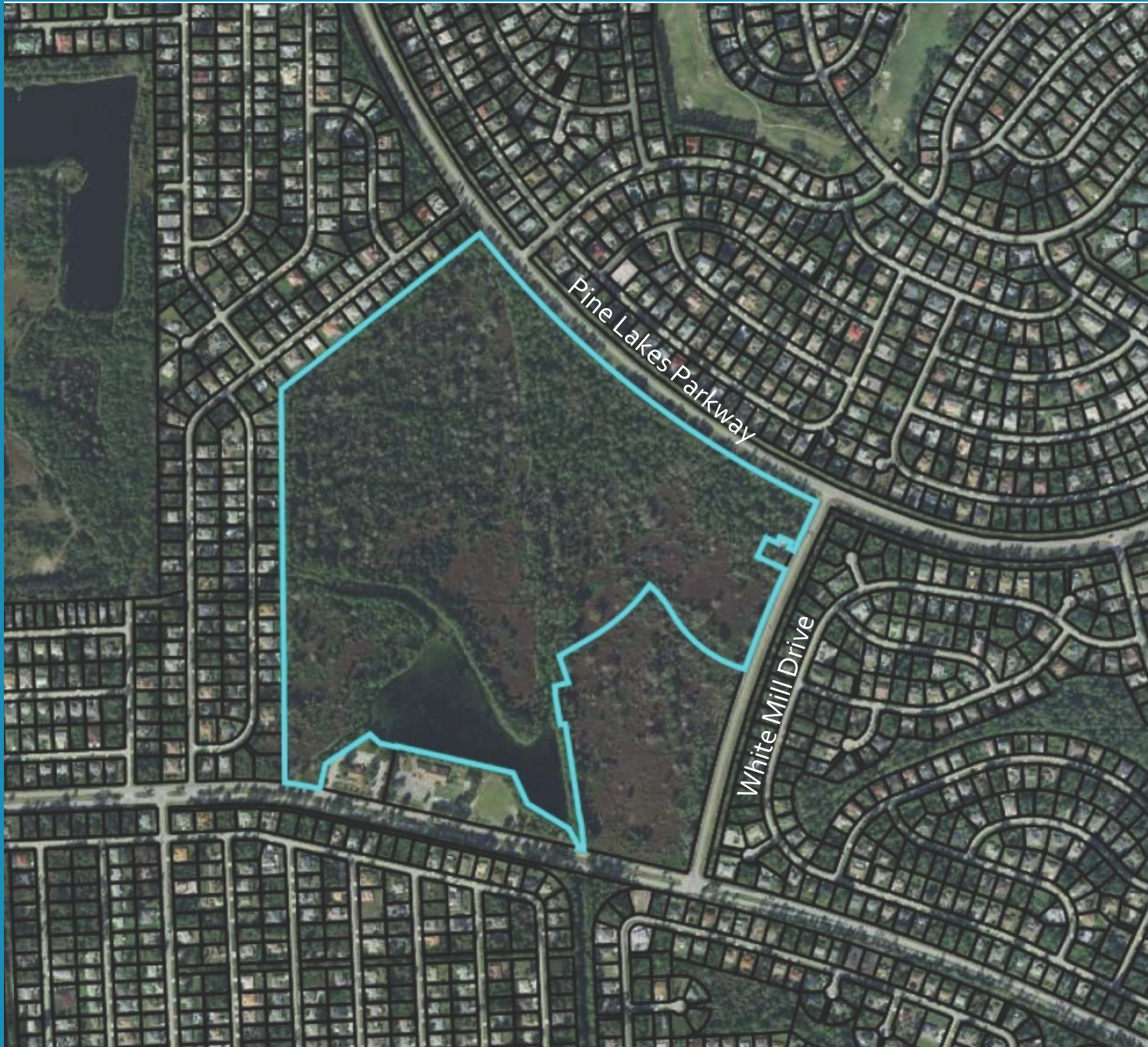
City Council Public Hearing
on February 1, 2022





Location Map

Whiteview Village Phase 1 is 97.32 +/- acres and located at the southwest corner of the intersection of Pine Lakes Parkway and White Mill Drive.



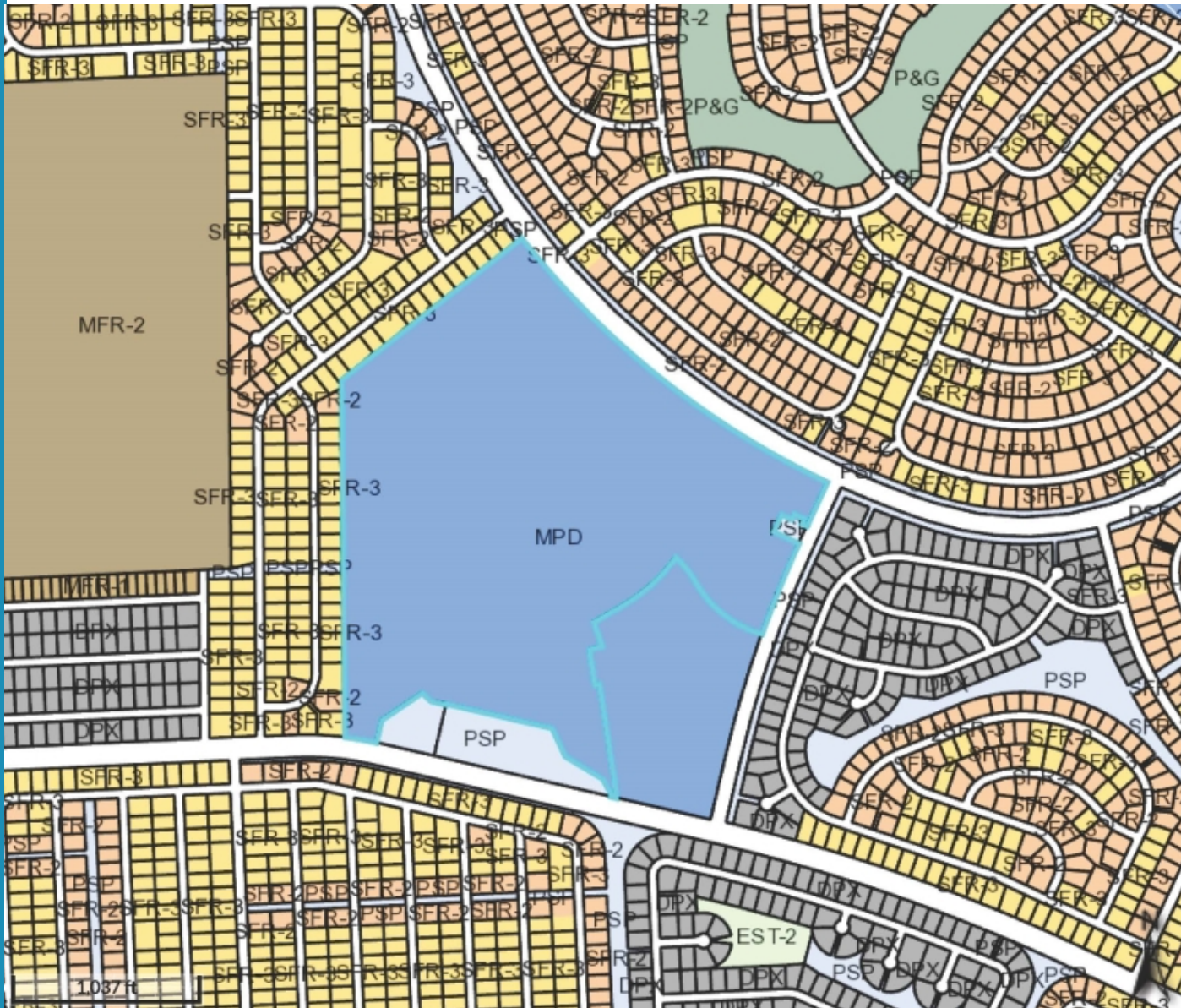
Background

Whiteview Village MPD was approved by The City of Palm Coast in 2018.

Preliminary Plat was approved and infrastructure construction started in January 2021.

Zoning Map

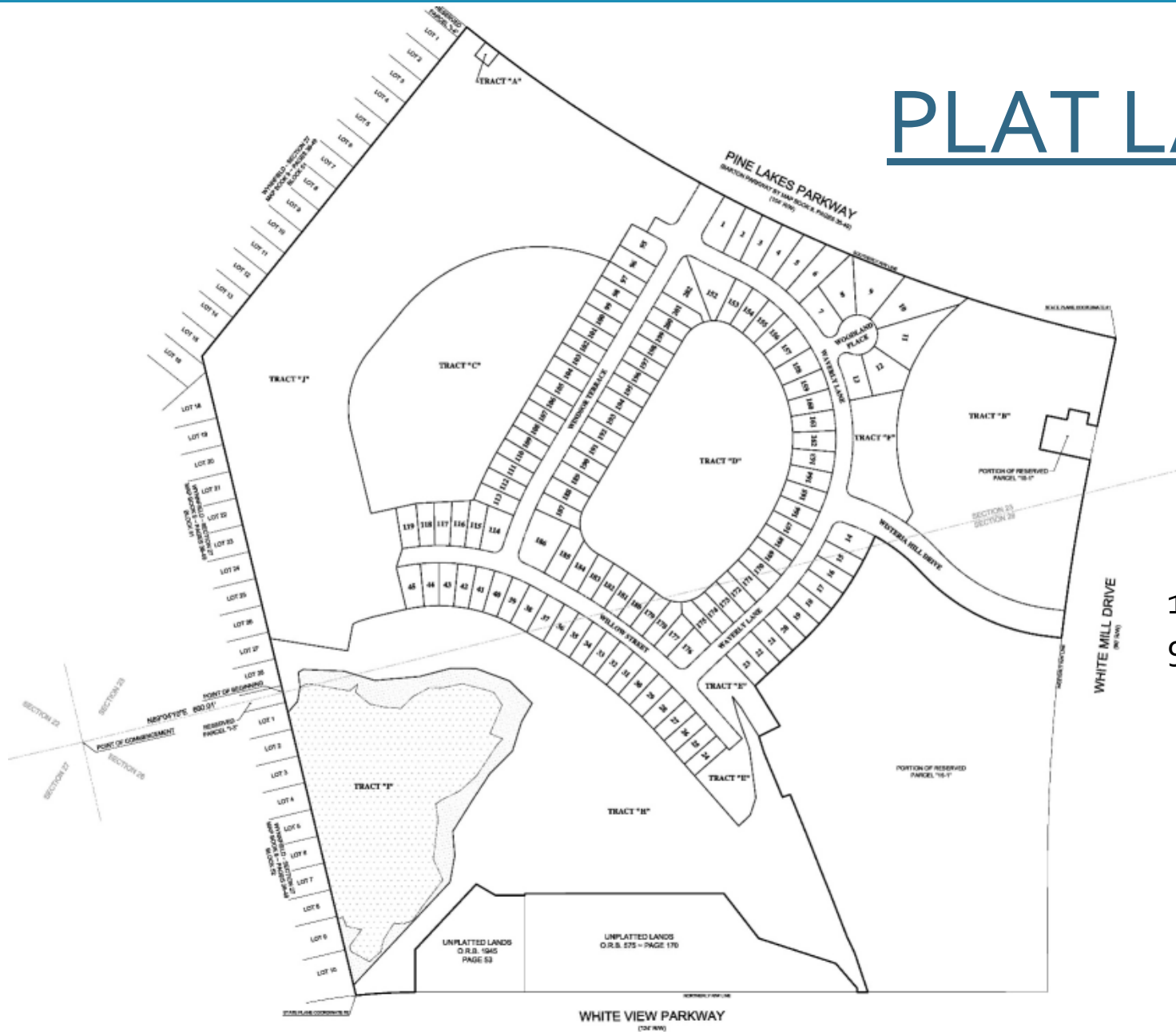
Whiteview Village
Phase 1 is located in
the Whiteview MPD.



Legend

- Parcels
- Roads
- Streams and River
- Palm Coast Zoning**
- AC : Annexed Area
Flagler County
Zoning adopted
- AGR
- C-2
- CN : Annexed Area
Flagler County
Zoning adopted
- COM-1
- COM-2
- COM-3
- DPX
- EST-1
- EST-2
- I
- IND-1
- IND-2
- MFR-1
- MFR-2
- MPD
- NRC-PUD : Annexed
Area, Flagler
County Zoning
adopted
- OFC-1
- OFC-2
- P & G
- PRS
- PSP
- PUD : Annexed Area
Flagler County
Zoning adopted
- SFR-1
- SFR-2
- SFR-3
- SFR-4
- SFR-5

PLAT LAYOUT



121 Single Family Residential Lots
9 Tracts

Bonds

A performance bond for the infrastructure in the amount of \$1,944,146.85 has been received and found acceptable.

Recommendation

Adopt Resolution 2022-xx approving Final Plat for Whiteview Village Phase 1 and authorizing the Mayor to execute the plat and staff to issue a Final Plat Development Order for AR #4836.

Questions?

RESOLUTION 2022-____
WHITEVIEW VILLAGE PHASE 1 FINAL PLAT

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA, APPROVING APPLICATION # 4836 FOR THE FINAL PLAT OF A PARCEL OF LAND BEING A REPLAT OF A PORTION OF RESERVED PARCEL "15-1", SUBDIVISION MAP WYNNFIELD - SECTION-27 AS RECORDED ON THE PLAT THEREOF, IN PLAT BOOK 9, PAGE 36 THROUGH 50 OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, ALL BEING A PORTION OF SECTION 23 AND 26, TOWNSHIP 11 SOUTH, RANGE 30 EAST, PALM COAST, FLAGLER COUNTY;; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR IMPLEMENTING ACTIONS AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, on August 3, 2021, Application #4836, (hereinafter “the application”) was submitted by Alliant Engineering, Inc. to the City of Palm Coast Community Development Department for approval of approximately 97.32 acres of land into 121 single family residential lots and 9 tracts; and

WHEREAS, the City has reviewed the development proposal and has determined that it is in accordance with the codes, ordinances and land development regulations of the City; and

WHEREAS, the City has reviewed the development proposal and has determined that conditions are required to be satisfied prior to the Mayor executing the final plat.

NOW, THEREFORE, BE IT RESOLVED by the city of Palm Coast, Flagler County, Florida:

SECTION 1. APPROVAL APPLICATION/FINDINGS.

(a). The City Council hereby approves the application for approval of 121 single-family lots and 9 tracts and hereby authorizes the Mayor of the City of Palm Coast to execute the Plat.

(b). The development approval sought under and pursuant to the application is consistent with the City of Palm Coast Comprehensive Plan and Development of the property will be subject to and consistent with and in compliance with applicable land

development regulations and all other applicable regulations and ordinances as set forth in the *Code of Ordinances of the City of Palm Coast*.

SECTION 2. SEVERABILITY. It is hereby declared to be the intention of the City Council that the sections, paragraphs, sentences, clauses and phrases of this Resolution are severable, and if any phrase, clause, sentence, paragraph or section of this Resolution shall be declared unconstitutional by the valid judgment or decree of a court of competent jurisdiction, such unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs and sections of this Resolution.

SECTION 3. CONFLICTS. All resolutions or parts of resolutions in conflict with this Resolution are hereby repealed.

SECTION 4. IMPLEMENTING ACTIONS. The City Manager, or designee, is hereby authorized to take any actions necessary to implement the action taken in this Resolution.

SECTION 5. EFFECTIVE DATE. This Resolution shall become effective immediately upon its passage and adoption.

DULY PASSED AND ADOPTED by the City Council of the City of Palm Coast, Florida, on this 1st day of February, 2022.

ATTEST:

CITY OF PALM COAST

VIRGINIA A. SMITH, CITY CLERK

DAVID ALFIN, MAYOR

APPROVED AS TO FORM AND LEGALITY:

NEYSA BORKERT, CITY ATTORNEY

WHITEVIEW VILLAGE PHASE 1

PLAT BOOK

PAGE

SHEET 1 OF 10 SHEETS
(SEE SHEET 2 FOR GENERAL NOTES AND LEGEND)

A REPLAT OF A PORTION OF RESERVED PARCEL "15-1", SUBDIVISION MAP WYNNFIELD - SECTION-27 AS RECORDED ON THE PLAT THEREOF, IN PLAT BOOK 9, PAGE 36 THROUGH 50 OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, ALL BEING A PORTION OF SECTION 23 AND 26, TOWNSHIP 11 SOUTH, RANGE 30 EAST, PALM COAST, FLAGLER COUNTY, FLORIDA.

CAPTION

A PORTION SECTION 23 AND 26, TOWNSHIP 11 SOUTH, RANGE 30 EAST, FLAGLER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE COMMENCE AT THE SOUTHWEST CORNER OF SECTION 23, TOWNSHIP 11 SOUTH, RANGE 30 EAST, FLAGLER COUNTY, FLORIDA. THENCE N89°04'10"E, ALONG THE SOUTH LINE OF SAID SECTION 23, A DISTANCE OF 600.01 FEET TO A POINT ON THE EASTERLY LINE OF WYNNFIELD - SECTION 27, AS RECORDED IN MAP BOOK 9, PAGE 36 THROUGH 49, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA AND THE POINT OF BEGINNING; THENCE N00°32'46"W, ALONG SAID EASTERLY LINE, A DISTANCE OF 1004.68 FEET; THENCE N51°48'30"E, CONTINUING ALONG SAID EASTERLY LINE, A DISTANCE OF 1277.22 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF PINE LAKES PARKWAY (A 104 FOOT RIGHT OF WAY), SAID POINT BEING ON A CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 4579.61 FEET; THENCE SOUTHEASTERLY ALONG SAID SOUTHERLY RIGHT OF WAY LINE AND ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 2110.09 FEET, LAST SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S51°23'29"E, 2091.47 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF WHITE MILL DRIVE (A 80 FOOT RIGHT OF WAY); THENCE S24°54'30"W, ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 261.18 FEET; THENCE N65°05'30"W, A DISTANCE OF 30.59 FEET; THENCE N24°54'30"E, A DISTANCE OF 31.98 FEET; THENCE N65°05'30"W, A DISTANCE OF 59.25 FEET; THENCE S24°54'30"W, A DISTANCE OF 31.98 FEET; THENCE N65°05'30"W, A DISTANCE OF 60.17 FEET; THENCE S24°54'30"W, A DISTANCE OF 100.00 FEET; THENCE S65°05'30"E, A DISTANCE OF 150.07 FEET TO A POINT ON SAID WESTERLY RIGHT OF WAY LINE, LAST SAID POINT BEING ON A CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 6040.00 FEET; THENCE SOUTHWESTERLY ALONG SAID WESTERLY RIGHT OF WAY LINE AND ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 524.24 FEET, LAST SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S22°09'04"W, 524.08 FEET; THENCE N69°57'22"W, DEPARTING SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 45.87 FEET TO A POINT OF CURVATURE OF A CURVE BEING CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 595.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 416.35 FEET, LAST SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N49°54'36"W, 407.90 FEET TO A POINT OF TANGENCY; THENCE N29°51'50"W, A DISTANCE OF 3.92 FEET TO A POINT OF CURVATURE OF A CURVE BEING CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 515.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 166.13 FEET, LAST SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N39°06'19"W, 165.41 FEET TO A POINT ON A CURVE BEING CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 938.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 390.72 FEET, LAST SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF S48°04'15"W, 387.90 FEET TO A POINT OF TANGENCY; THENCE S59°58'58"W, A DISTANCE OF 172.46 FEET; THENCE S18°50'47"E, A DISTANCE OF 137.04 FEET; THENCE S76°27'44"W, A DISTANCE OF 67.94 FEET; THENCE S04°20'32"E, A DISTANCE OF 50.45 FEET; THENCE S09°40'15"E, A DISTANCE OF 138.85 FEET; THENCE N84°28'28"E, A DISTANCE OF 23.68 FEET; THENCE S09°18'49"E, A DISTANCE OF 120.36 FEET; THENCE S08°37'22"E, A DISTANCE OF 132.16 FEET; THENCE S09°02'48"E, A DISTANCE OF 59.31 FEET; THENCE S08°16'43"E, A DISTANCE OF 134.33 FEET; THENCE S12°27'15"E, A DISTANCE OF 50.67 FEET; THENCE S05°35'09"E, A DISTANCE OF 120.31 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF WHITE VIEW PARKWAY (A 124 FOOT RIGHT OF WAY); THENCE N77°00'42"W, ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 30.90 FEET; THENCE N12°59'20"E, DEPARTING SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 11.22 FEET; THENCE N27°53'28"W, A DISTANCE OF 95.46 FEET; THENCE N58°55'57"W, A DISTANCE OF 235.10 FEET; THENCE N24°56'30"W, A DISTANCE OF 165.00 FEET; THENCE N77°00'42"W, A DISTANCE OF 578.00 FEET; THENCE S12°59'31"W, A DISTANCE OF 4.83 FEET; THENCE N7°00'42"W, A DISTANCE OF 85.66 FEET; THENCE N47°03'32"W, A DISTANCE OF 64.32 FEET; THENCE S56°05'27"W, A DISTANCE OF 259.93 FEET; THENCE S12°59'18"W, A DISTANCE OF 124.00 FEET TO A POINT ON SAID NORTHERLY RIGHT OF WAY LINE, SAID POINT BEING ON A CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 1624.00 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, AN ARC DISTANCE OF 172.20 FEET, LAST SAID CURVE BEING SUBTENDED BY A CHORD BEARING AND DISTANCE OF N80°02'58"W, 172.12 FEET TO A POINT ON SAID EASTERLY LINE OF WYNNFIELD - SECTION 27; THENCE N00°32'46"W ALONG SAID EASTERLY LINE 905.32 FEET TO THE POINT OF BEGINNING.

CONTAINING 97.32 ACRES, MORE OR LESS.

CERTIFICATE OF APPROVAL BY CITY OF PALM COAST, FLORIDA DEPUTY CHIEF DEVELOPMENT OFFICER

THIS IS TO CERTIFY THAT ON THE _____ DAY OF _____, 2021, THE FORGOING PLAT WAS APPROVED BY THE CITY OF PALM COAST, FLORIDA DEPUTY CHIEF DEVELOPMENT OFFICER.

BY: _____
DEPUTY CHIEF DEVELOPMENT OFFICER

ACCEPTANCE OF RESERVATIONS - WHITEVIEW HOMEOWNERS ASSOCIATION, INC.

WHITEVIEW HOMEOWNERS ASSOCIATION, INC., HEREBY ACCEPTS THE DEDICATIONS AND/OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS.

IN WITNESS THEREOF, _____ OF WHITEVIEW HOMEOWNERS ASSOCIATION, INC. HEREBY ACCEPTS THE DEDICATIONS AND/OR RESERVATIONS TO SAID ASSOCIATION AS STATED AND SHOWN HEREON, AND HEREBY ACCEPTS ITS MAINTENANCE OBLIGATIONS THIS _____ DAY OF _____, 2021, ON BEHALF OF THE WHITEVIEW HOMEOWNERS ASSOCIATION, INC.

WITNESS _____ SIGNATURE _____

PRINT NAME: _____ PRINTED NAME AND TITLE _____

WITNESS _____ CORPORATE SEAL: _____

PRINT NAME: _____

CERTIFICATE OF APPROVAL BY CITY OF PALM COAST, FLORIDA

THIS IS TO CERTIFY THAT ON THE _____ DAY OF _____, 2021, THE FORGOING PLAT WAS APPROVED BY THE CITY COUNCIL OF PALM COAST, FLORIDA.

BY: _____
MAYOR, CITY OF PALM COAST

ATTEST: _____
CITY CLERK

ADOPTION AND DEDICATION

THIS IS TO CERTIFY THAT KB HOME JACKSONVILLE LLC, A DELAWARE LIMITED LIABILITY COMPANY ("OWNER"), IS THE FEE SIMPLE OWNER OF THE LANDS DESCRIBED IN THE CAPTION HEREON WHICH SHALL HEREAFTER BE KNOWN AS WHITEVIEW VILLAGE PHASE 1, HAVING CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED. THIS PLAT BEING MADE IN ACCORDANCE WITH SAID SURVEY IS HEREBY ADOPTED AS A TRUE AND CORRECT PLAT OF SAID LANDS.

THE OWNER HEREBY DEDICATES THE ROAD RIGHTS-OF-WAY (WINDSOR TERRACE, WAVERLY LANE, WILLOW STREET, WISTERIA HILL DRIVE AND WOODLAND PLACE) TO THE WHITEVIEW VILLAGE HOMEOWNERS ASSOCIATION, INC., A NOT FOR PROFIT FLORIDA CORPORATION, ITS SUCCESSORS AND ASSIGNS. NO PART OF SAID LANDS IS DEDICATED TO THE CITY OF PALM COAST OR THE PUBLIC, EXCEPT AS OTHERWISE EXPRESSLY STATED HEREIN OR SHOWN ON THE PLAT. WHITEVIEW VILLAGE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS WILL HAVE THE OBLIGATION OF MAINTENANCE OF SAID RIGHT-OF-WAYS.

THE OWNER HEREBY DEDICATES TRACTS "C" AND "D" (STORMWATER MANAGEMENT FACILITY) TO THE WHITEVIEW VILLAGE HOMEOWNERS ASSOCIATION, INC., A NOT FOR PROFIT FLORIDA CORPORATION, ITS SUCCESSORS AND ASSIGNS. NO PART OF SAID LANDS IS DEDICATED TO THE CITY OF PALM COAST OR THE PUBLIC, EXCEPT AS OTHERWISE EXPRESSLY STATED HEREIN OR SHOWN ON THE PLAT. WHITEVIEW VILLAGE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS WILL HAVE THE OBLIGATION OF MAINTENANCE OF SAID TRACTS.

THE OWNER HEREBY DEDICATES TRACTS "E" AND "F" (RECREATION) TO THE WHITEVIEW VILLAGE HOMEOWNERS ASSOCIATION, INC., A NOT FOR PROFIT FLORIDA CORPORATION, ITS SUCCESSORS AND ASSIGNS. NO PART OF SAID LANDS IS DEDICATED TO THE CITY OF PALM COAST OR THE PUBLIC, EXCEPT AS OTHERWISE EXPRESSLY STATED HEREIN OR SHOWN ON THE PLAT. WHITEVIEW VILLAGE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS WILL HAVE THE OBLIGATION OF MAINTENANCE OF SAID TRACTS.

THE OWNER HEREBY DEDICATES TRACT "H" (DRAINAGE) TO THE WHITEVIEW VILLAGE HOMEOWNERS ASSOCIATION, INC., A NOT FOR PROFIT FLORIDA CORPORATION, ITS SUCCESSORS AND ASSIGNS. NO PART OF SAID LANDS IS DEDICATED TO THE CITY OF PALM COAST OR THE PUBLIC, EXCEPT AS OTHERWISE EXPRESSLY STATED HEREIN OR SHOWN ON THE PLAT. WHITEVIEW VILLAGE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS WILL HAVE THE OBLIGATION OF MAINTENANCE OF SAID TRACT.

THE OWNER HEREBY DEDICATES TRACT "I" (CONSERVATION) TO THE WHITEVIEW VILLAGE HOMEOWNERS ASSOCIATION, INC., A NOT FOR PROFIT FLORIDA CORPORATION, ITS SUCCESSORS AND ASSIGNS. NO PART OF SAID LANDS IS DEDICATED TO THE CITY OF PALM COAST OR THE PUBLIC, EXCEPT AS OTHERWISE EXPRESSLY STATED HEREIN OR SHOWN ON THE PLAT. WHITEVIEW VILLAGE HOMEOWNERS ASSOCIATION, INC., ITS SUCCESSORS AND ASSIGNS WILL HAVE THE OBLIGATION OF MAINTENANCE OF SAID TRACT.

THE OWNER, ITS SUCCESSORS AND ASSIGNS, SHALL HAVE THE RIGHT OF INGRESS AND EGRESS OVER ALL RIGHT OF WAYS, EASEMENTS AND TRACTS DESIGNATED ON THIS PLAT FOR THE PURPOSE OF CONSTRUCTING OR MAINTAINING ANY ROAD, UTILITIES, DRAINAGE FACILITIES, PONDS, DITCHES, OR OTHERWISE, EXCEPT AS HERINAFTER PROVIDED.

TRACT "J" (FUTURE DEVELOPMENT) SHALL REMAIN PRIVATELY OWNED AND THE SOLE AND EXCLUSIVE PROPERTY OF THE OWNER, ITS SUCCESSORS AND ASSIGNS EXCEPT AS HERINAFTER PROVIDED. NO PART OF SAID LANDS IS DEDICATED TO THE CITY OF PALM COAST OR THE PUBLIC, EXCEPT AS OTHERWISE EXPRESSLY STATED HEREIN OR SHOWN ON THE PLAT.

THE OWNER HEREBY DEDICATES AN EASEMENT FOR INGRESS AND EGRESS OVER ALL PRIVATE RIGHTS-OF-WAY FOR MUNICIPAL PURPOSES, INCLUDING CODE ENFORCEMENT TO THE CITY OF PALM COAST, ITS SUCCESSORS AND ASSIGNS.

THE OWNER HEREBY DEDICATES AN EASEMENT FOR INGRESS AND EGRESS OVER ALL DRAINAGE EASEMENTS, STORMWATER TRACTS AND CONSERVATION TRACTS TO THE CITY OF PALM COAST, ITS SUCCESSORS AND ASSIGNS.

TRACT "A" (LIFT STATION) IS HEREBY DEDICATED TO THE CITY OF PALM COAST, ITS SUCCESSORS AND ASSIGNS FOR UTILITY PURPOSES AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID CITY OF PALM COAST, ITS SUCCESSORS AND ASSIGNS. FLORIDA POWER AND LIGHT COMPANY AND ITS SUCCESSORS AND ASSIGNS ARE HEREBY IRREVOCABLY DEDICATED AN EASEMENT OVER ALL OF TRACT "A" (LIFT STATION) AS SHOWN ON THIS PLAT FOR ITS USE IN CONJUNCTION WITH ITS UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM.

TRACT "B" (CITY PARK) IS HEREBY DEDICATED TO THE CITY OF PALM COAST, ITS SUCCESSORS AND ASSIGNS AND IS THE PERPETUAL MAINTENANCE OBLIGATION OF SAID CITY OF PALM COAST, ITS SUCCESSORS AND ASSIGNS.

A UTILITY EASEMENT IS DEDICATED TO THE CITY OF PALM COAST, ITS SUCCESSORS AND ASSIGNS, OVER ALL PRIVATE RIGHT OF WAYS FOR THE CONSTRUCTION, OPERATION, AND MAINTENANCE OF UTILITY FACILITIES.

ALL UTILITY EASEMENTS ARE DEDICATED TO THE CITY OF PALM COAST, ITS SUCCESSORS AND ASSIGNS.

THE OWNER DOES HEREBY RESERVE TO ITSELF, ITS SUCCESSORS AND ASSIGNS, AND SHALL HAVE THE SOLE AND ABSOLUTE RIGHT, AT ANY TIME, WITH THE CONSENT OF THE GOVERNING BODY OF ANY MUNICIPALITY OR OTHER GOVERNMENT BODY POLITIC THEN HAVING JURISDICTION OVER THE LANDS DESCRIBED, TO DEDICATE TO THE PUBLIC ALL OR ANY PART OF THE LANDS OR EASEMENTS REMAINING PRIVATELY OWNED BY THE UNDERSIGNED OWNER, ITS SUCCESSORS AND ASSIGNS.

ALL EASEMENTS SHOWN ON THIS PLAT, OTHER THAN THOSE SPECIFICALLY DEDICATED HEREIN, ARE AND SHALL REMAIN PRIVATELY OWNED AND THE SOLE AND EXCLUSIVE PROPERTY OF THE OWNER, ITS SUCCESSORS AND ASSIGNS, IF ANY, OF SAID EASEMENTS. THE OWNER RETAINS THE OBLIGATION FOR MAINTENANCE OF ALL EASEMENTS SHOWN ON THIS PLAT FOR DRAINAGE PURPOSES; PROVIDED HOWEVER, THE OWNER RESERVES THE RIGHT TO ASSIGN THE OBLIGATION FOR MAINTENANCE OF SAID EASEMENTS TO A PROPERTY OWNERS' ASSOCIATION OR OTHER SUCH ENTITY AS WILL ASSUME ALL OBLIGATION OF MAINTENANCE AND OPERATION THEREOF UNDER THE PLAT.

IN WITNESS THEREOF, _____ OF KB HOME JACKSONVILLE LLC, A DELAWARE LIMITED LIABILITY COMPANY HAS CAUSED THESE PRESENTS TO BE SIGNED THIS _____ DAY OF _____, 2021, ON BEHALF OF THE COMPANY.

WITNESS _____ OWNER: KB HOME JACKSONVILLE LLC,
A DELAWARE LIMITED LIABILITY COMPANY

PRINT NAME: _____ BY: _____

WITNESS _____ TODD HOLDER
ITS DIVISION PRESIDENT

PRINT NAME: _____

STATE OF FLORIDA, COUNTY OF DUVAL

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY MEANS OF PHYSICAL PRESENCE OR ONLINE NOTARIZATION, THIS _____ DAY OF _____, 2021, BY TODD HOLDER AS DIVISION PRESIDENT, OF KB HOME JACKSONVILLE LLC, A DELAWARE LIMITED LIABILITY COMPANY, ON BEHALF OF THE COMPANY WHO IS PERSONALLY KNOWN TO ME OR WHO PRODUCED _____ AS IDENTIFICATION.

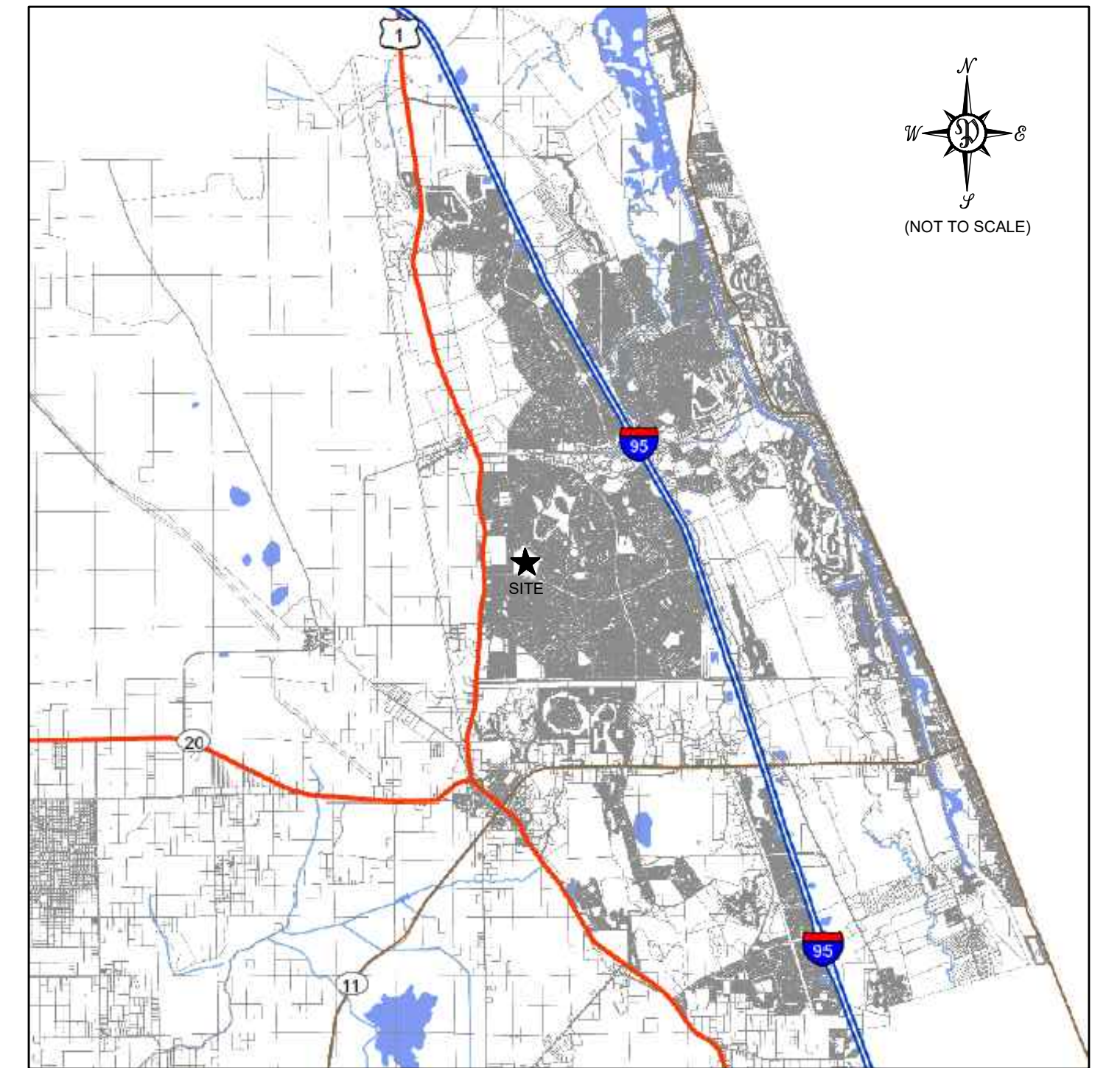
NOTARY PUBLIC, STATE OF FLORIDA AT LARGE

PRINT NAME: _____

COMMISSION NO.: _____

MY COMMISSION EXPIRES: _____

VICINITY MAP



CERTIFICATE OF CLERK

I HEREBY CERTIFY THAT THE FORGOING PLAT WAS FILED FOR RECORD ON _____ DAY OF _____, 2021 AT _____.

BY: _____
CLERK OF THE CIRCUIT COURT AND COMPTROLLER,
FLAGLER COUNTY, FLORIDA

CERTIFICATE OF APPROVAL

THIS IS TO CERTIFY THAT ON _____ DAY OF _____, 2021, THIS PLAT WAS APPROVED.

BY: _____
CITY ENGINEER
CITY OF PALM COAST, FLORIDA

REVIEWING SURVEYOR'S CERTIFICATION

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN REVIEWED AND FOUND TO COMPLY WITH THE REQUIREMENTS OF CHAPTER 177, PART 1, FLORIDA STATUTES.

CERTIFIED THIS _____ DAY OF _____, 2021.

BY: _____
PROFESSIONAL SURVEYOR AND MAPPER
STATE OF FLORIDA LICENSE NO. _____

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT THE ABOVE PLAT IS A TRUE AND CORRECT REPRESENTATION OF THE LANDS SURVEYED, PLATTED AND DESCRIBED IN THE CAPTION, THAT THE SURVEY WAS PREPARED UNDER MY DIRECTION AND SUPERVISION AND THAT THIS PLAT COMPLIES WITH ALL SURVEY REQUIREMENTS OF CHAPTER 177, PART 1, FLORIDA STATUTES.

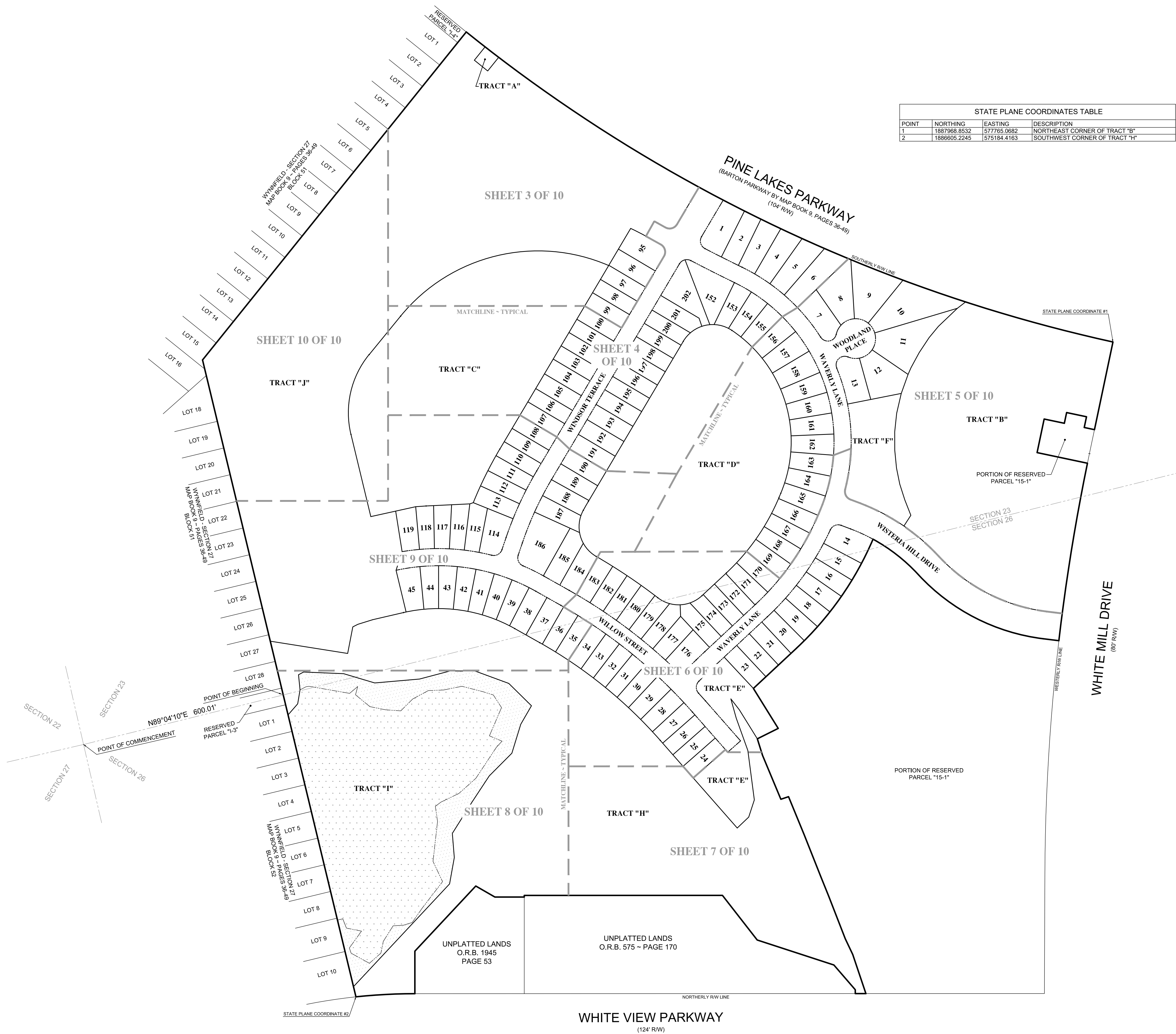
SIGNED THIS _____ DAY OF _____, 2021.

NATHAN P. PERRET, P.S.M.
PROFESSIONAL LAND SURVEYOR AND MAPPER NO. 6900
PERRET AND ASSOCIATES, INC.

PREPARED BY:
PERRET AND ASSOCIATES, INC.
1484 MONTICELLO ROAD
JACKSONVILLE, FLORIDA 32207; PHONE (904) 805-0030
L.B. NO. 6715

WHITEVIEW VILLAGE PHASE 1

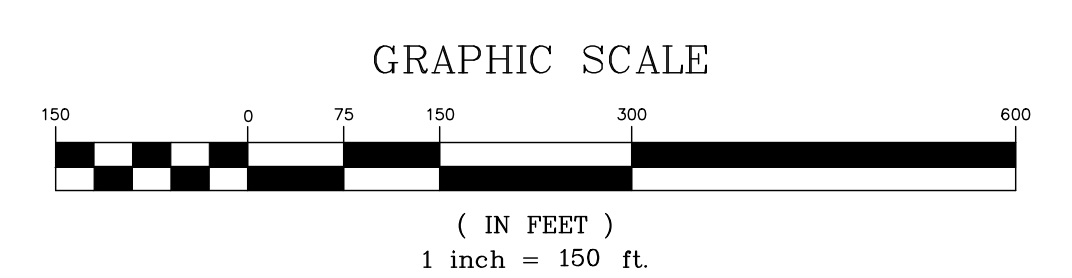
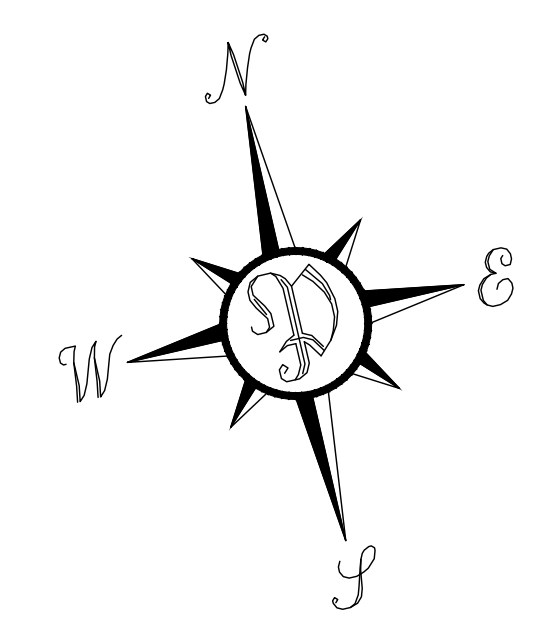
A REPLAT OF A PORTION OF RESERVED PARCEL "15-1", SUBDIVISION MAP WYNNFIELD - SECTION-27 AS RECORDED ON THE PLAT THEREOF, IN PLAT BOOK 9, PAGE 36 THROUGH 50 OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, ALL BEING A PORTION OF SECTION 23 AND 26, TOWNSHIP 11 SOUTH, RANGE 30 EAST, PALM COAST, FLAGLER COUNTY, FLORIDA.



POINT	NORTHING	EASTING	DESCRIPTION
1	1887968.8532	577765.0682	NORTHEAST CORNER OF TRACT "B"
2	1886605.2245	575184.4163	SOUTHWEST CORNER OF TRACT "H"

- LEGEND**
- DENOTES SET 3/4" REBAR STAMPED PRM L.B. 6715
 - DENOTES SET PERMANENT REFERENCE MONUMENT STAMPED L.B. 6715
 - ◼ DENOTES PERMANENT CONTROL POINT STAMPED L.B. 6715
 - DENOTES FOUND PERMANENT REFERENCE MONUMENT NO. I.D.
 - ⊗ DENOTES FOUND PERMANENT REFERENCE MONUMENT #2238
 - C1 DENOTES TABULATED CURVE DATA
 - L1 DENOTES TABULATED LINE DATA
 - P.C. DENOTES POINT OF CURVATURE
 - P.T. DENOTES POINT OF TANGENCY
 - P.R.C. DENOTES POINT OF REVERSE CURVE
 - P.C.C. DENOTES POINT OF COMPOUND CURVE
 - (R) DENOTES RADIAL LINE
 - (N) NORTHING
 - (E) EASTING
 - R/W RIGHT-OF-WAY
 - C/L CENTERLINE
 - CB CHORD BEARING
 - D DELTA
 - R.P. RADIUS POINT
 - (100 1) DENOTES DISTANCE TO EASEMENT
 - JEA-E JEA EASEMENT
 - JEA-EE JEA EQUIPMENT EASEMENT
 - JEA-UE JEA UTILITY EASEMENT
 - ORB OFFICIAL RECORDS BOOK
 - POB POINT OF BEGINNING
 - PRM PERMANENT REFERENCE MONUMENT
 - P.U.D. PRIVATE UNOBSTRUCTED DRAINAGE EASEMENT
 - TOB TOP OF BANK
 - U.D.E. UNOBSTRUCTED DRAINAGE EASEMENT
 - SWMF STORMWATER MANAGEMENT FACILITY
 - WETLANDS WETLANDS
 - ULB UPLAND BUFFER

- NOTES:**
- 1.) ALL BEARINGS SHOWN HERE ON ARE BASED ON THE WEST R/W LINE OF WHITE MILL DRIVE AS S24°54'30"W.
 - 2.) THE INTENDED USE OF THESE COORDINATES IS FOR GIS BASE MAPPING PURPOSES. STATE PLANE COORDINATES SHOWN HEREON ARE BASED ON NORTH AMERICAN DATUM OF 1983 (NSRS 2011), FLORIDA EAST ZONE 0901
 - 3.) NOTICE: THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT.
 - 4.) THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THE PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.
 - 5.) ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF CABLE TELEVISION SERVICES, PROVIDED HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH THE FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS OR OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES BY SECTION 177.091 (28), FLORIDA STATUTES.
 - 6.) SECTION LINES DEPICTED HEREON ARE GRAPHIC REPRESENTATIONS ONLY AND DO NOT REFLECT FIELD MEASUREMENTS UNLESS OTHERWISE NOTED.
 - 7.) DO NOT USE THIS PLAT FOR FLOOD ZONE DETERMINATION. THE FLOOD INSURANCE RATE MAP IS SUBJECT TO CHANGE. USE THE CURRENT APPROVED FIRM FOR COMMUNITY PANEL NUMBER, DATE AND FLOOD ZONE DETERMINATIONS.
 - 8.) LANDSCAPE BUFFERS AND SIGNAGE SHOWN HEREON ARE HEREBY DEDICATED TO WHITEVIEW VILLAGE HOMEOWNERS ASSOCIATION, INC., A NOT FOR PROFIT FLORIDA CORPORATION, ITS SUCCESSORS AND ASSIGNS, IN PERPETUITY FOR THE PURPOSE OF CONSTRUCTION, OPERATION AND MAINTENANCE OF LANDSCAPING AND SIGNAGE. THE MAINTENANCE OF SAID FACILITIES SHALL BE THE SOLE RESPONSIBILITY OF WHITEVIEW VILLAGE HOMEOWNERS ASSOCIATION, INC., A NOT FOR PROFIT FLORIDA CORPORATION, WITH NO RECOURSE TO THE CITY OF PALM COAST, FLORIDA.
 - 9.) ALL SIDEWALKS LOCATED ADJACENT TO CERTAIN LOTS WILL BE PRIVATELY OWNED AND MAINTAINED BY THE WHITEVIEW HOMEOWNERS ASSOCIATION, ITS SUCCESSORS AND ASSIGNS.
 - 10.) THIS PLAT IS SUBJECT TO THE WHITEVIEW LAND MASTER PLANNED DEVELOPMENT (ORDINANCE 2018-20), RECORDED IN OFFICIAL RECORDS BOOK 2318, PAGES 1864 OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.
 - 11.) THE LANDS SHOWN HEREON ARE SUBJECT TO THE DECLARATION OF EASEMENTS AND COST SHARING AS RECORDED IN OFFICIAL RECORDS BOOK 2534, PAGE 414 OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.
 - 12.) THE LANDS SHOWN HEREON ARE SUBJECT TO AN UTILITY AGREEMENT FOR WATER AND WASTEWATER SERVICE AS RECORDED IN OFFICIAL RECORDS BOOK 2543, PAGE 1131 OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.



PREPARED BY:
PERRET AND ASSOCIATES, INC.
 1484 MONTICELLO ROAD
 JACKSONVILLE, FLORIDA 32207; PHONE (904) 805-0030
 L.B. NO. 6715

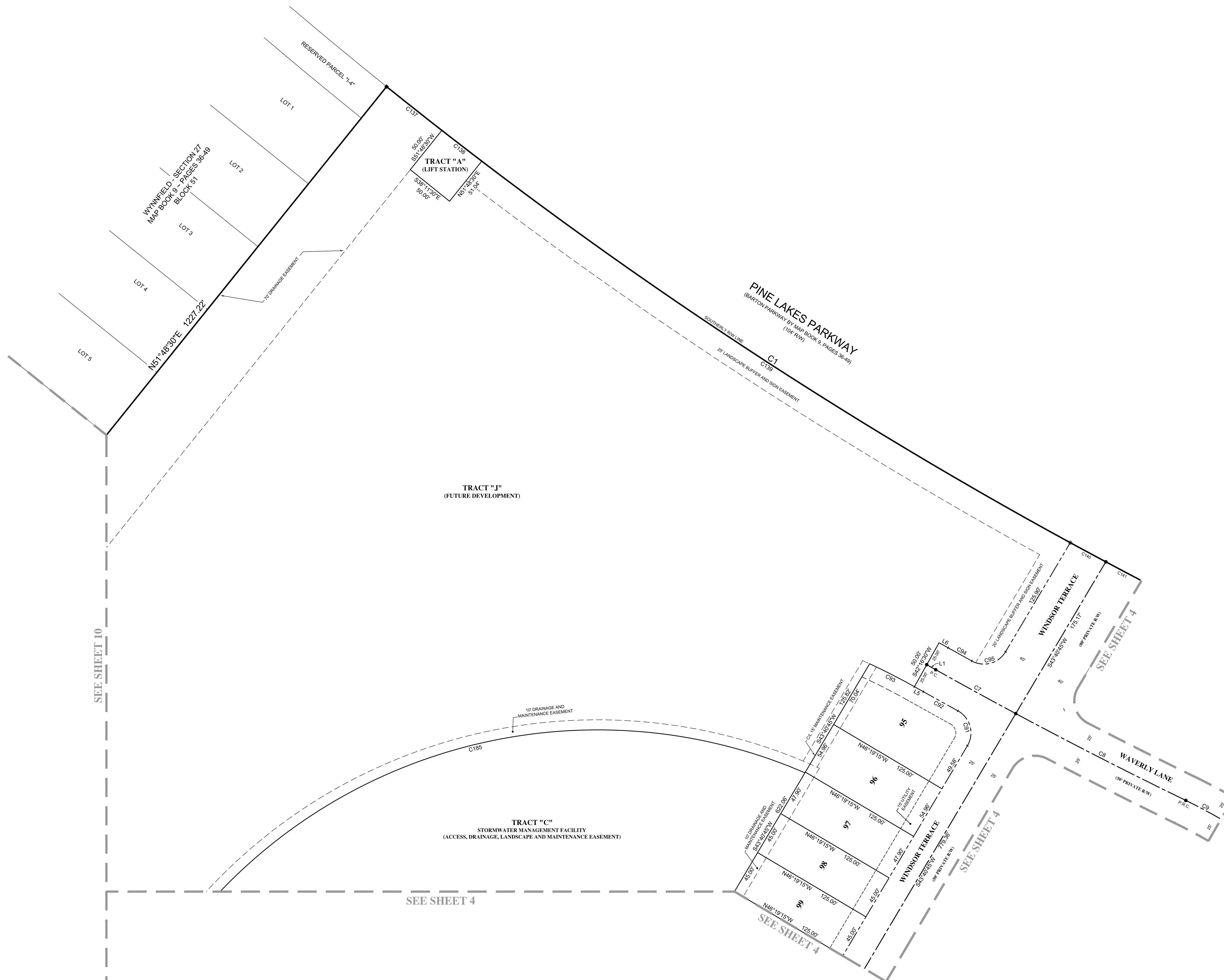
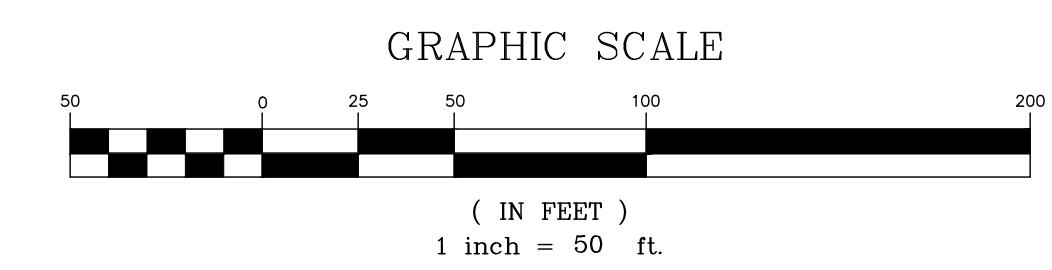
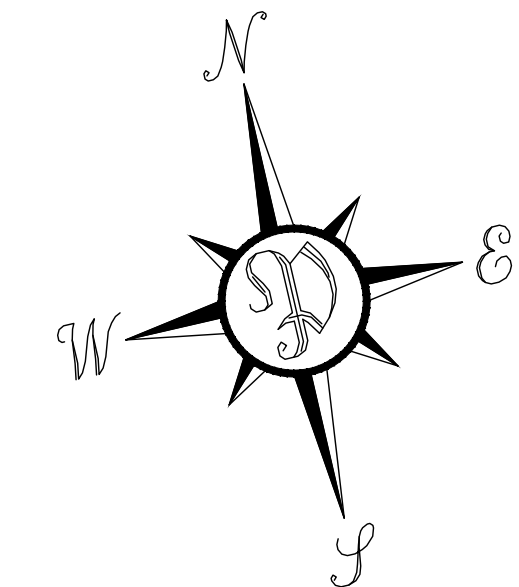
WHITEVIEW VILLAGE PHASE 1

A REPLAT OF A PORTION OF RESERVED PARCEL "15-1", SUBDIVISION MAP WYNNFIELD - SECTION-27 AS RECORDED ON THE PLAT THEREOF, IN PLAT BOOK 9, PAGE 36 THROUGH 50 OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, ALL BEING A PORTION OF SECTION 23 AND 26, TOWNSHIP 11 SOUTH, RANGE 30 EAST, PALM COAST, FLAGLER COUNTY, FLORIDA.

SHEET 3 OF 10 SHEETS
(SEE SHEET 2 FOR GENERAL NOTES AND LEGEND)

LINE TABLE		
LINE #	LENGTH	DIRECTION
L1	10.25'	S47°43'32"E
L5	10.25'	S47°43'32"E
L6	10.25'	N47°43'32"W

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C1	2110.09'	4579.61'	26°23'58"	S61°23'29"E	2091.47'
C7	90.58'	4754.61'	1°05'30"	S48°16'16"E	90.58'
C8	189.57'	4754.61'	2°17'04"	S49°57'33"E	189.56'
C9	345.53'	540.00'	36°39'44"	S32°46'13"E	339.67'
C91	40.09'	25.00'	91°52'25"	S02°15'27"E	35.93'
C92	39.11'	4779.61'	0°28'08"	S47°57'36"E	39.11'
C93	49.95'	843.00'	4°27'03"	N49°57'02"W	49.94'
C94	26.91'	4729.61'	0°19'33"	N47°53'18"W	26.91'
C95	38.51'	25.00'	88°16'10"	S87°49'50"W	34.82'
C137	69.99'	4579.61'	0°52'32"	S38°37'46"E	69.99'
C138	50.01'	4579.61'	0°37'32"	S39°22'49"E	50.01'
C139	696.87'	4579.61'	8°43'07"	S44°03'08"E	696.20'
C140	40.03'	4579.61'	0°30'03"	S48°39'43"E	40.03'
C141	40.05'	4579.61'	0°30'04"	S49°09'47"E	40.05'
C185	670.23'	518.00'	74°08'03"	N89°20'14"E	624.45'

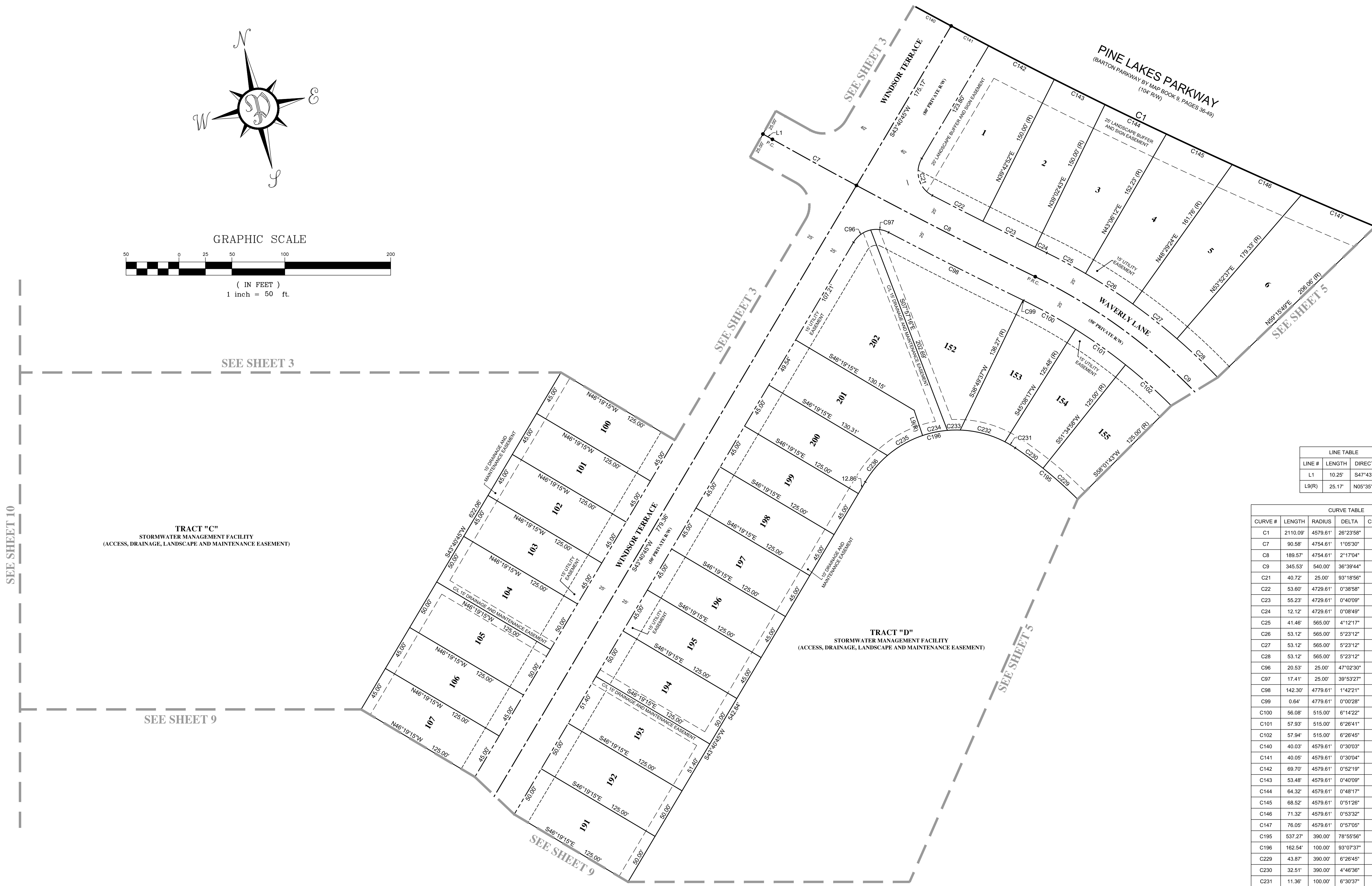
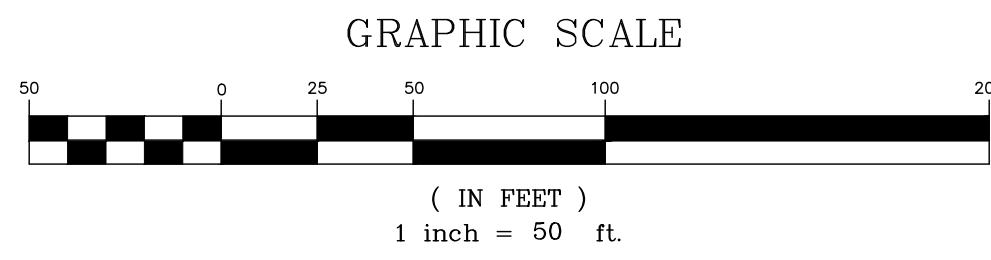
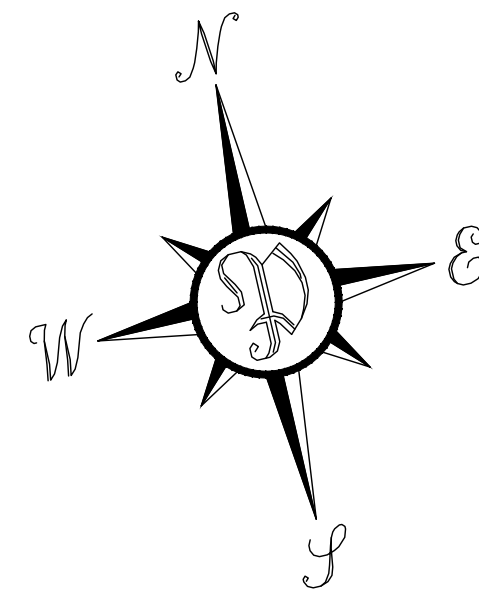


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L.B. NO. 6715

WHITEVIEW VILLAGE PHASE 1

A REPLAT OF A PORTION OF RESERVED PARCEL "15-1", SUBDIVISION MAP WYNNFIELD - SECTION-27 AS RECORDED ON THE PLAT THEREOF, IN PLAT BOOK 9, PAGE 36 THROUGH 50 OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, ALL BEING A PORTION OF SECTION 23 AND 26, TOWNSHIP 11 SOUTH, RANGE 30 EAST, PALM COAST, FLAGLER COUNTY, FLORIDA.

SHEET 4 OF 10 SHEETS
(SEE SHEET 2 FOR GENERAL NOTES AND LEGEND)



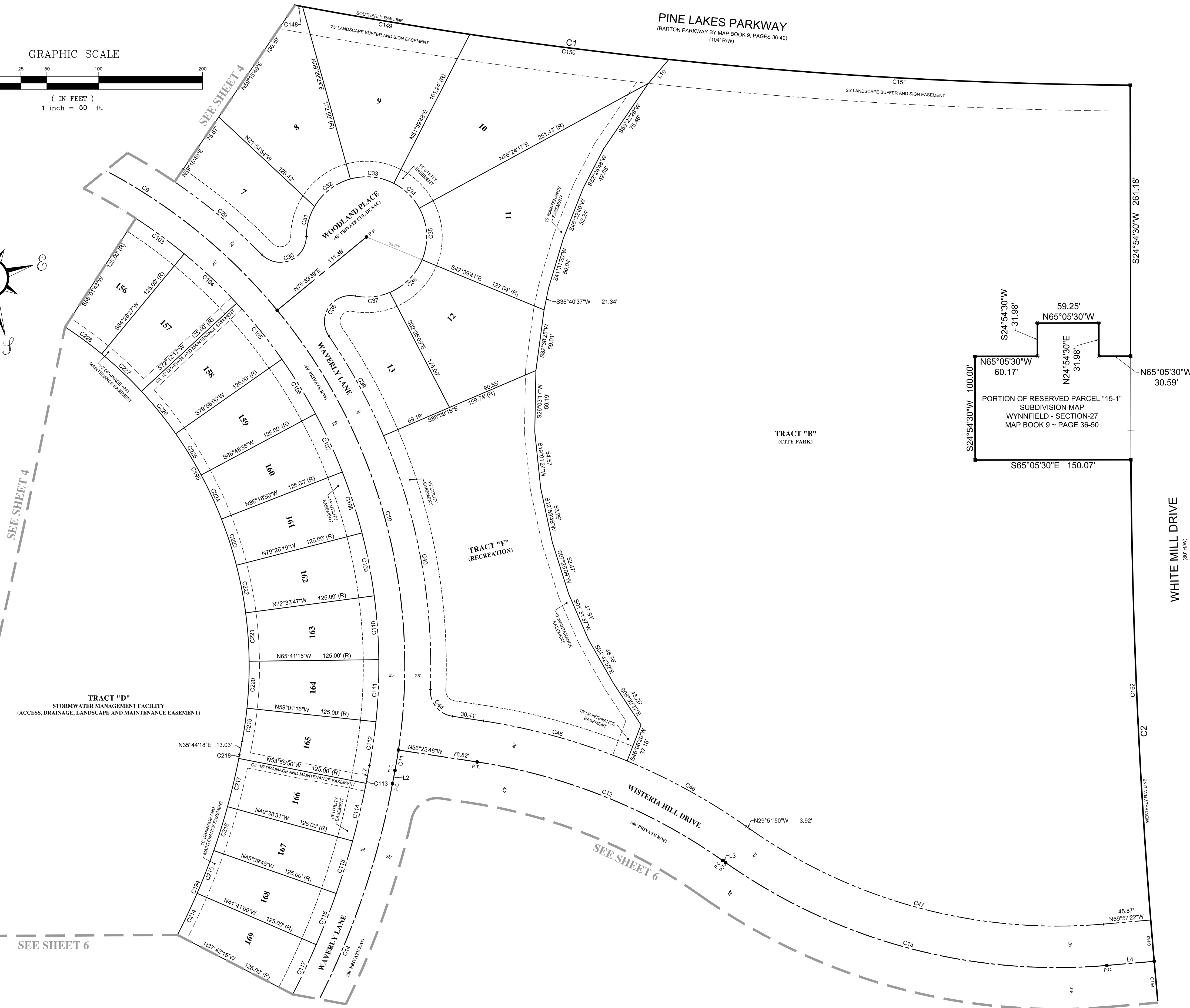
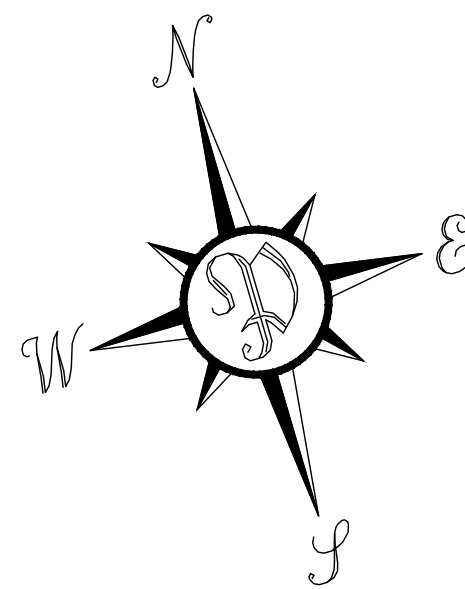
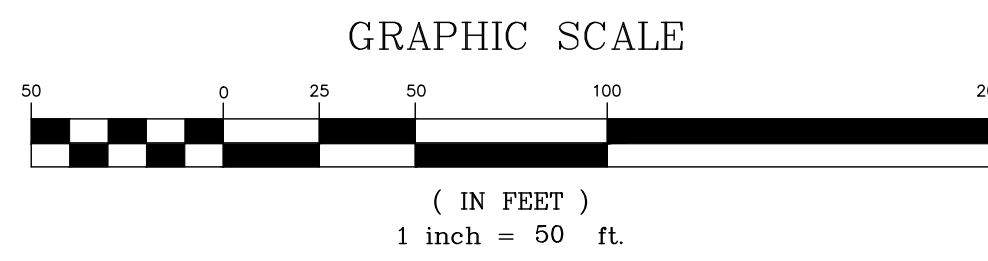
LINE #	LENGTH	DIRECTION
L1	10.25'	S47°43'32"E
L9(R)	25.17'	N05°35'04"W

CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C1	2110.09'	4579.61'	28°23'58"	S51°23'28"E	2091.47'
C7	90.58'	4754.61'	1°05'30"	S48°18'16"E	90.58'
C8	189.57'	4754.61'	2°17'04"	S49°57'33"E	189.56'
C9	345.53'	540.00'	36°39'44"	S32°46'13"E	339.67'
C21	40.72'	25.00'	93°18'56"	N02°58'43"W	36.36'
C22	53.60'	4729.61'	0°38'58"	N49°57'39"W	53.60'
C23	55.23'	4729.61'	0°40'09"	N50°37'12"W	55.23'
C24	12.12'	4729.61'	0°08'49"	N51°01'41"W	12.12'
C25	41.46'	565.00'	4°12'17"	N48°59'57"W	41.45'
C26	53.12'	565.00'	5°23'12"	N44°12'12"W	53.10'
C27	53.12'	565.00'	5°23'12"	N38°49'00"W	53.10'
C28	53.12'	565.00'	5°23'12"	N33°25'47"W	53.10'
C96	20.53'	25.00'	47°02'30"	S67°12'01"W	19.95'
C97	17.41'	25.00'	39°53'27"	N69°20'00"W	17.06'
C98	142.30'	4779.61'	1°42'21"	N50°14'27"W	142.29'
C99	0.64'	4779.61'	0°02'28"	N51°05'51"W	0.64'
C100	56.08'	515.00'	6°14'22"	N47°58'54"W	56.06'
C101	57.93'	515.00'	6°26'41"	N41°38'22"W	57.90'
C102	57.94'	515.00'	6°26'45"	N35°11'40"W	57.91'
C140	40.03'	4579.61'	0°30'03"	S48°39'43"E	40.03'
C141	40.05'	4579.61'	0°30'04"	S49°09'47"E	40.05'
C142	69.70'	4579.61'	0°52'19"	S49°50'58"E	69.70'
C143	53.48'	4579.61'	0°40'09"	S50°37'12"E	53.48'
C144	64.32'	4579.61'	0°48'17"	S51°21'25"E	64.32'
C145	68.52'	4579.61'	0°51'28"	S52°11'17"E	68.52'
C146	71.32'	4579.61'	0°53'32"	S53°03'46"E	71.32'
C147	78.05'	4579.61'	0°57'05"	S53°59'05"E	78.05'
C195	537.27'	390.00'	78°55'56"	N03°43'40"W	495.79'
C196	162.54'	100.00'	93°07'37"	N89°45'26"W	145.23'
C229	43.87'	390.00'	6°26'45"	N35°11'40"W	43.85'
C230	32.51'	390.00'	4°46'36"	N40°48'20"W	32.50'
C231	11.36'	100.00'	6°30'37"	N46°26'56"W	11.36'
C232	43.99'	100.00'	25°12'23"	N62°18'26"W	43.64'
C233	12.11'	100.00'	6°56'24"	N78°22'50"W	12.10'
C234	23.97'	100.00'	13°44'03"	N88°43'03"W	23.91'
C235	38.38'	100.00'	21°59'16"	S73°25'18"W	38.14'
C236	32.72'	100.00'	18°44'54"	S53°03'12"W	32.58'

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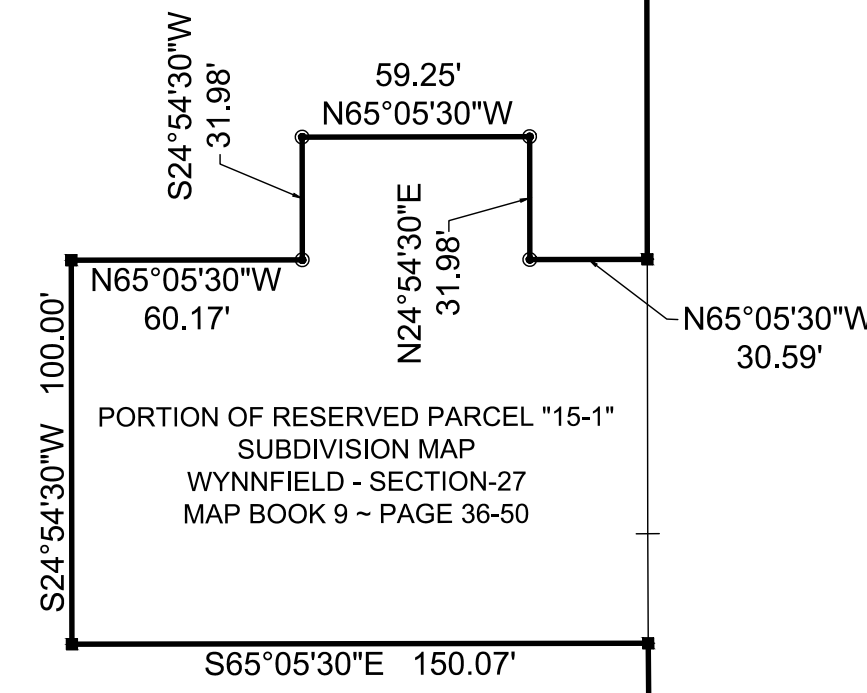
WHITEVIEW VILLAGE PHASE 1

A REPLAT OF A PORTION OF RESERVED PARCEL "15-1", SUBDIVISION MAP WYNNFIELD - SECTION-27 AS RECORDED ON THE PLAT THEREOF, IN PLAT BOOK 9, PAGE 36 THROUGH 50 OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, ALL BEING A PORTION OF SECTION 23 AND 26, TOWNSHIP 11 SOUTH, RANGE 30 EAST, PALM COAST, FLAGLER COUNTY, FLORIDA.



LINE #	LENGTH	DIRECTION
L2	13.03'	S35°44'18"W
L3	3.92'	N29°51'50"W
L4	45.74'	N69°57'22"W
L7	13.03'	N35°44'18"E
L10	30.30'	S65°29'44"W

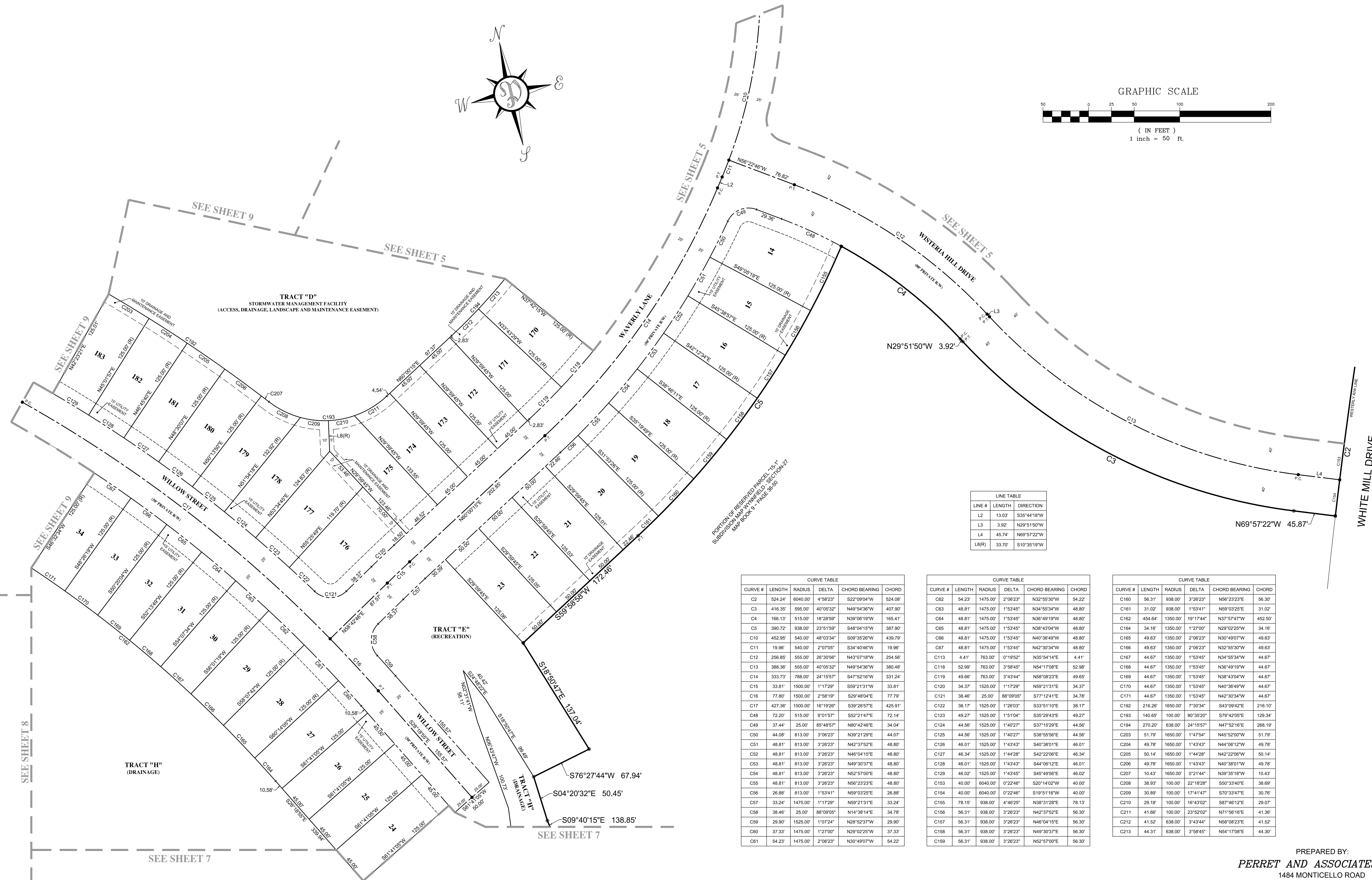
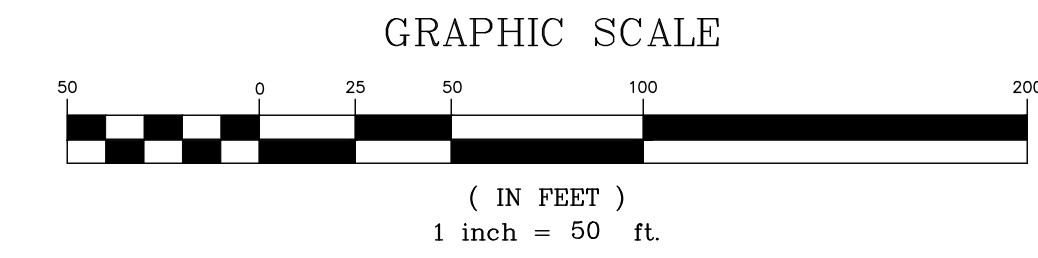
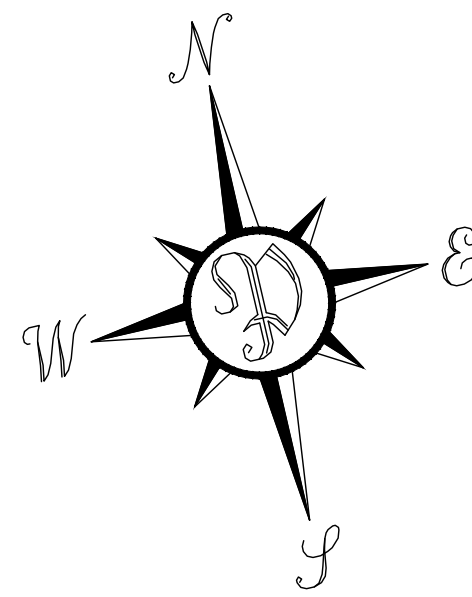
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C1	2110.09'	4579.61'	26°23'58"	S51°23'29"E	2091.47'
C2	524.24'	6040.00'	4°58'23"	S22°09'04"W	524.08'
C9	345.53'	540.00'	38°39'44"	S32°46'13"E	339.67'
C10	452.95'	540.00'	48°03'34"	S09°35'26"W	439.79'
C11	19.96'	540.00'	2°07'05"	S34°40'46"W	19.96'
C12	258.85'	555.00'	28°30'56"	N43°07'18"W	254.56'
C13	388.36'	555.00'	40°05'32"	N49°54'36"W	380.48'
C14	333.73'	788.00'	24°15'57"	S47°52'16"W	331.24'
C29	109.77'	565.00'	11°07'54"	N25°10'14"W	109.60'
C30	58.92'	25.00'	135°02'32"	N87°07'33"W	46.20'
C31	30.41'	58.00'	30°02'10"	S40°22'16"W	30.06'
C32	44.64'	58.00'	44°06'03"	S77°26'22"W	43.55'
C33	43.03'	58.00'	42°30'24"	N69°15'24"W	42.05'
C34	34.83'	58.00'	34°24'29"	N20°47'57"W	34.31'
C35	51.56'	58.00'	50°56'01"	N21°52'18"E	49.88'
C36	45.40'	58.00'	44°51'07"	N69°45'52"E	44.25'
C37	33.89'	58.00'	33°34'41"	S71°01'14"E	33.51'
C38	58.92'	25.00'	135°02'32"	N69°14'51"E	46.20'
C39	109.65'	565.00'	11°07'09"	N03°42'51"W	109.47'
C40	250.96'	565.00'	25°26'59"	N14°34'13"E	248.91'
C44	36.51'	25.00'	83°40'29"	N14°32'31"W	33.35'
C45	144.05'	595.00'	13°52'16"	N49°26'38"W	143.70'
C46	131.31'	595.00'	12°38'40"	N36°11'01"W	131.04'
C47	360.37'	515.00'	40°05'32"	N49°54'36"W	353.06'
C103	57.94'	515.00'	6°26'45"	N28°44'55"W	57.91'
C104	69.48'	515.00'	7°43'49"	N21°39'38"W	69.43'
C105	69.48'	515.00'	7°43'49"	N13°55'48"W	69.43'
C106	61.80'	515.00'	6°52'32"	N06°37'38"W	61.76'
C107	61.80'	515.00'	6°52'32"	N00°14'54"E	61.76'
C108	61.80'	515.00'	6°52'32"	N07°07'28"E	61.76'
C109	61.80'	515.00'	6°52'32"	N13°59'57"E	61.76'
C110	61.80'	515.00'	6°52'32"	N20°52'20"E	61.76'
C111	59.92'	515.00'	6°39'59"	N27°38'44"E	59.89'
C112	42.78'	515.00'	4°45'35"	N33°21'31"E	42.77'
C113	4.41'	763.00'	0°19'52"	N35°54'14"E	4.41'
C114	57.11'	763.00'	4°17'19"	N38°12'50"E	57.10'
C115	52.99'	763.00'	3°58'45"	N42°20'52"E	52.98'
C116	52.99'	763.00'	3°58'45"	N46°19'37"E	52.98'
C117	52.99'	763.00'	3°58'45"	N50°18'23"E	52.98'
C148	7.44'	4579.61'	0°05'35"	S54°30'25"E	7.44'
C149	163.37'	4579.61'	2°02'38"	S55°34'32"E	163.36'
C150	193.38'	4579.61'	2°25'10"	S57°48'26"E	193.36'
C151	445.54'	4579.61'	5°34'27"	S61°48'14"E	445.37'
C152	444.24'	6040.00'	4°12'51"	S22°31'50"W	444.14'
C194	270.20'	638.00'	24°15'57"	N47°52'16"W	268.19'
C195	537.27'	390.00'	78°55'56"	N03°43'40"W	495.79'
C214	44.31'	638.00'	3°58'45"	N50°18'23"E	44.30'
C215	44.31'	638.00'	3°58'45"	N46°19'37"E	44.30'
C216	44.31'	638.00'	3°58'45"	N42°20'52"E	44.30'
C217	47.76'	638.00'	4°17'19"	N38°12'50"E	47.74'
C218	3.69'	638.00'	0°19'52"	N35°54'14"E	3.69'
C219	32.40'	390.00'	4°45'35"	N33°21'31"E	32.39'
C220	45.38'	390.00'	6°39'59"	N27°38'44"E	45.35'
C221	46.80'	390.00'	6°52'32"	N20°52'20"E	46.77'
C222	46.80'	390.00'	6°52'32"	N13°59'57"E	46.77'
C223	46.80'	390.00'	6°52'32"	N07°07'28"E	46.77'
C224	46.80'	390.00'	6°52'32"	N00°14'54"E	46.77'
C225	46.80'	390.00'	6°52'32"	N06°37'38"W	46.77'
C226	52.62'	390.00'	7°43'49"	N13°55'48"W	52.58'
C227	52.62'	390.00'	7°43'49"	N21°39'38"W	52.58'
C228	43.87'	390.00'	6°26'45"	N28°44'55"W	43.85'



WHITEVIEW VILLAGE PHASE 1

A REPLAT OF A PORTION OF RESERVED PARCEL "15-1", SUBDIVISION MAP WYNNFIELD - SECTION-27 AS RECORDED ON THE PLAT THEREOF, IN PLAT BOOK 9, PAGE 36 THROUGH 50 OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, ALL BEING A PORTION OF SECTION 23 AND 26, TOWNSHIP 11 SOUTH, RANGE 30 EAST, PALM COAST, FLAGLER COUNTY, FLORIDA.

SHEET 6 OF 10 SHEETS
(SEE SHEET 2 FOR GENERAL NOTES AND LEGEND)



LINE #	LENGTH	DIRECTION
L2	13.03'	S35°44'18"W
L3	3.92'	N29°51'50"W
L4	45.74'	N69°57'22"W
L(R)	33.70'	S10°35'19"W

CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C2	524.24'	6040.00'	4°58'23"	S22°09'04"W	524.08'
C3	416.35'	595.00'	40°05'32"	N49°54'36"W	407.90'
C4	166.13'	515.00'	18°28'59"	N39°06'19"W	165.41'
C5	390.72'	938.00'	23°51'59"	S48°04'15"W	387.90'
C10	452.95'	540.00'	48°03'34"	S09°35'26"W	439.79'
C11	19.96'	540.00'	2°07'05"	S34°40'46"W	19.96'
C12	256.85'	555.00'	26°30'58"	N43°07'18"W	254.58'
C13	388.36'	555.00'	40°05'32"	N49°54'36"W	380.48'
C14	333.73'	788.00'	24°15'57"	S47°52'16"W	331.24'
C15	33.81'	1500.00'	1°17'29"	S59°21'31"W	33.81'
C16	77.80'	1500.00'	2°58'19"	S29°48'04"E	77.79'
C17	427.36'	1500.00'	16°19'26"	S39°26'57"E	425.91'
C48	72.20'	515.00'	8°01'57"	S52°21'47"E	72.14'
C49	37.44'	25.00'	85°48'57"	N80°42'46"E	34.04'
C50	44.08'	813.00'	3°06'23"	N39°21'29"E	44.07'
C51	48.81'	813.00'	3°26'23"	N42°37'52"E	48.80'
C52	48.81'	813.00'	3°26'23"	N46°04'15"E	48.80'
C53	48.81'	813.00'	3°26'23"	N49°30'37"E	48.80'
C54	48.81'	813.00'	3°26'23"	N52°57'00"E	48.80'
C55	48.81'	813.00'	3°26'23"	N56°23'23"E	48.80'
C56	26.88'	813.00'	1°53'41"	N59°03'25"E	26.88'
C57	33.24'	1475.00'	1°17'29"	N69°21'31"E	33.24'
C58	38.46'	25.00'	88°09'05"	N14°38'14"E	34.78'
C59	29.90'	1525.00'	1°07'24"	N28°52'37"W	29.90'
C60	37.33'	1475.00'	1°27'00"	N29°02'25"W	37.33'
C61	54.23'	1475.00'	2°06'23"	N30°49'07"W	54.22'

CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C62	54.23'	1475.00'	2°06'23"	N32°55'30"W	54.22'
C63	48.81'	1475.00'	1°53'45"	N34°55'34"W	48.80'
C64	48.81'	1475.00'	1°53'45"	N36°49'19"W	48.80'
C65	48.81'	1475.00'	1°53'45"	N38°43'04"W	48.80'
C66	48.81'	1475.00'	1°53'45"	N40°36'49"W	48.80'
C67	48.81'	1475.00'	1°53'45"	N42°30'34"W	48.80'
C113	4.41'	763.00'	0°19'52"	N35°54'14"E	4.41'
C118	52.99'	763.00'	3°58'45"	N54°17'08"E	52.98'
C119	49.66'	763.00'	3°43'44"	N58°08'23"E	49.65'
C120	34.37'	1525.00'	1°17'29"	N59°21'31"E	34.37'
C121	38.46'	25.00'	88°09'05"	S77°12'41"E	34.78'
C122	38.17'	1525.00'	1°26'03"	S33°51'10"E	38.17'
C123	49.27'	1525.00'	1°51'04"	S36°29'43"E	49.27'
C124	44.56'	1525.00'	1°40'27"	S37°15'29"E	44.56'
C125	44.56'	1525.00'	1°40'27"	S38°55'56"E	44.56'
C126	46.01'	1525.00'	1°43'43"	S40°38'01"E	46.01'
C127	46.34'	1525.00'	1°44'28"	S42°22'06"E	46.34'
C128	46.01'	1525.00'	1°43'43"	S44°06'12"E	46.01'
C129	46.02'	1525.00'	1°43'45"	S45°49'56"E	46.02'
C153	40.00'	6040.00'	0°22'46"	S20°14'02"W	40.00'
C154	40.00'	6040.00'	0°22'46"	S19°51'16"W	40.00'
C155	78.15'	938.00'	4°46'25"	N38°31'28"E	78.13'
C156	56.31'	938.00'	3°26'23"	N42°37'52"E	56.30'
C157	56.31'	938.00'	3°26'23"	N46°04'15"E	56.30'
C158	56.31'	938.00'	3°26'23"	N49°30'37"E	56.30'
C159	56.31'	938.00'	3°26'23"	N52°57'00"E	56.30'

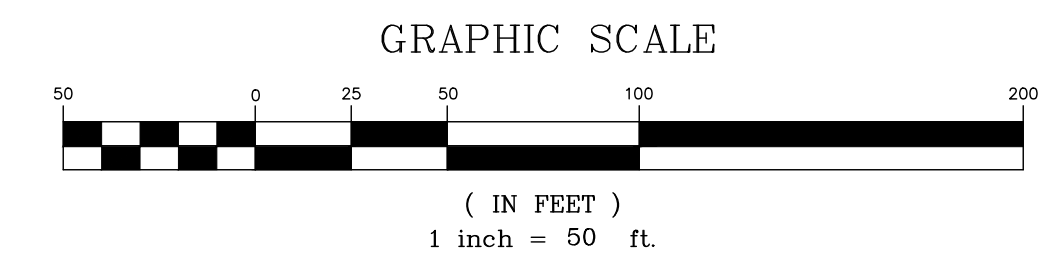
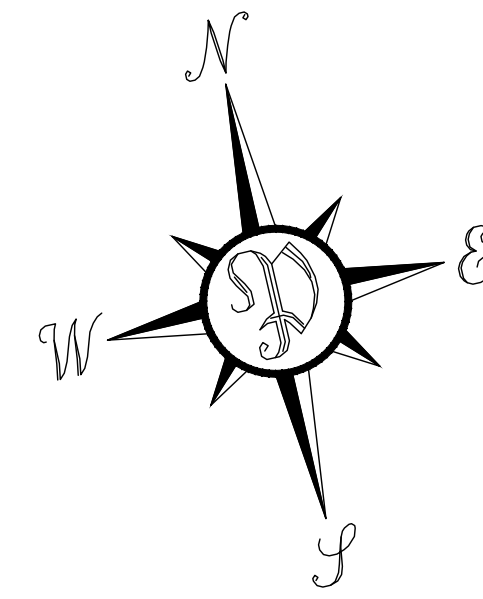
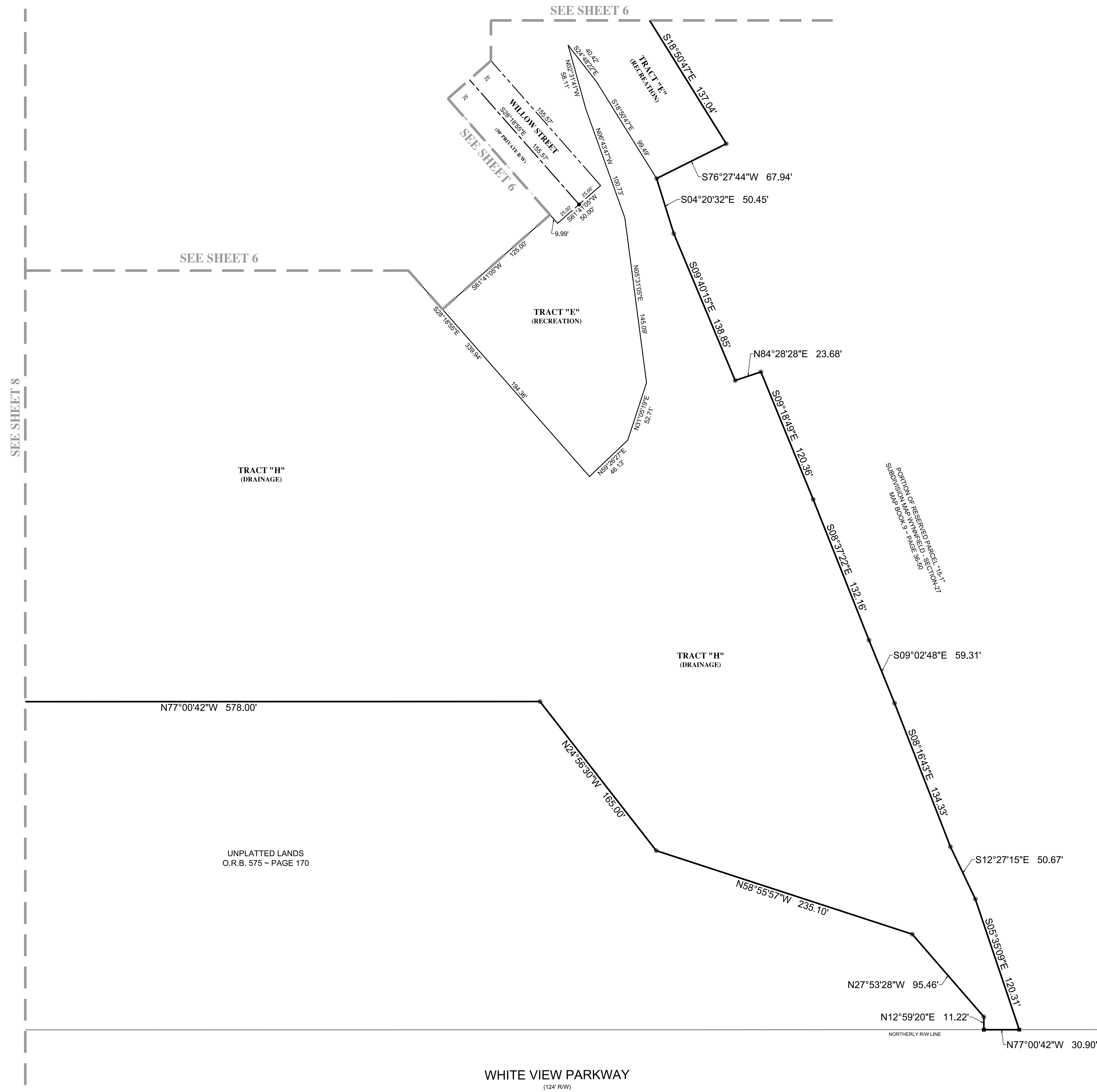
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C160	56.31'	938.00'	3°26'23"	N56°23'23"E	56.30'
C161	31.02'	938.00'	1°53'41"	N59°03'25"E	31.02'
C162	454.64'	1350.00'	19°17'44"	N37°57'47"W	452.50'
C164	34.16'	1350.00'	1°27'00"	N29°02'25"W	34.16'
C165	49.63'	1350.00'	2°06'23"	N30°49'07"W	49.63'
C166	49.63'	1350.00'	2°06'23"	N32°55'30"W	49.63'
C167	44.67'	1350.00'	1°53'45"	N34°55'34"W	44.67'
C168	44.67'	1350.00'	1°53'45"	N36°49'19"W	44.67'
C169	44.67'	1350.00'	1°53'45"	N38°43'04"W	44.67'
C170	44.67'	1350.00'	1°53'45"	N40°36'49"W	44.67'
C171	44.67'	1350.00'	1°53'45"	N42°30'34"W	44.67'
C192	216.26'	1650.00'	7°30'34"	S43°09'42"E	216.10'
C193	140.65'	100.00'	80°35'20"	S79°42'05"E	129.34'
C194	270.20'	638.00'	24°15'57"	N47°52'16"E	268.19'
C203	51.79'	1650.00'	1°47'54"	N45°52'00"W	51.79'
C204	49.78'	1650.00'	1°43'43"	N44°06'12"W	49.78'
C205	50.14'	1650.00'	1°44'28"	S42°22'06"E	50.14'
C206	49.78'	1650.00'	1°43'43"	N40°38'01"W	49.78'
C207	10.43'	1650.00'	0°21'44"	N39°35'18"W	10.43'
C208	38.93'	100.00'	22°18'28"	S50°33'40"E	38.69'
C209	30.89'	100.00'	17°41'47"	S70°33'47"E	30.76'
C210	29.18'	100.00'	16°43'02"	S87°46'12"E	29.07'
C211	41.86'	100.00'	23°52'02"	N71°56'16"E	41.36'
C212	41.52'	638.00'	3°43'44"	N58°08'23"E	41.52'
C213	44.31'	638.00'	3°58'45"	N54°17'08"E	44.30'

PREPARED BY:
PERRET AND ASSOCIATES, INC.
1484 MONTICELLO ROAD
JACKSONVILLE, FLORIDA 32207; PHONE (904) 805-0030
L.B. NO. 6715

WHITEVIEW VILLAGE PHASE 1

A REPLAT OF A PORTION OF RESERVED PARCEL "15-1", SUBDIVISION MAP WYNNFIELD - SECTION-27 AS RECORDED ON THE PLAT THEREOF, IN PLAT BOOK 9, PAGE 36 THROUGH 50 OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, ALL BEING A PORTION OF SECTION 23 AND 26, TOWNSHIP 11 SOUTH, RANGE 30 EAST, PALM COAST, FLAGLER COUNTY, FLORIDA.

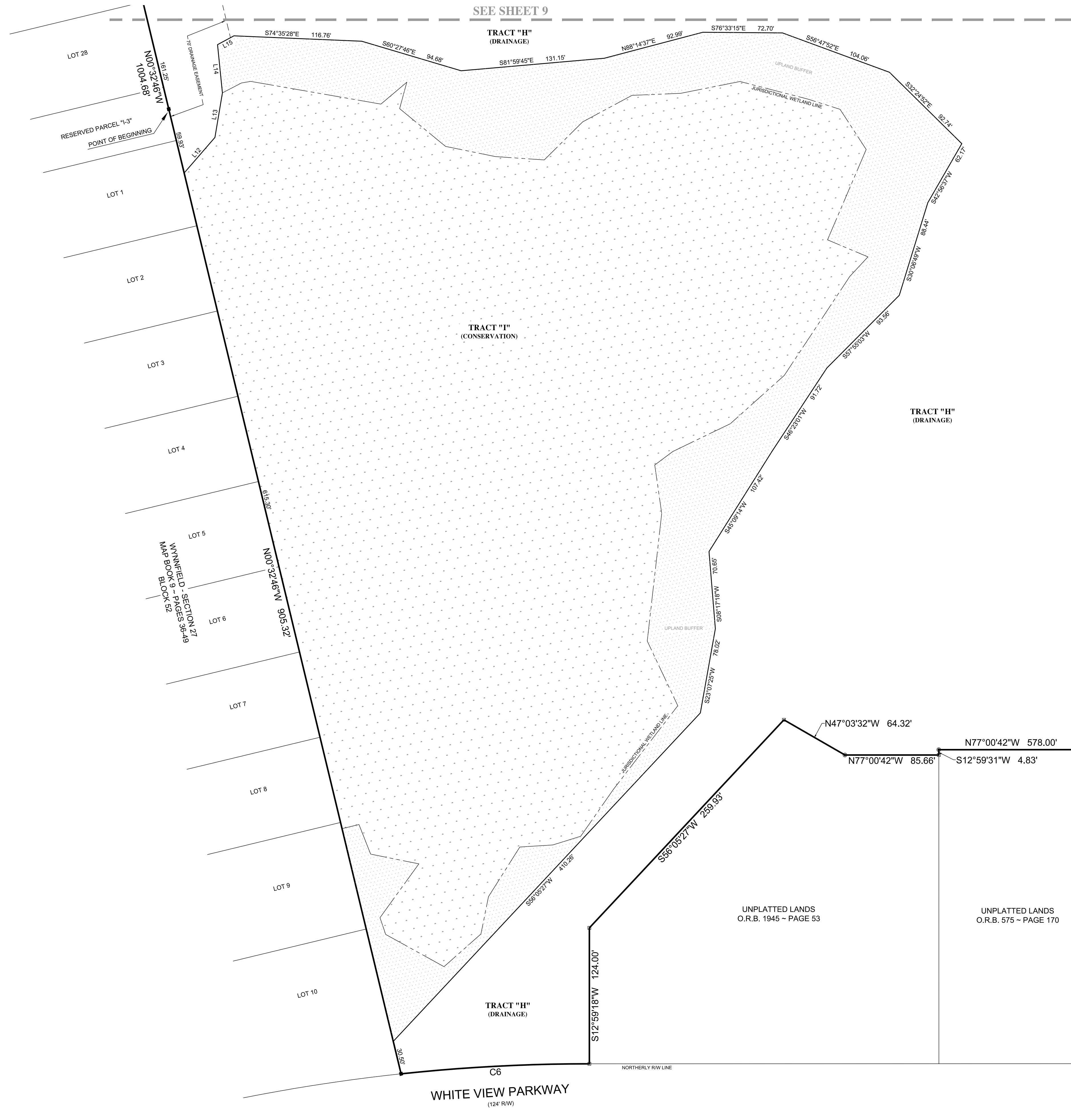
SHEET 7 OF 10 SHEETS
(SEE SHEET 2 FOR GENERAL NOTES AND LEGEND)



PREPARED BY:
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1484 MONTICELLO ROAD
JACKSONVILLE, FLORIDA 32207; PHONE (904) 805-0030
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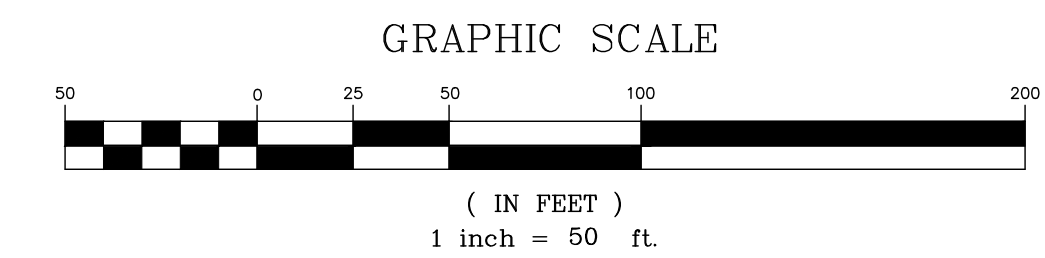
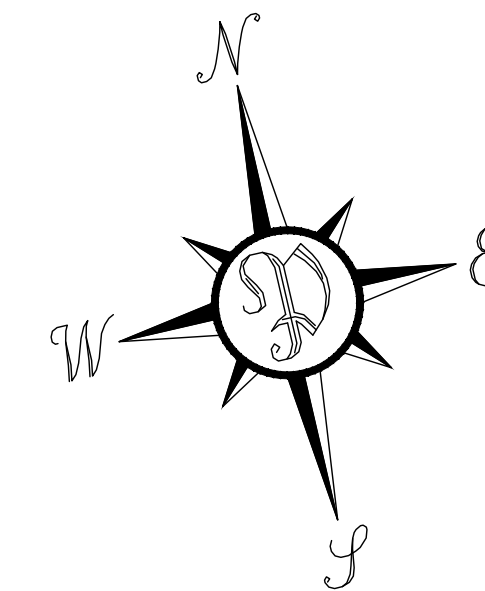
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LINE TABLE		
LINE #	LENGTH	DIRECTION
L12	42.89'	N53°52'53"E
L13	41.23'	N22°34'20"E
L14	44.25'	N07°13'38"E
L15	16.94'	N74°40'35"E

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C6	172.20'	1624.00'	0°04'31"	N80°02'58"W	172.12'

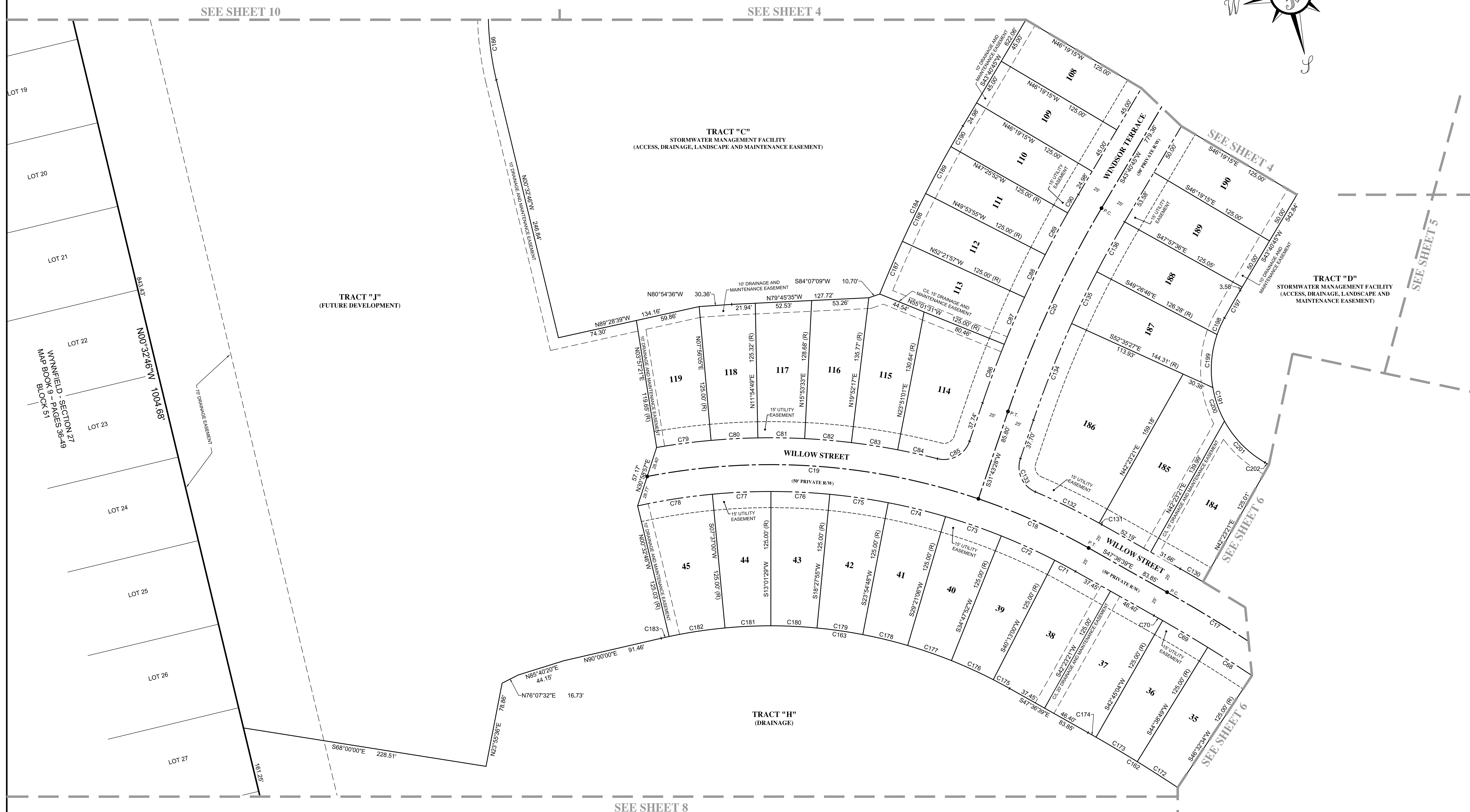
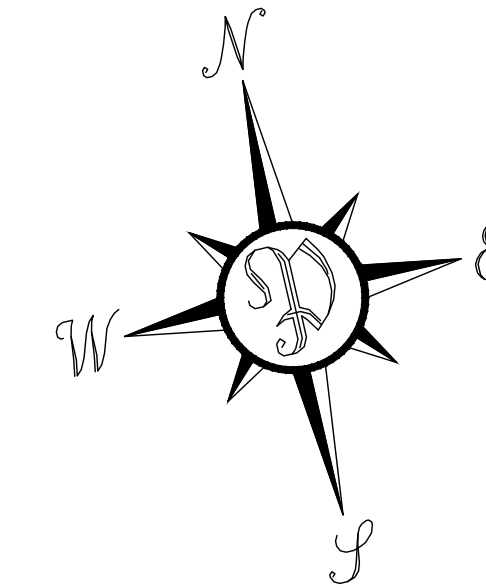
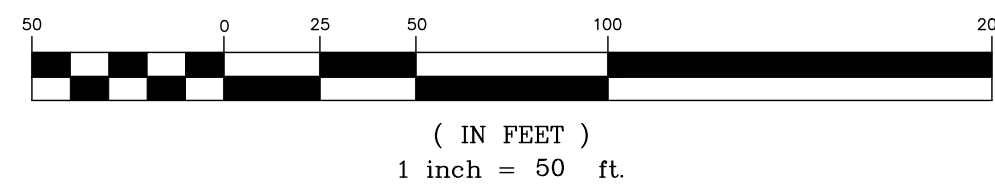


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GRAPHIC SCALE

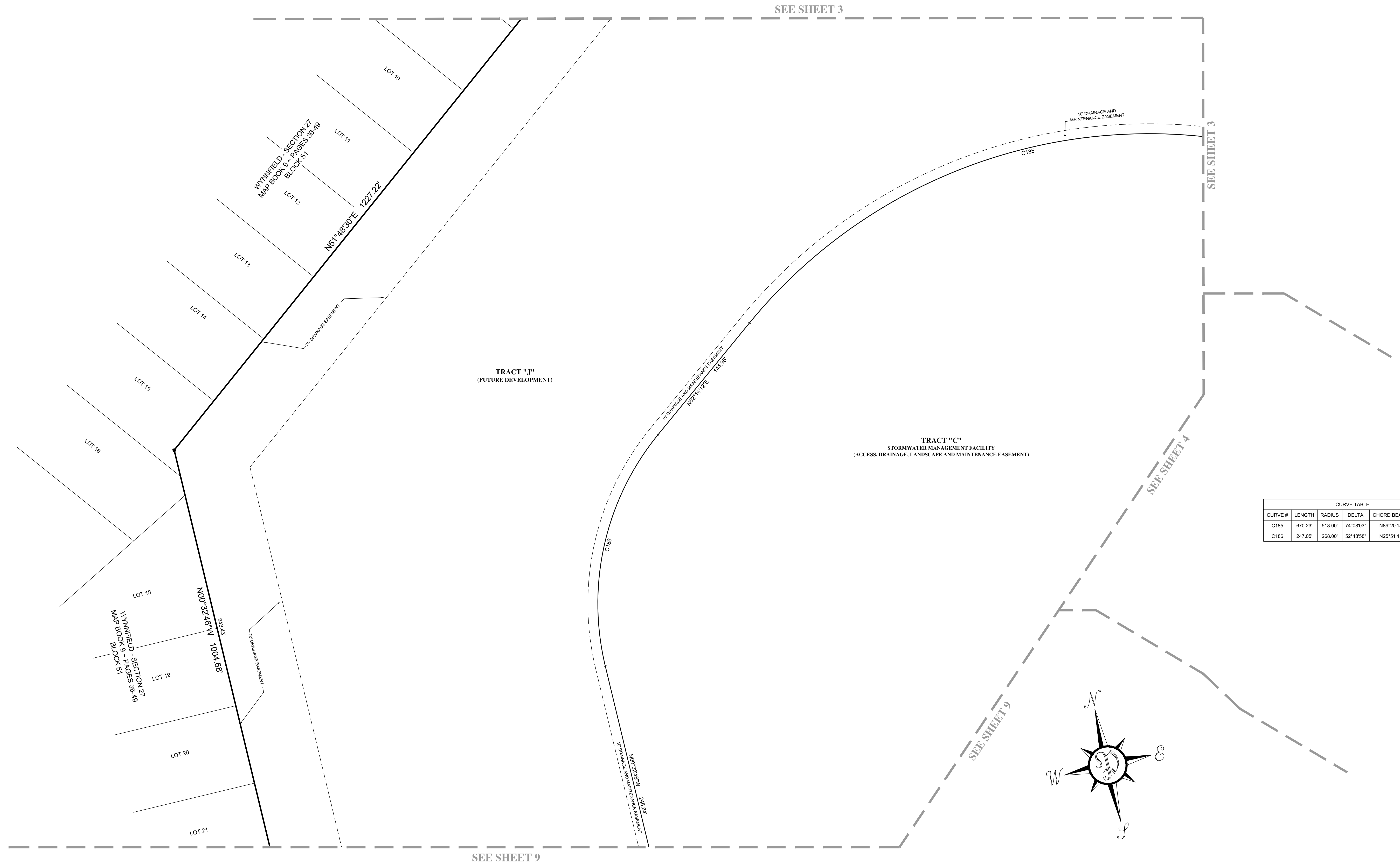


CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C17	427.36	1500.00	16°19'28"	S39°26'57"E	425.91'
C18	112.49	603.00	10°41'19"	S52°57'19"E	112.33'
C19	312.40	603.00	39°41'02"	S73°06'29"E	308.92'
C20	208.65	1000.00	11°57'18"	S37°42'07"W	208.27'
C66	48.81	1475.00	1°53'45"	N44°24'19"W	48.80'
C69	48.81	1475.00	1°53'45"	N46°18'04"W	48.80'
C70	9.32	1475.00	0°21'43"	N47°25'48"W	9.32'
C71	21.92	578.00	2°10'21"	N48°41'50"W	21.91'
C72	54.67	578.00	5°25'08"	N52°29'34"W	54.65'
C73	54.94	578.00	5°26'46"	N57°55'31"W	54.92'
C74	54.86	578.00	5°26'18"	N63°22'03"W	54.84'
C75	54.96	578.00	5°26'53"	N68°48'39"W	54.94'
C76	54.86	578.00	5°26'25"	N74°15'18"W	54.86'
C77	54.56	578.00	5°24'30"	N79°40'46"W	54.54'
C78	70.43	578.00	6°58'52"	N85°52'26"W	70.38'
C79	51.11	628.00	4°39'47"	N84°23'49"W	51.10'
C80	43.61	628.00	3°58'44"	N80°04'33"W	43.60'
C81	43.61	628.00	3°58'44"	N78°05'49"W	43.60'
C82	43.61	628.00	3°58'44"	N72°07'05"W	43.60'
C83	43.61	628.00	3°58'44"	N68°08'21"W	43.60'
C84	37.93	628.00	3°27'38"	N64°25'10"W	37.92'
C85	37.34	25.00	85°35'11"	S74°31'03"W	33.97'
C86	58.15	1025.00	1°31'02"	S33°20'59"W	58.14'
C87	47.57	1025.00	2°39'33"	S36°18'16"W	47.57'
C88	44.14	1025.00	2°28'03"	S38°52'04"W	44.14'
C89	44.14	1025.00	2°28'03"	S41°20'07"W	44.14'
C90	19.86	1025.00	1°06'37"	S43°07'27"W	19.86'
C130	24.33	1525.00	0°54'51"	S47°09'14"E	24.33'
C131	2.81	628.00	0°19'24"	S47°44'21"E	2.81'
C132	66.19	628.00	6°02'20"	S50°53'13"E	66.16'
C133	37.36	25.00	85°37'51"	S11°05'28"E	33.98'
C134	96.74	975.00	5°41'05"	S34°34'00"W	96.70'
C135	53.51	975.00	3°08'41"	S38°58'53"W	53.51'
C136	53.19	975.00	3°07'32"	S42°07'00"W	53.18'
C162	454.64	1350.00	19°17'44"	N37°57'47"W	452.50'
C163	335.14	453.00	42°23'21"	N68°48'20"W	327.55'
C172	44.67	1350.00	1°53'45"	N44°24'19"W	44.67'
C173	44.67	1350.00	1°53'45"	N46°18'04"W	44.67'
C174	8.53	1350.00	0°21'43"	N47°25'48"W	8.53'
C175	17.18	453.00	2°10'21"	N48°41'50"W	17.17'
C176	42.84	453.00	5°25'08"	N52°29'34"W	42.83'
C177	43.06	453.00	5°26'46"	N57°55'31"W	43.04'
C178	43.00	453.00	5°26'18"	N63°22'03"W	42.98'
C179	43.07	453.00	5°26'53"	N68°48'39"W	43.06'
C180	43.01	453.00	5°26'25"	N74°15'18"W	43.00'
C181	42.76	453.00	5°24'30"	N79°40'46"W	42.74'
C182	52.62	453.00	6°39'18"	N85°42'39"W	52.59'
C183	7.60	453.00	0°57'43"	N89°31'10"W	7.60'
C184	174.71	1150.00	8°42'16"	S39°19'37"W	174.54'
C186	247.05	268.00	52°48'58"	N25°51'43"E	238.39'
C187	53.38	1150.00	2°39'33"	S36°18'16"W	53.37'
C188	49.52	1150.00	2°28'03"	S38°52'04"W	49.52'
C189	49.52	1150.00	2°28'03"	S41°20'07"W	49.52'
C190	22.29	1150.00	1°06'37"	S43°07'27"W	22.29'
C191	154.66	100.00	88°36'52"	S02°36'34"E	139.70'
C197	29.40	850.00	1°55'53"	S42°11'19"W	29.39'
C198	17.03	100.00	8°45'21"	S36°49'12"W	17.01'
C199	50.00	100.00	28°36'52"	S17°37'05"W	49.48'
C200	33.13	100.00	18°58'59"	S08°11'51"E	32.98'
C201	54.50	100.00	31°13'39"	S31°18'10"E	53.83'
C202	4.34	1650.00	0°09'02"	N46°50'29"W	4.34'

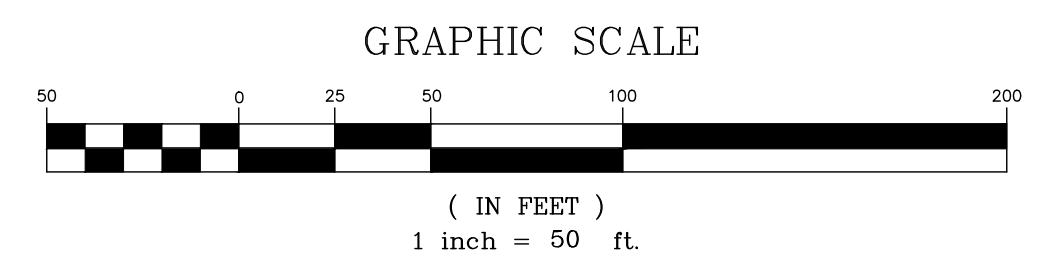
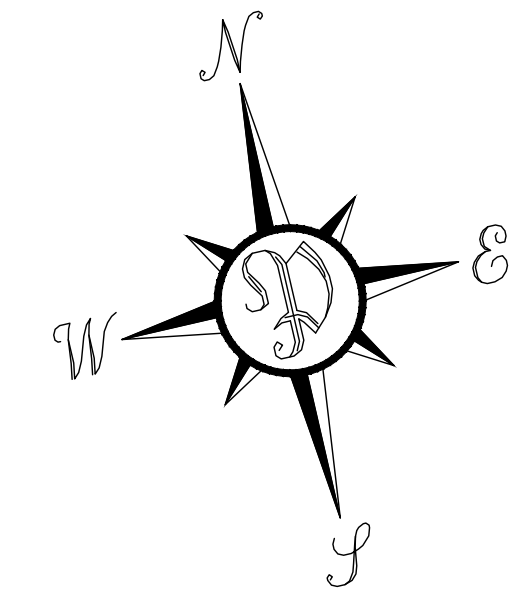
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SHEET 10 OF 10 SHEETS
(SEE SHEET 2 FOR GENERAL NOTES AND LEGEND)



CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C185	670.23'	518.00'	74°08'03"	N89°20'14"E	624.45'
C186	247.05'	268.00'	52°48'58"	N29°51'43"E	238.39'



PREPARED BY:
PERRET AND ASSOCIATES, INC.
1484 MONTICELLO ROAD
JACKSONVILLE, FLORIDA 32207; PHONE (904) 805-0030
L.B. NO. 6715

City of Palm Coast, Florida Agenda Item

Agenda Date: February 1, 2022

Department PLANNING Item Key 13081	Amount Account #
Subject RESOLUTION 2022-XX APPROVING THE FINAL PLAT FOR THE TRAILS (AR #4911)	
Presenter: Bill Hoover, Senior Planner, AICP	
Background: This is a quasi-judicial item. Please remember to disclose any ex-parte communications. The application, submitted by the owner/applicant, Alliant Engineering, Inc., proposes to plat and subdivide approximately 187.7 acres of land into 274 townhouse lots and 13 tracts. The Trails is located on the west side of Belle Terre Parkway north of the Belle Terre Elementary School and directly across from Fire Station #23. The Future Land Use Map is DRI-Mixed Use and the Official Zoning is Palm Coast Park Master Planned Development (MPD). The Applicant was issued a Subdivision Master Plan Development Order from the Planning Development and Regulations Board on August 19, 2020. A site development permit was issued on May 13, 2021 in accordance with the approved construction plans filed with the approved preliminary plat. Prior to plat execution, the applicant will be required to provide a performance surety bond of 120% of the infrastructure cost in the amount of \$ 4,129,226.68. The project meets the technical requirements of the City Code and Florida Statutes, Chapter 177 Florida Statutes.	
Recommended Action: ADOPT RESOLUTION 2022-XX APPROVING THE FINAL PLAT AND AUTHORIZING THE MAYOR TO EXECUTE THE PLAT AND STAFF TO ISSUE A FINAL PLAT DEVELOPMENT ORDER FOR APPLICATION #4911-THE TRAILS	

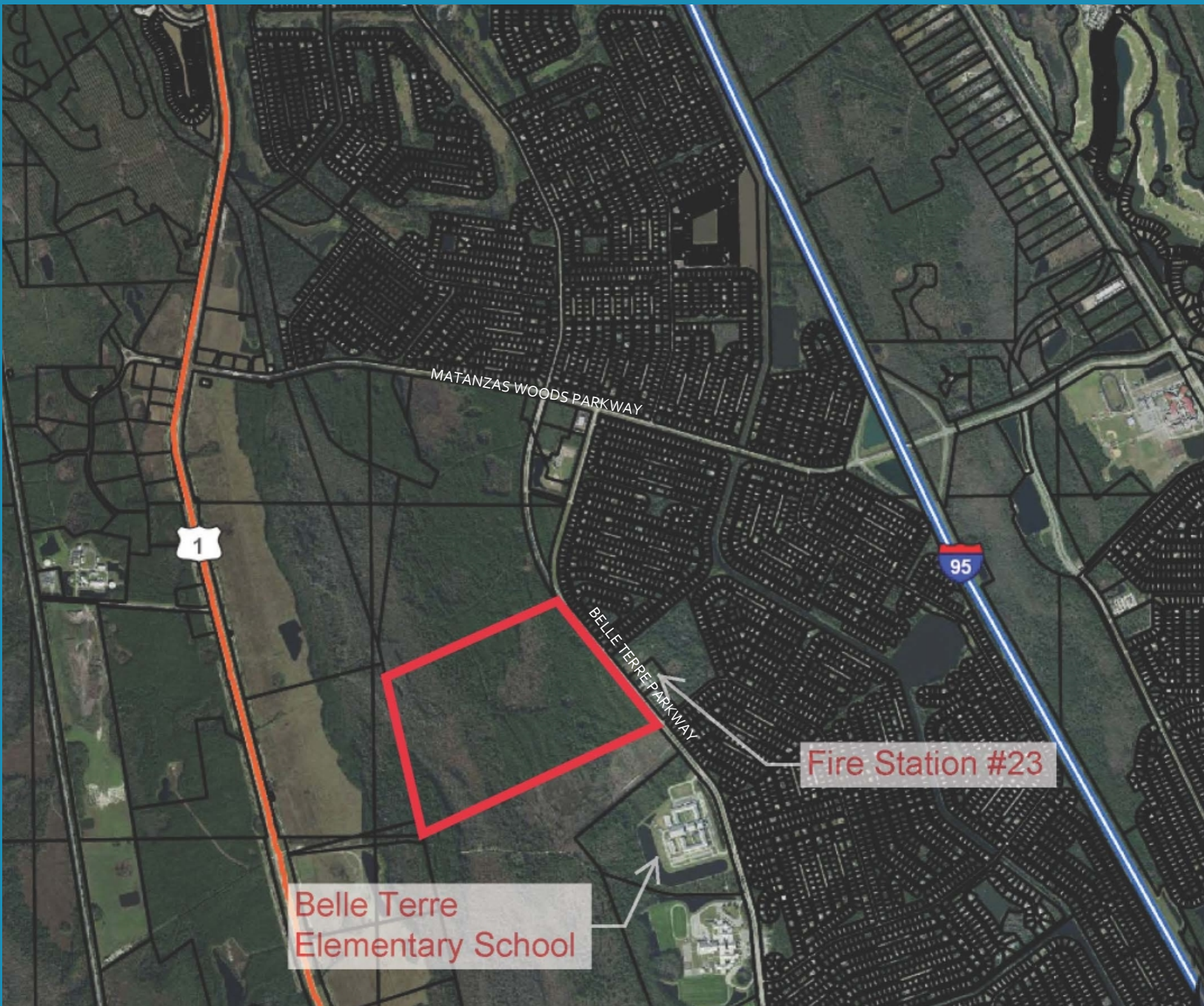
The Trails Final Plat

City Council Public Hearing
on February 1, 2022



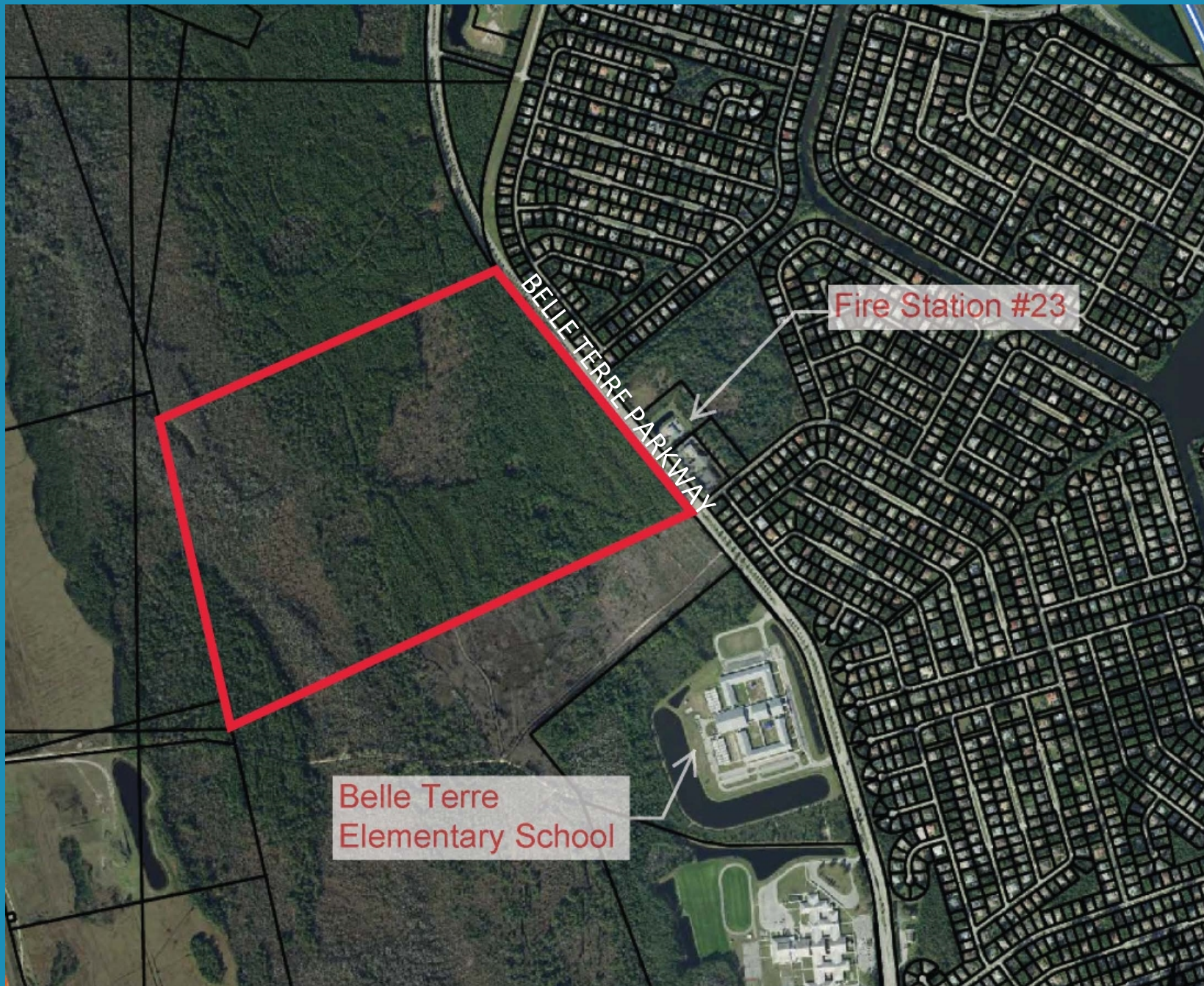
Location Map

The Trails is 187.7 +/- acres and located on the west side of Belle Terre Parkway north of the Belle Terre Elementary School and directly across from Fire Station #23.



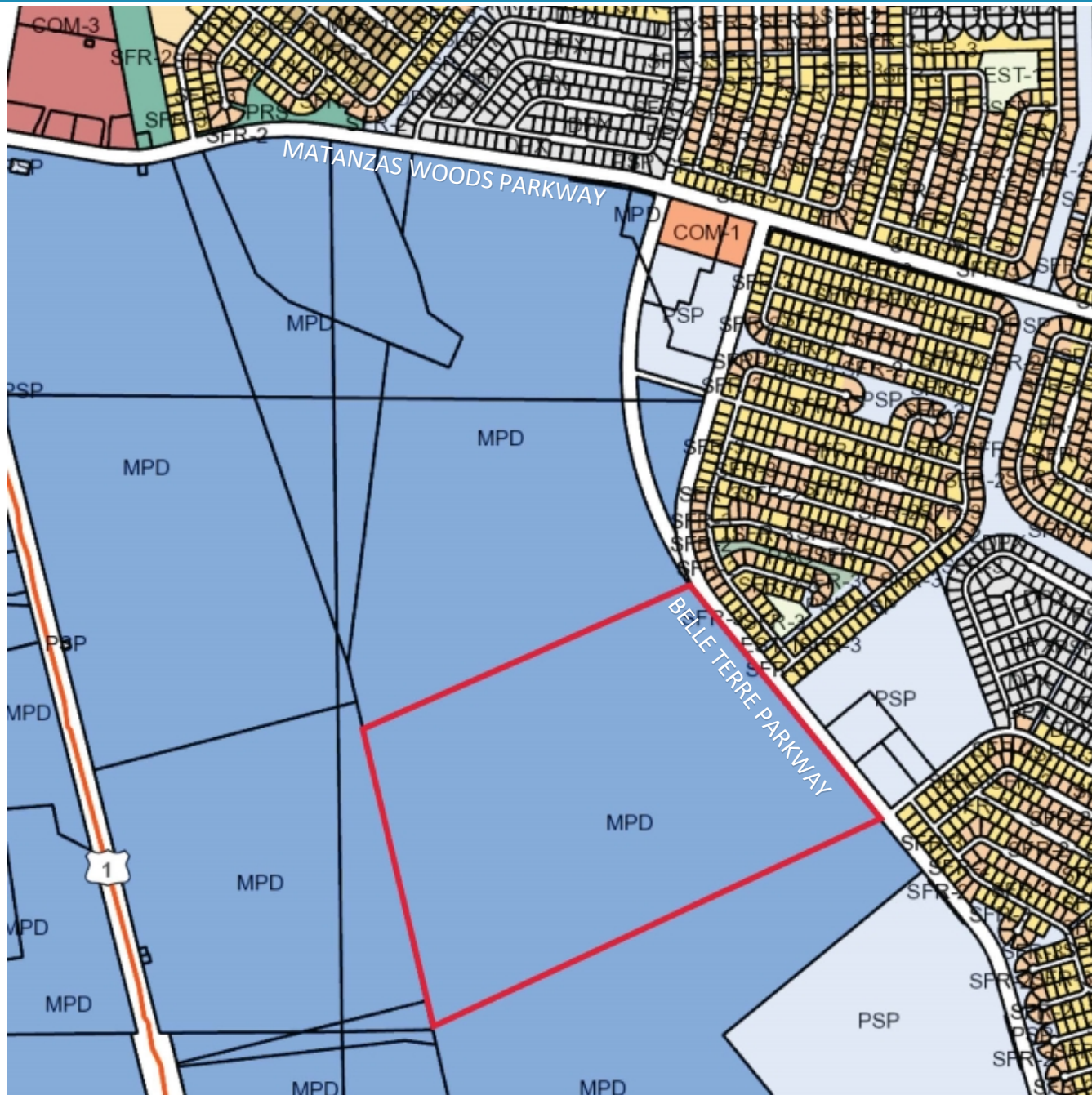
Background

The Trails Subdivision Master Plan was approved by The City of Palm Coast Planning Development and Regulations Board on August 19, 2020. Preliminary Plat was approved and construction started in May 2021.



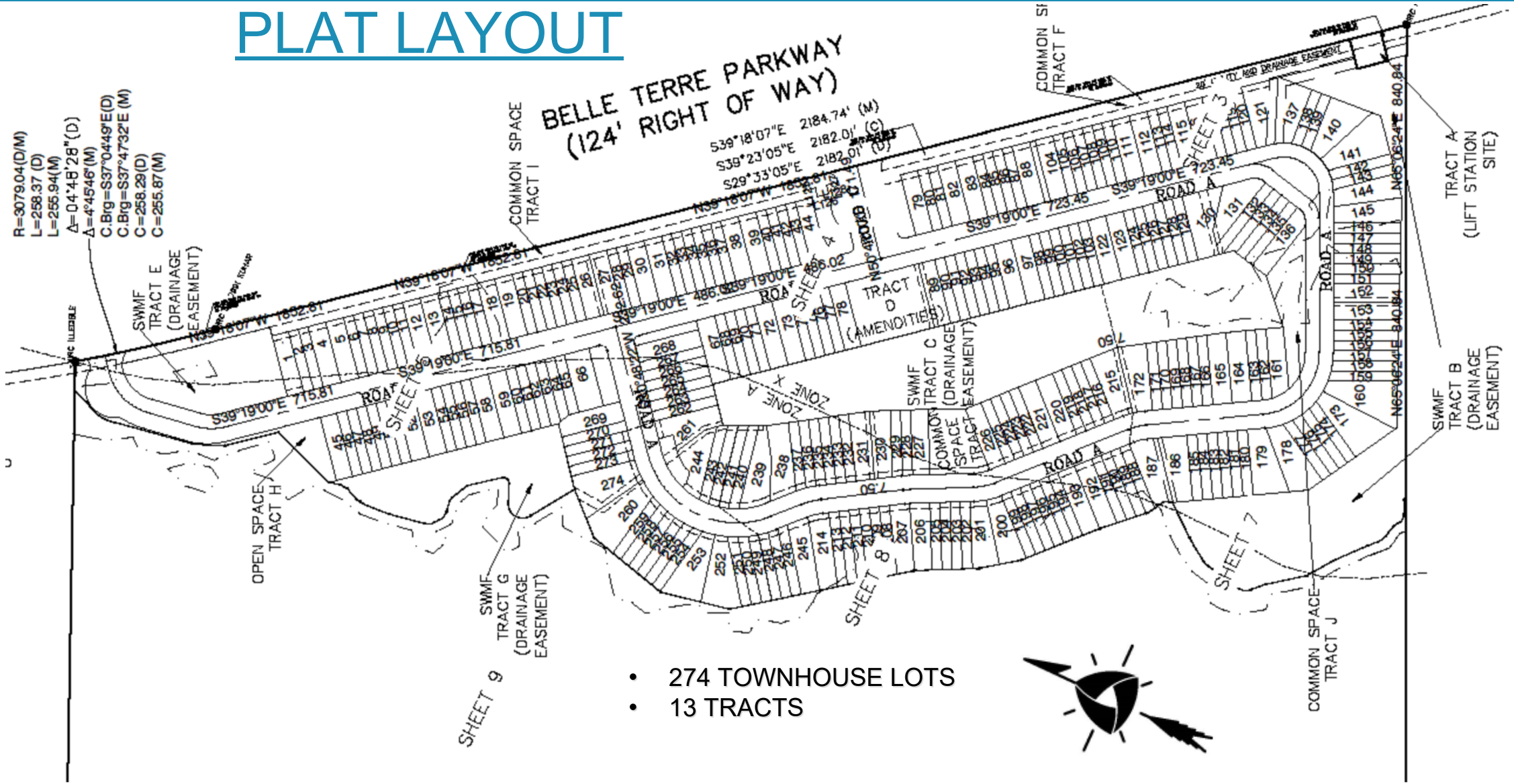
Zoning Map

The Trails is located in the Palm Coast Park MPD.



- Legend
- Parcels
 - Roads
 - Streams and River
 - Palm Coast Zoning
 - AC : Annexed Area Flagler County Zoning adopted
 - AGR
 - C-2
 - CN: Annexed Area Flagler County Zoning adopted
 - COM-1
 - COM-2
 - COM-3
 - DPX
 - EST-1
 - EST-2
 - I
 - IND-1
 - IND-2
 - MFR-1
 - MFR-2
 - MPD
 - NRC-PUD: Annexed Area, Flagler County Zoning adopted
 - OFC-1
 - OFC-2
 - P & G
 - PRS
 - PSP
 - PUD: Annexed Area Flagler County Zoning adopted
 - SFR-1
 - SFR-2
 - SFR-3
 - SFR-4
 - SFR-5

PLAT LAYOUT



$R=3079.04(D/M)$
 $L=258.37(D)$
 $L=255.94(M)$
 $\Delta=04'48''28''(D)$
 $\Delta=4'45'46''(M)$
 $C.Brg=S37^{\circ}04'49''E(D)$
 $C.Brg=S37^{\circ}47'32''E(M)$
 $C=258.29(D)$
 $C=255.87(M)$

- 274 TOWNHOUSE LOTS
- 13 TRACTS



Bonds

A performance bond for the infrastructure in the amount of \$4,129,226.68 has been received and found acceptable.

Recommendation

Adopt Resolution 2022-xx approving Final Plat for The Trails and authorizing the Mayor to execute the plat and staff to issue a Final Plat Development Order for AR #4911.

Questions?

RESOLUTION 2022-____
THE TRAILS FINAL PLAT

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA, APPROVING APPLICATION # 4911 FOR THE FINAL PLAT OF A PARCEL OF LAND BEING TRACT 22 A PARCEL OF LAND LYING IN GOVERNMENT SECTIONS 34, TOWNSHIP 10 SOUTH, RANGE 30 EAST, FLAGLER COUNTY, FLORIDA; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR IMPLEMENTING ACTIONS AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, on October 5, 2021, Application #4911, (hereinafter “the application”) was submitted by Alliant Engineering, Inc. to the City of Palm Coast Community Development Department for approval of approximately 187.7 acres of land into 274 townhouse lots and 13 tracts; and

WHEREAS, the City has reviewed the development proposal and has determined that it is in accordance with the codes, ordinances and land development regulations of the City; and

WHEREAS, the City has reviewed the development proposal and has determined that conditions are required to be satisfied prior to the Mayor executing the final plat.

NOW, THEREFORE, BE IT RESOLVED by the city of Palm Coast, Flagler County, Florida:

SECTION 1. APPROVAL APPLICATION/FINDINGS.

(a). The City Council hereby approves the application for approval of 274 townhouse lots and 13 tracts and hereby authorizes the Mayor of the City of Palm Coast to execute the Plat.

(b). The development approval sought under and pursuant to the application is consistent with the City of Palm Coast Comprehensive Plan and Development of the property will be subject to and consistent with and in compliance with applicable land development regulations and all other applicable regulations and ordinances as set forth in the *Code of Ordinances of the City of Palm Coast*.

SECTION 2. SEVERABILITY. It is hereby declared to be the intention of the City Council that the sections, paragraphs, sentences, clauses and phrases of this Resolution are severable, and if any phrase, clause, sentence, paragraph or section of this Resolution shall be declared unconstitutional by the valid judgment or decree of a court of competent jurisdiction, such unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs and sections of this Resolution.

SECTION 3. CONFLICTS. All resolutions or parts of resolutions in conflict with this Resolution are hereby repealed.

SECTION 4. IMPLEMENTING ACTIONS. The City Manager, or designee, is hereby authorized to take any actions necessary to implement the action taken in this Resolution.

SECTION 5. EFFECTIVE DATE. This Resolution shall become effective immediately upon its passage and adoption.

DULY PASSED AND ADOPTED by the City Council of the City of Palm Coast, Florida, on this 1st day of February, 2022.

ATTEST:

CITY OF PALM COAST

VIRGINIA A. SMITH, CITY CLERK

DAVID ALFIN, MAYOR

APPROVED AS TO FORM AND LEGALITY:

NEYSA BORKERT, CITY ATTORNEY

THE TRAILS

A PORTION OF SECTIONS 34, TOWNSHIP 10 SOUTH, RANGE 30 EAST
CITY OF PALM COAST, FLAGLER COUNTY, FLORIDA

LEGAL DESCRIPTION

A PARCEL OF LAND LOCATED IN GOVERNMENT SECTION 34, TOWNSHIP 10 SOUTH, RANGE 30 EAST, FLAGLER COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SAID SECTION 34 FOR A POINT OF REFERENCE; THENCE ALONG THE SOUTH LINE OF SAID SECTION 34, N88°47'11"E FOR A DISTANCE OF 729.50 FEET; THENCE DEPARTING SAID SOUTH LINE N13°03'04"W FOR A DISTANCE OF 16.76 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE CONTINUE N13°03'04"W FOR A DISTANCE OF 2467.30 FEET; THENCE N66°01'36"E FOR A DISTANCE OF 2876.07 FEET TO A NON-TANGENT CURVE; THENCE ALONG SAID CURVE TO THE LEFT HAVING A RADIUS OF 3079.04 FEET, AN ARC LENGTH OF 258.37 FEET, A CENTRAL ANGLE OF 04°48'28", A CHORD BEARING OF S37°04'49"E AND A CHORD DISTANCE OF 258.29 FEET TO A POINT OF NON TANGENCY; THENCE S39°23'05"E FOR A DISTANCE OF 2182.01 FEET; THENCE S65°03'21"W FOR A DISTANCE OF 3982.58 FEET TO THE AFOREMENTIONED POINT OF BEGINNING OF THIS DESCRIPTION.

DEDICATION

This is to certify that ADJ Trails of Palm Coast, LLC, a Florida Limited Liability Company ("Owner") is the fee simple owner of the lands described in this caption hereon known as THE TRAILS, has caused the same to be surveyed and subdivided, and that this plat, made in accordance with said survey is hereby adopted as the true and correct plat of these lands.

Those rights of way depicted hereon as Redbud Road, and Sienna Trail Boulevard as shown on this plat shall remain privately owned and are for the use of the owners of the lots, their successors and assigns, their guests, and for access by municipal services and are the perpetual maintenance obligation of a homeowners association, its successor or assigns. A utility easement is dedicated to the City of Palm Coast over all private right of ways for the construction, operation and maintenance of utility facilities.

All utility easements shown hereon are dedicated to the City of Palm Coast including, but not limited to a 10' non-exclusive utility easement across the frontage of all lots and tracts.

Tracts B, C, E, G are for stormwater management facility tracts are reserved to the owner, its successors and assigns, and shall be perpetually operated and maintained by a property owners association or other such entity. An easement for access is granted to the City of Palm Coast, Florida over Tracts B, C, E and G for the limited purpose of restoring functionality of the drainage facilities, in the event of an emergency, at the sole discretion of the City.

Tracts D, F, H-M as shown on this plat shall remain privately owned and the sole and exclusive property of the owner, its successors and assigns, being reserved as Common Space serving abutting lots for ingress, egress, utilities, drainage and other purposes not inconsistent with this reservation and is the perpetual maintenance obligation of the owner, its successors and assigns; provided however, the undersigned Owner reserves the right to assign the obligation for maintenance of said tract to a property owners association or other such entity or person as will assume all obligation of maintenance and operation thereof under the plat.

Tract A for lift station site as shown on this plat is hereby irrevocably and without reservation dedicated to the City of Palm Coast, its successors and assigns, for lift station purposes, and is the perpetual maintenance obligation of said Municipality, its successors and assigns.

Tract N as shown on this plat shall remain privately owned and the sole and exclusive property of the owner, its successors and assigns, being reserved as a conservation easement; provided however, the undersigned Owner reserves the right to assign the obligation for maintenance to a property owner association or other such entity or person. Tract N as shown hereon is subject to a conservation easement in favor of The St Johns River Water Management District pursuant to Section 704.06, Florida Statutes.

In witness whereof, the undersigned Owner has executed this plat on the ____ day of _____, 2021.

Owner: ADJ Trails of Palm Coast, LLC

Witness _____

Printed Name _____

By: _____

Witness _____

_____ / ADJ Trails of Palm Coast, LLC.

Printed Name _____

The foregoing instrument was acknowledged by means of __ physical presence or __ online notarization before me this ____ day of _____, 2021, by _____ on behalf of ADJ Trails of Palm Coast, LLC, a Florida Limited Liability Company he being known to me and did not take an oath.

Notary Public, State of Florida at Large

My Commission expires _____

Printed Name _____

Commission Number _____

SURVEYOR'S CERTIFICATE

Know all men by these presents, that the undersigned, being currently licensed and registered by the State of Florida as a Professional Surveyor and Mapper, does hereby certify that the above plat was made under the undersigned's responsible direction and supervision, and the plat complies with all of the requirements of Part 1, Chapter 177, of the Florida Statutes.

Signed and sealed this ____ day of our Lord _____, Anno Domini 2021.

Clayton A. Walley
Professional Surveyor and Mapper
State of Florida Registered Surveyor No. LS7209

REVIEWING SURVEYOR'S CERTIFICATION

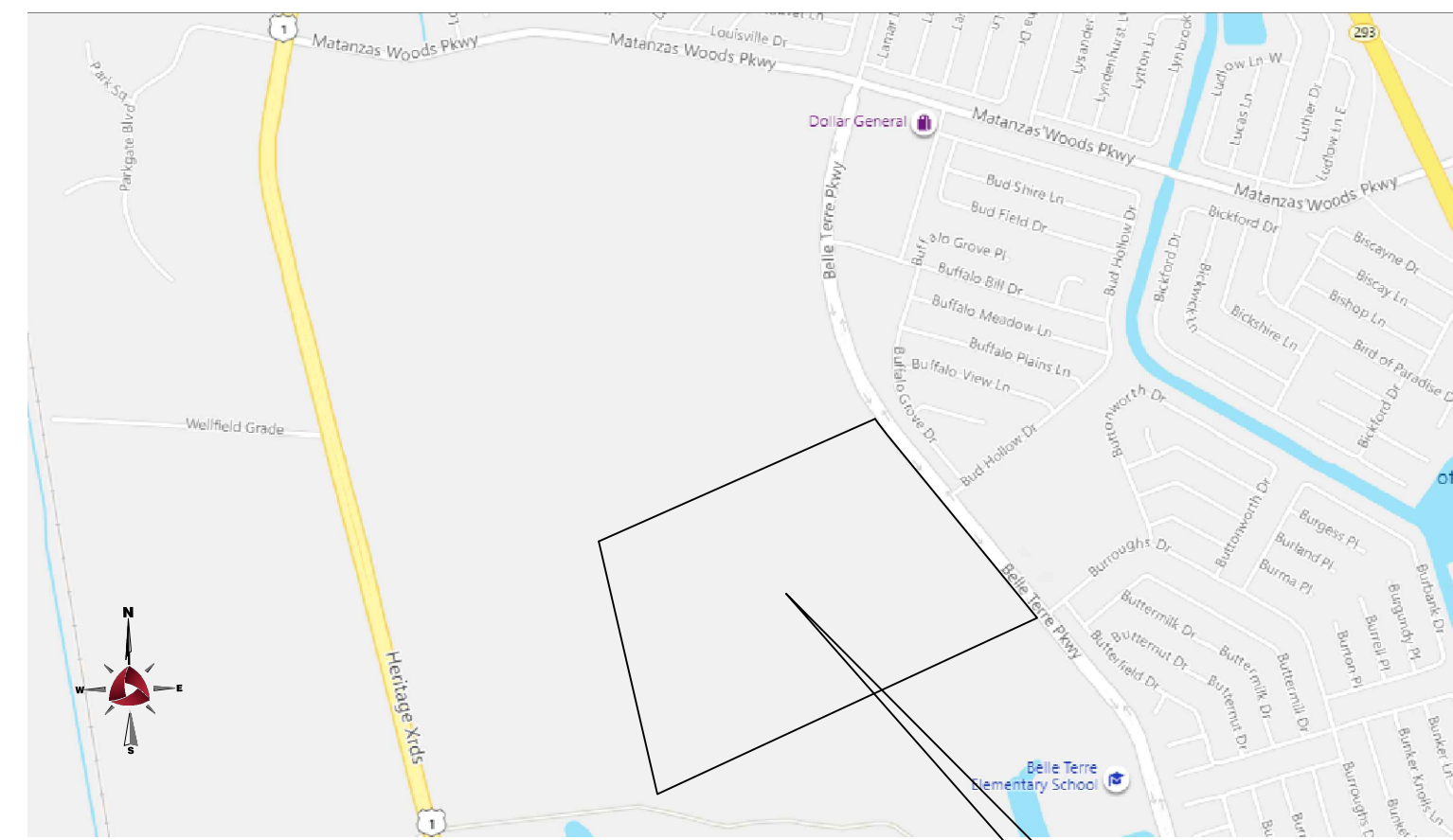
I hereby certify, that the undersigned, is a licensed professional surveyor and mapper, and is either employed or under contract with the City of Palm Coast / Flagler County. I also certify that I am not representing the owner or owners of record and have received this plat and found it to comply with the requirements of Part 1, Chapter 177, Florida Statutes.

Date: _____

By: _____

Print Name: _____

Florida Professional Surveyor and Mapper
Certificate No. LS _____



VICINITY MAP
N.T.S.

PROJECT
LOCATION

GENERAL NOTES

- Bearings shown are referenced to the Southwesterly right-of-way line of Belle Terre Parkway (a 124' right-of-way) as being S39°23'05"E as monumented and recorded in Official Record Book 1693, Page 1498 of the Official Records of Flagler County, Florida.
- Coordinates based on NAD 83/ 2011 and are GPS derived.
Coordinate datum: State Plane values reference Florida East Zone, North American Datum 1983 (2011) and are in U.S. survey feet and decimals thereof.
- Section lines and quarter section lines, if shown, are graphic representations only and do not reflect field measurements unless otherwise noted.
- NOTICE: This plat, as recorded in its graphic form, is the official depiction of the subdivided lands described herein and will in no circumstances be supplanted in authority by any other graphic or digital form of the plat. There may be additional restrictions that are not depicted on this plat that may be found in the public records of this county.
- Current law provides that no Construction, Filling, removal of earth, cutting of trees or other plants shall take place waterward of the jurisdictional wetland line as shown on this plat without the approval of the city and/or any other federal state or local government regulatory agencies with jurisdiction over such wetlands. It is the responsibility of the lot owner, his agents and the entity performing any activity within this area to acquire the necessary written approval prior to the beginning of any work. The jurisdictional wetland line shown hereon may be superseded and recertified at any time, by the appropriate authorities.
- Upland buffers adjacent to wetlands are to remain natural, vegetative and undisturbed.
- Nothing herein shall be construed as creating an obligation upon any governing body to perform any act of construction or maintenance within such dedicated areas except when the obligation is voluntarily assumed by the governing body.
- All utilities shall be located underground.
- The plat was prepared with the benefit of an Opinion of Title prepared by Smith Bigman Brock Dated December 16, 2021.
- The property lies within Zone X (unshaded - areas determined to be outside the 0.2% annual chance floodplain) and Zone A (Special Flood Hazard Area Without Base Flood Elevation) of Federal Emergency Management Agency (FEMA) Flood Insurance Community Panel No. 12035C0110E, effective June 6, 2018. (Do not use this plat for flood zone determination. The Flood Insurance Rate Map (FIRM) is subject to change, use the current approved FIRM for community panel number, date and flood zone determinations).
- This plat is subject to Palm Coast Park Master Plan Development Agreement recorded in Official Records Book 1840, Pages 1416 on all its amendments.

JOINDER AND CONSENT MORTGAGEE

This is to certify that Flagstar Bank, FSB, a Federally Chartered Savings bank, being the Mortgagee of the lands described in the foregoing Caption of this Plat, recorded in that Mortgage and Security Agreement, recorded in Official Records Book 2511, page 888, of the Public Records of Flagler County, Florida, does hereby join in and consent and make itself a party for the dedication of said lands and plat for the uses and purposes therein described, and agrees that the mortgage shall be subordinated to said dedications.

In witness whereof, Flagstar Bank, FSB, a Federally Chartered Savings bank, has caused these presents to be signed by _____, its (Title) _____, by and with authority of Flagstar Bank, FSB, a Federally Chartered Savings bank, this ____ day of _____, A.D. 2021

Witness _____

Print name: _____

Name: _____, as

(Title) _____

Witness _____

of Flagstar Bank, FSB, A
Federally Chartered Savings bank

Print name: _____

Notary for Flagstar Bank, FSB,
A Federally Chartered Savings bank

State of Florida
County of Flagler

The foregoing instrument was acknowledged before me by means of __ physical presence or online notarization, this ____ day of _____, 2021 by _____, as _____ of Flagstar Bank, FSB, A Federally Chartered Savings bank, and who is personally known to me, or has produced _____ as identification.

Notary Public, State of Florida

Print Name: _____

My Commission expires: _____

My Commission No.: _____

NOTES REGARDING TRACTS, EASEMENTS:

- All platted utility easements (if any) shall provide that such easements shall also be easements for the construction, installation, maintenance, and the operation of cable television services; provided, however, no such construction, installation, maintenance, and operation of cable television services shall interfere with the facilities and services of an electric, telephone, gas or other public utility. In the event a cable television company damages the facilities of a public utility, it shall be solely responsible for damages. This section shall not apply to those private easements granted to or obtained by a particular electric, telephone, gas, or other public utility. Such construction, installation, maintenance, and operation shall comply with the national electrical safety code as adopted by the Florida Public Service Commission.
- The City of Palm Coast, Florida has no maintenance obligation within the easements for drainage but has access rights to restore functionality within the drainage easements in the event the owner's drainage system becomes compromised in the City's sole judgment.
- The utility easements referenced above and depicted as shown hereon are severable, non-exclusive easements, granting the right to construct, operate, maintain and repair underground public utility systems (including wires, cables, conduits and above ground appurtenant equipment) unless otherwise indicated.
- All easements as shown on this plat shall remain privately owned and the sole and exclusive property of the owner, its successors and assigns; provided however, the undersigned owner reserves the right to assign the obligation for maintenance of said easements to a property owners association or other such entity or person as will assume all obligation of maintenance and operation thereof under the plat.
- All utility easements shown on this plat shall also be easements for the construction, installation, maintenance, and operation of cable television services in the manner and subject to the provisions of chapter 177, part 1, section 177.091 (28) of the Florida Statutes. However, only cable television service providers specifically authorized by the undersigned owners, their successors and assigns, to serve the lands shown on this plat, shall have the benefit of said cable television service easements.

CERTIFICATE OF APPROVAL BY DEPUTY CHIEF DEVELOPMENT OFFICER

This is to certify that on the ____ day of _____, 2021 the forgoing plat was approved

By: _____
Deputy Chief Development Officer

CERTIFICATE OF APPROVAL BY THE CITY OF PALM COAST

This is to certify that on the ____ day of _____, 2021, the foregoing plat was approved by the City Council of the City of Palm Coast, Florida.

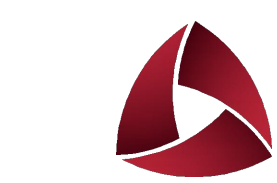
By: _____
Mayor, City of Palm Coast

Attest: _____
City Clerk

CERTIFICATE OF CLERK

I hereby certify that the foregoing plat was filed for record on the ____ day of _____, 2021 at _____ File No. _____

By: _____
Clerk and Ex-Officio Clerk to the Board of
County Commissioners Flagler County, Florida.



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Jacksonville, FL 32256
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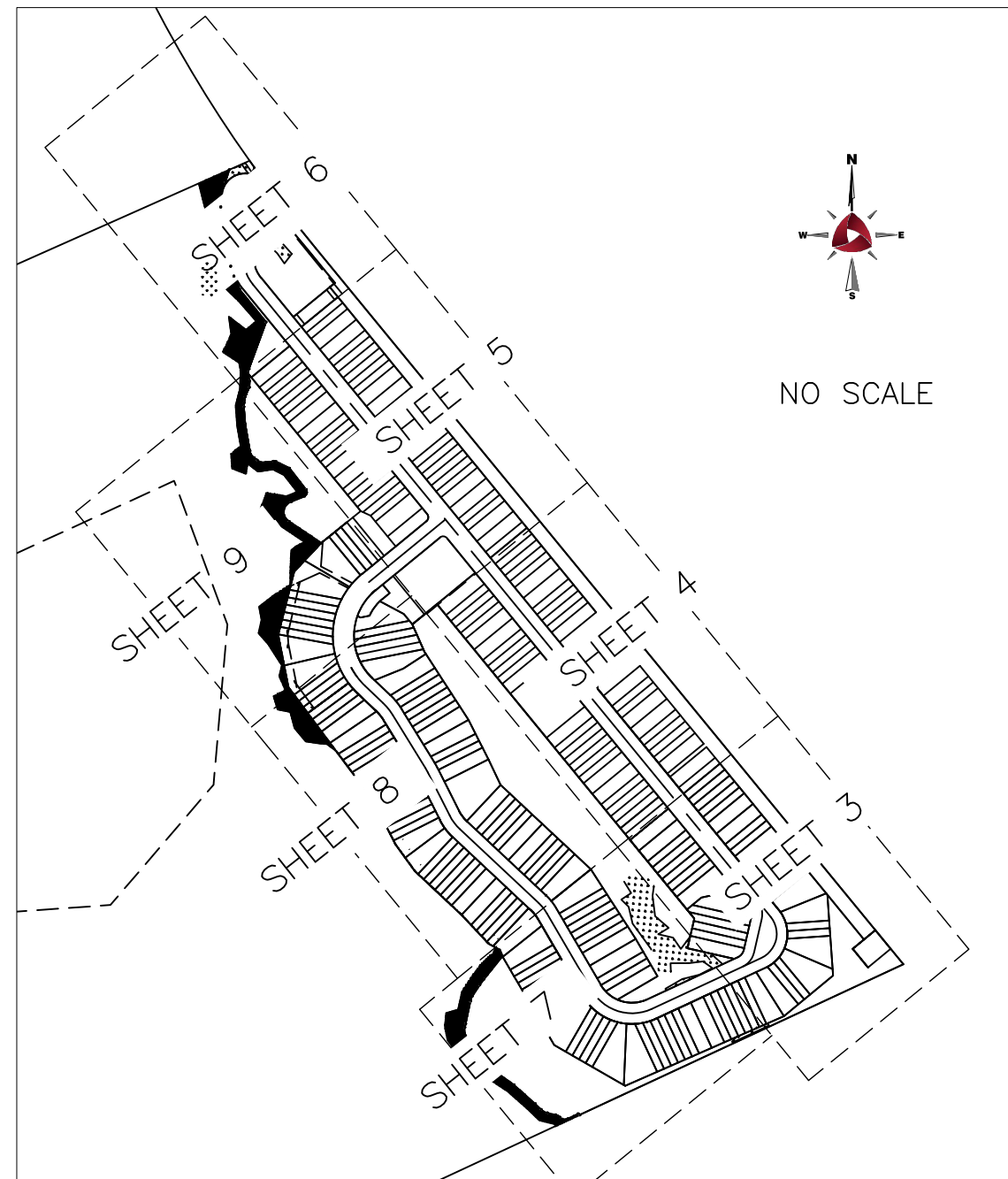
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CHECKED BY	CAW
DATE ISSUED	12/17/2021
SCALE	
JOB NO.	219-0193
PAGE	1

Drawing name: V:\Projects\2019\190193 - The Trails - FKA Tract 22\survey\plat\CURRENT\190193\plat JTK.dwg Dec 17, 2021 - 12:17pm

THE TRAILS

A PORTION OF SECTIONS 34, TOWNSHIP 10 SOUTH, RANGE 30 EAST PALM COAST, FLAGLER COUNTY, FLORIDA

KEY MAP



NO SCALE

LEGEND

- SET PRM L.B. 8289
- SET PCP L.B. 8289
- FOUND IRON MONUMENT
- D.E. DRAINAGE EASEMENT
- U.E. UTILITY EASEMENT
- PC POINT OF CURVATURE
- PT POINT OF TANGENCY
- NT NON TANGENT
- CL CENTERLINE
- LB LICENSED BUSINESS
- ORB OFFICIAL RECORD BOOK
- SWMF STORM WATER MANAGEMENT FACILITY
- ▨ UPLAND BUFFER
- ▭ WETLANDS
- (R) RADIAL LINE
- (NR) NON RADIAL LINE
- (R/W) RIGHT OF WAY

TOWNSHIP 10 SOUTH
RANGE 30 EAST

NOW OR FORMERLY
OPTIMUM PROPERTY
ORB 2260, PAGE 151
"UNPLATTED"

POINT OF COMMENCEMENT
SW CORNER SECTION 34

33/34
4/3

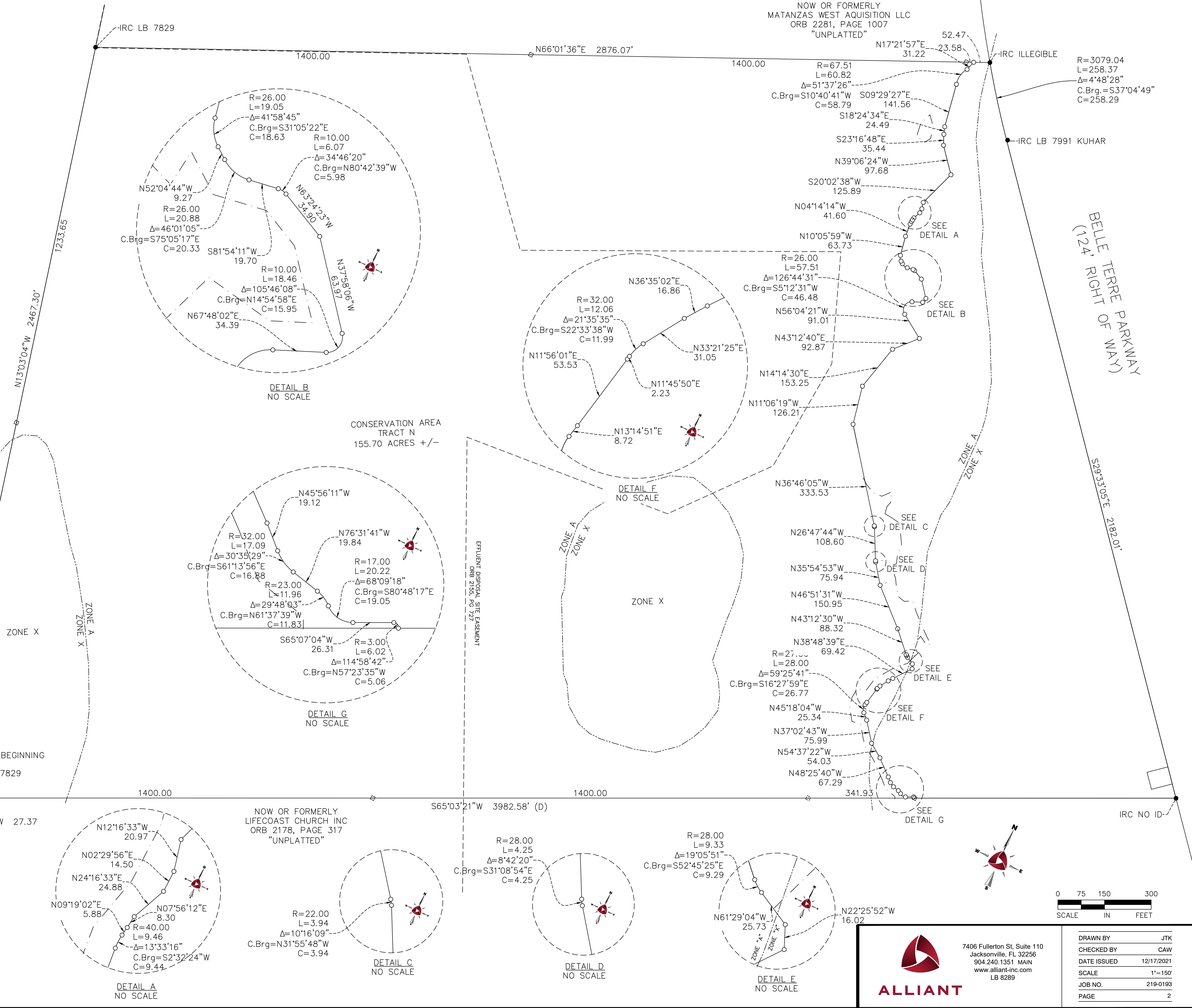
N88°47'11"E 729.50
SOUTH LINE OF SECTION 34

TOWNSHIP 11 SOUTH
RANGE 30 EAST

EFFLUENT DISPOSAL SITE EASEMENT-
ORB 2155, PAGE 727
NOW OR FORMERLY
OPTIMUM PROPERTY DEVELOPMENTS
ORB 2332, PAGE 1671
"UNPLATTED"

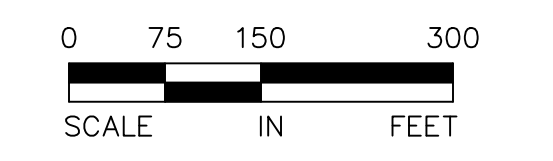
POINT OF BEGINNING
-IRC LB 7829

N13°03'04"W 27.37



BELLE TERRE PARKWAY
(124' RIGHT OF WAY)

S29°33'06"E 2182.01'



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DATE ISSUED	12/17/2021
SCALE	1"=150'
JOB NO.	219-0193
PAGE	2

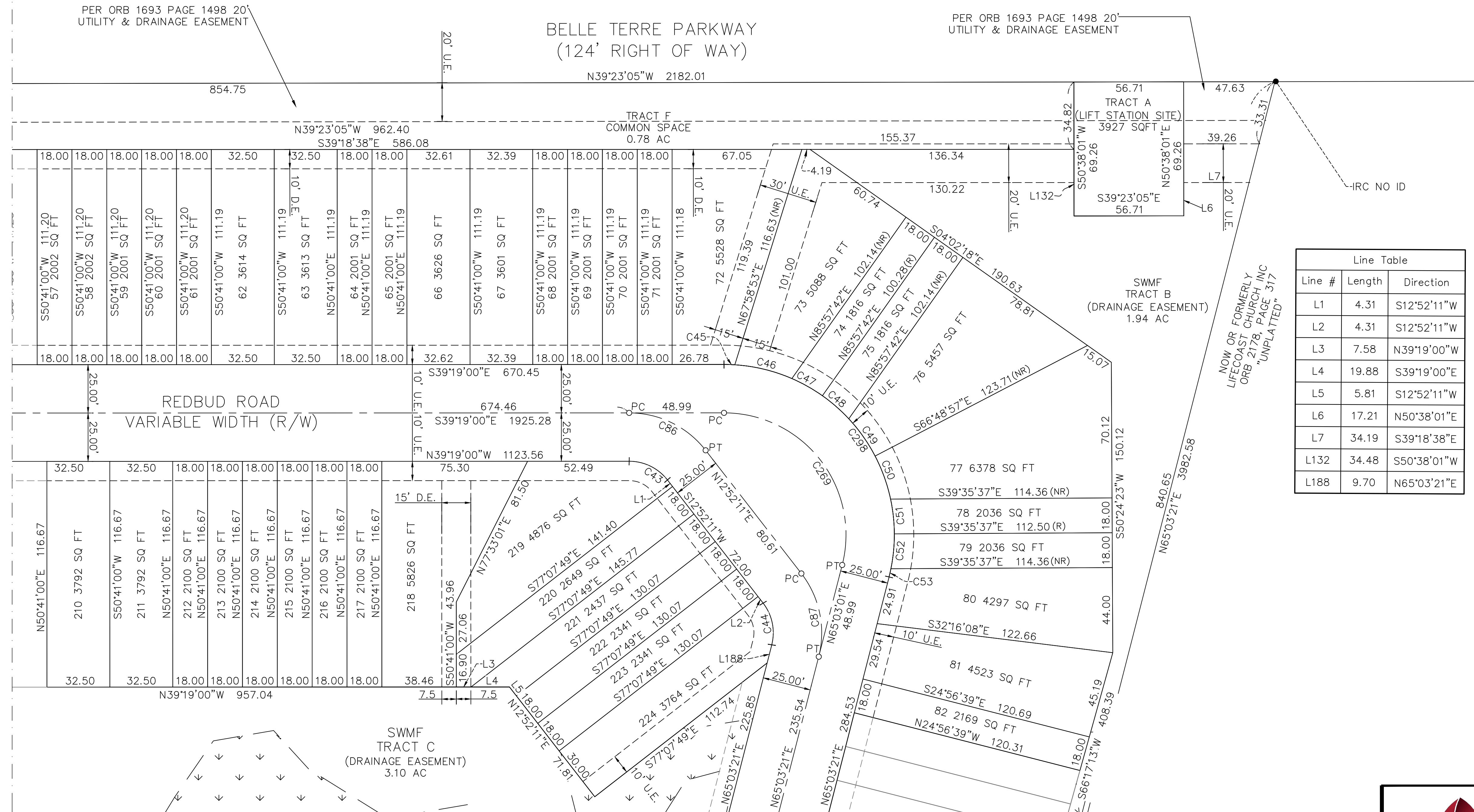
THE TRAILS

A PORTION OF SECTIONS 34, TOWNSHIP 10 SOUTH, RANGE 30 EAST PALM COAST, FLAGLER COUNTY, FLORIDA

Curve Table					
Curve #	Length	Radius	Delta	Chord Distance	Chord Bearing
C43	22.77	25.00	52°11'10"	21.99	N13°13'25"W
C44	22.77	25.00	52°11'10"	21.99	N38°57'46"E
C45	5.59	88.00	3°38'12"	5.58	N37°29'54"W
C46	30.47	88.00	19°50'21"	30.32	N25°45'38"W
C47	18.13	88.00	11°48'10"	18.10	N9°56'23"W
C48	18.13	88.00	11°48'10"	18.10	N1°51'48"E
C49	23.64	88.00	15°23'33"	23.57	N15°27'39"E

Curve Table					
Curve #	Length	Radius	Delta	Chord Distance	Chord Bearing
C50	23.72	88.00	15°26'47"	23.65	N30°52'49"E
C51	18.13	88.00	11°48'10"	18.10	N44°30'18"E
C52	18.13	88.00	11°48'10"	18.10	N56°18'28"E
C53	4.37	88.00	2°50'47"	4.37	N63°37'57"E
C86	45.54	50.00	52°11'10"	43.98	N13°13'25"W
C87	45.54	50.00	52°11'10"	43.98	N38°57'46"E

Curve Table					
Curve #	Length	Radius	Delta	Chord Distance	Chord Bearing
C269	114.76	63.00	104°22'21"	99.54	N12°52'11"E
C298	160.30	88.00	104°22'21"	139.04	N12°52'11"E

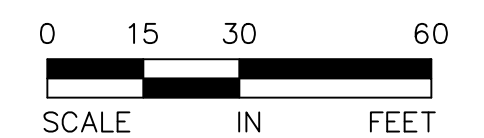
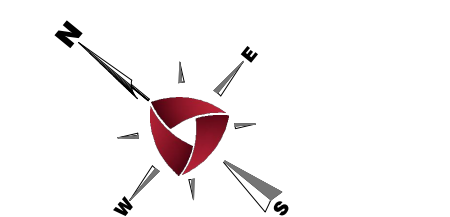


MATCHLINE
(SEE SHEET 4 OF 9 SHEETS)

MATCHLINE
(SEE SHEET 7 OF 9 SHEETS)

Line Table		
Line #	Length	Direction
L1	4.31	S12°52'11"W
L2	4.31	S12°52'11"W
L3	7.58	N39°19'00"W
L4	19.88	S39°19'00"E
L5	5.81	S12°52'11"W
L6	17.21	N50°38'01"E
L7	34.19	S39°18'38"E
L132	34.48	S50°38'01"W
L188	9.70	N65°03'21"E

- LEGEND**
- SET PRM L.B. 8289
 - SET PCP L.B. 8289
 - FOUND IRON MONUMENT
 - D.E. DRAINAGE EASEMENT
 - U.E. UTILITY EASEMENT
 - PC POINT OF CURVATURE
 - PT POINT OF TANGENCY
 - NT NON TANGENT
 - CL CENTERLINE
 - LB LICENSED BUSINESS
 - ORB OFFICIAL RECORD BOOK
 - SWMF STORM WATER MANAGEMENT FACILITY
 - ▨ UPLAND BUFFER
 - ▬ WETLANDS
 - (R) RADIAL LINE
 - (NR) NON RADIAL LINE
 - (R/W) RIGHT OF WAY



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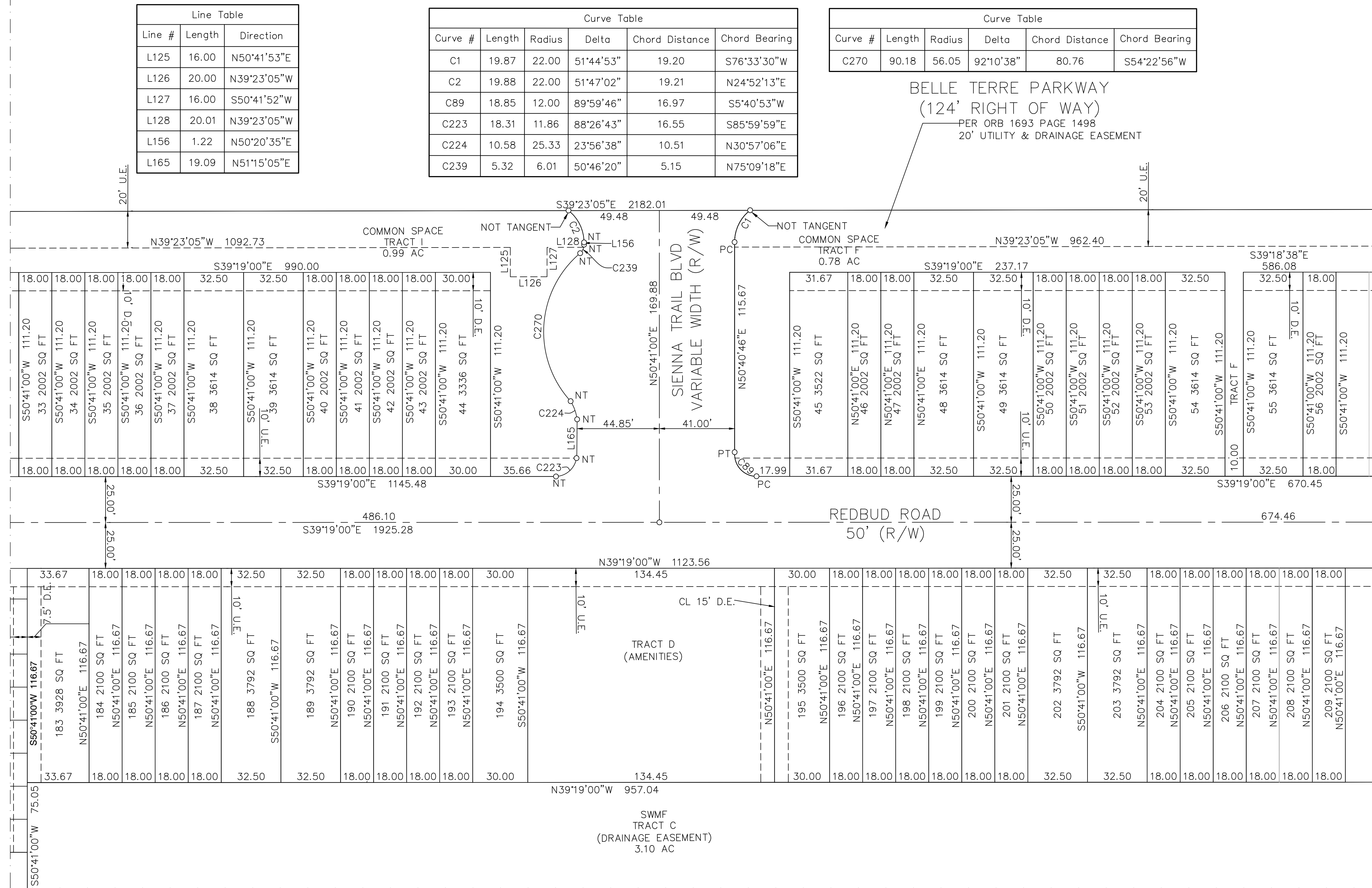
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CHECKED BY	CAW
DATE ISSUED	12/17/2021
SCALE	1"=30'
JOB NO.	219-0193
PAGE	3

THE TRAILS

A PORTION OF SECTIONS 34, TOWNSHIP 10 SOUTH, RANGE 30 EAST PALM COAST, FLAGLER COUNTY, FLORIDA

MATCHLINE
(SEE SHEET 5 OF 9 SHEETS)

MATCHLINE
(SEE SHEET 3 OF 9 SHEETS)



Line Table		
Line #	Length	Direction
L125	16.00	N50°41'53"E
L126	20.00	N39°23'05"W
L127	16.00	S50°41'52"W
L128	20.01	N39°23'05"W
L156	1.22	N50°20'35"E
L165	19.09	N51°15'05"E

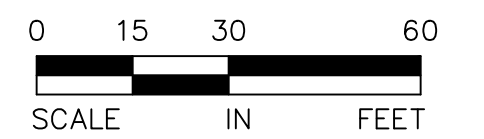
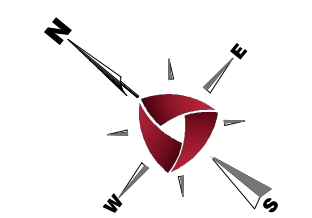
Curve Table					
Curve #	Length	Radius	Delta	Chord Distance	Chord Bearing
C1	19.87	22.00	51°44'53"	19.20	S76°33'30"W
C2	19.88	22.00	51°47'02"	19.21	N24°52'13"E
C89	18.85	12.00	89°59'46"	16.97	S5°40'53"W
C223	18.31	11.86	88°26'43"	16.55	S85°59'59"E
C224	10.58	25.33	23°56'38"	10.51	N30°57'06"E
C239	5.32	6.01	50°46'20"	5.15	N75°09'18"E

Curve Table					
Curve #	Length	Radius	Delta	Chord Distance	Chord Bearing
C270	90.18	56.05	92°10'38"	80.76	S54°22'56"W

BELLE TERRE PARKWAY
(124' RIGHT OF WAY)
PER ORB 1693 PAGE 1498
20' UTILITY & DRAINAGE EASEMENT

MATCHLINE
(SEE SHEET 8 OF 9 SHEETS)

- LEGEND**
- SET PRM L.B. 8289
 - SET PCP L.B. 8289
 - FOUND IRON MONUMENT
 - D.E. DRAINAGE EASEMENT
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 - WETLANDS
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DATE ISSUED 12/17/2021
SCALE 1"=30'
JOB NO. 219-0193
PAGE 4

Drawing name: V:\Projects\2019\190193 - The Trails - FKA Trails - 22\survey\plot\CURRENT\190193\plat JTK.dwg Dec 17, 2021 - 12:17pm

THE TRAILS

A PORTION OF SECTIONS 34, TOWNSHIP 10 SOUTH, RANGE 30 EAST PALM COAST, FLAGLER COUNTY, FLORIDA

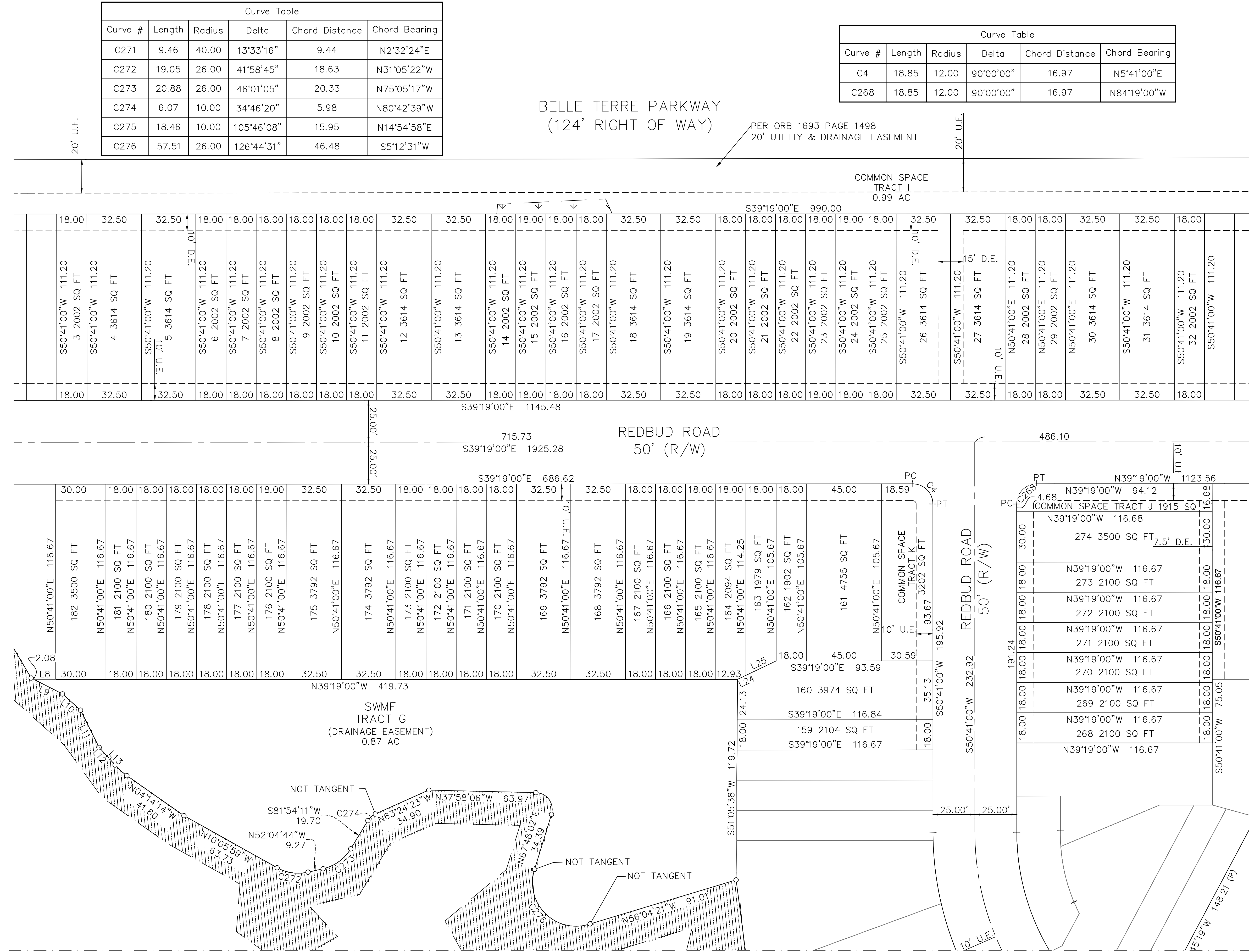
Curve Table					
Curve #	Length	Radius	Delta	Chord Distance	Chord Bearing
C271	9.46	40.00	13°33'16"	9.44	N2°32'24"E
C272	19.05	26.00	41°58'45"	18.63	N31°05'22"W
C273	20.88	26.00	46°01'05"	20.33	N75°05'17"W
C274	6.07	10.00	34°46'20"	5.98	N80°42'39"W
C275	18.46	10.00	105°46'08"	15.95	N14°54'58"E
C276	57.51	26.00	126°44'31"	46.48	S5°12'31"W

Curve Table					
Curve #	Length	Radius	Delta	Chord Distance	Chord Bearing
C4	18.85	12.00	90°00'00"	16.97	N5°41'00"E
C268	18.85	12.00	90°00'00"	16.97	N84°19'00"W

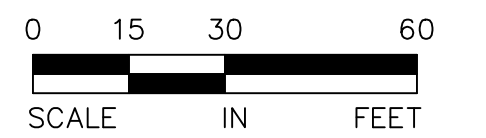
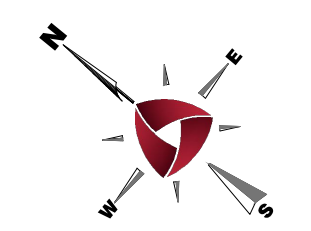
Line Table		
Line #	Length	Direction
L8	12.80	N39°19'00"W
L9	20.97	N12°16'33"W
L10	14.50	N2°29'56"E
L11	24.88	S24°16'33"W
L12	8.30	N7°56'12"E
L13	5.88	N9°19'02"E
L24	5.62	S64°48'22"E
L25	19.94	S64°48'22"E

MATCHLINE (SEE SHEET 6 OF 9 SHEETS)

MATCHLINE (SEE SHEET 4 OF 9 SHEETS)



- LEGEND**
- SET PRM L.B. 8289
 - SET PCP L.B. 8289
 - FOUND IRON MONUMENT
 - D.E. DRAINAGE EASEMENT
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 - ▨ WETLANDS
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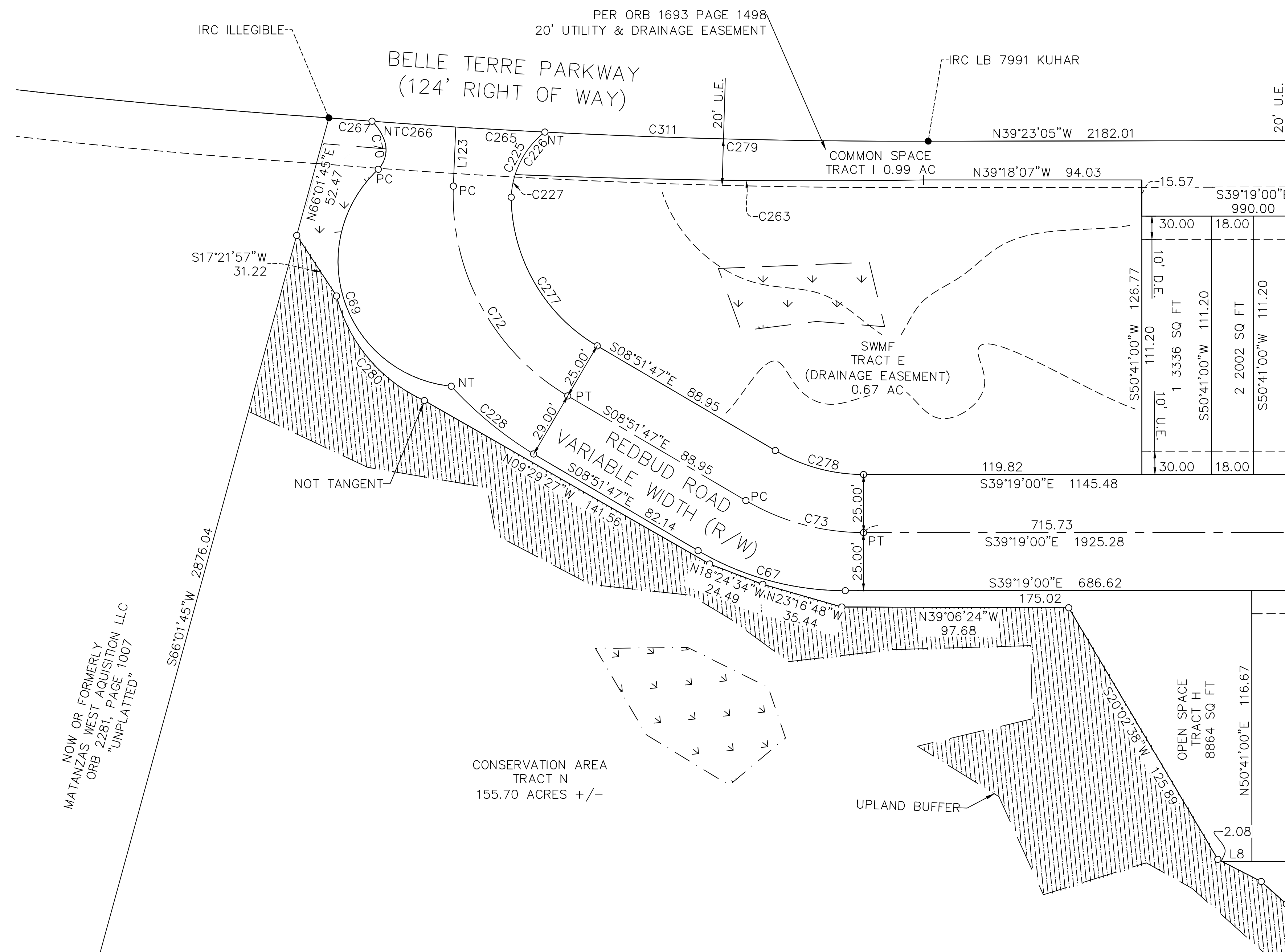
MATCHLINE (SEE SHEET 9 OF 9 SHEETS)

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JOB NO.	219-0193
PAGE	5

THE TRAILS

A PORTION OF SECTIONS 34, TOWNSHIP 10 SOUTH, RANGE 30 EAST PALM COAST, FLAGLER COUNTY, FLORIDA

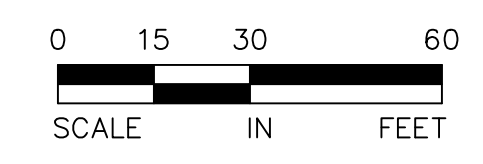
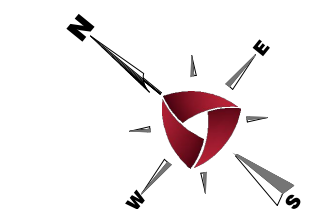


Curve Table					
Curve #	Length	Radius	Delta	Chord Distance	Chord Bearing
C67	66.44	125.00	30°27'13"	65.66	S24°05'24"E
C69	123.53	54.00	131°05'10"	98.30	S31°48'23"W
C70	13.93	12.00	66°30'52"	13.16	N64°05'33"E
C72	108.04	100.00	61°54'11"	102.86	S22°05'18"W
C73	53.15	100.00	30°27'13"	52.53	S24°05'24"E
C225	32.58	37.47	49°49'49"	31.57	S78°00'33"W
C226	22.66	37.47	34°39'06"	22.32	S85°35'55"W
C227	9.93	37.47	15°10'43"	9.90	S60°41'00"W
C228	46.07	165.31	15°57'59"	45.92	S0°08'06"W
C263	175.78	3099.04	3°14'59"	175.75	S38°32'45"E
C265	38.43	3079.04	0°42'54"	38.43	S36°02'41"E
C266	36.13	3079.04	0°40'20"	36.13	S35°21'04"E
C267	18.61	3079.04	0°20'47"	18.61	S34°50'30"E
C277	77.28	75.00	59°02'04"	73.90	S20°39'15"W
C278	39.86	75.00	30°27'13"	39.40	S24°05'24"E
C279	165.11	3079.04	3°04'21"	165.09	S37°56'19"E
C280	60.82	67.51	51°37'26"	58.79	S10°40'41"W
C311	258.29	3079.04	4°48'23"	258.21	S37°04'18"E

Line Table		
Line #	Length	Direction
L8	12.80	N39°19'00"W
L123	25.48	S53°01'44"W


LEGEND

- SET PRM L.B. 8289
- SET PCP L.B. 8289
- FOUND IRON MONUMENT
- D.E. DRAINAGE EASEMENT
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- ▨ WETLANDS
- (R) RADIAL LINE
- (NR) NON RADIAL LINE
- (R/W) RIGHT OF WAY



MATCHLINE
(SEE SHEET 5 OF 9 SHEETS)

NOW OR FORMERLY
MATANZAS WEST ACQUISITION LLC
ORB 2281, PAGE 1007
"UNPLATTED"



ALLIANT

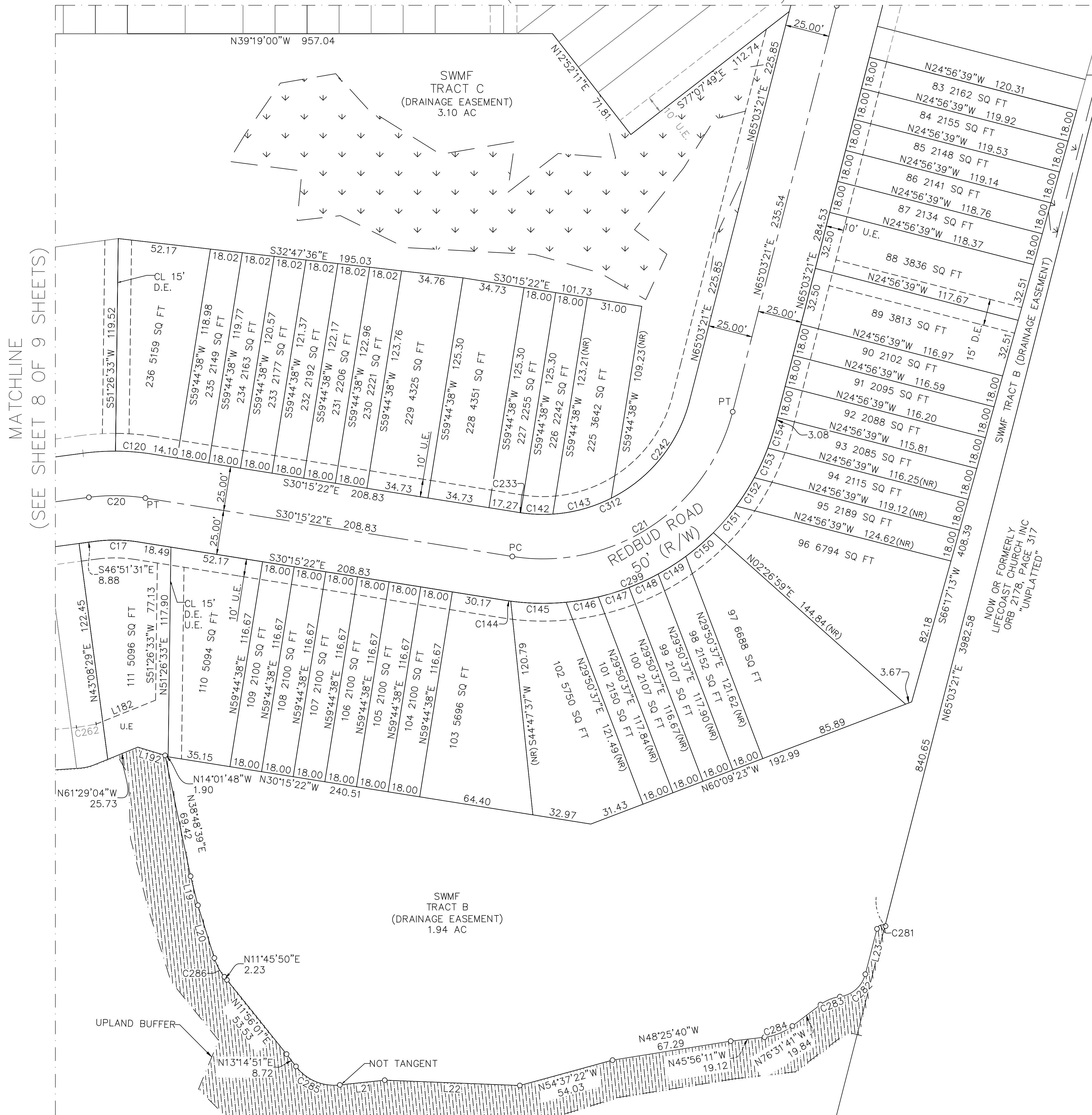
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CHECKED BY: CAW
DATE ISSUED: 12/17/2021
SCALE: 1"=30'
JOB NO.: 219-0193
PAGE: 6

THE TRAILS

A PORTION OF SECTIONS 34, TOWNSHIP 10 SOUTH, RANGE 30 EAST PALM COAST, FLAGLER COUNTY, FLORIDA
MATCHLINE

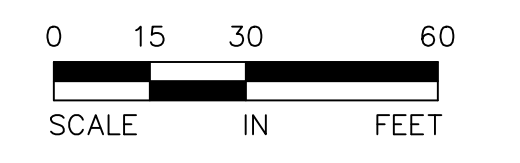
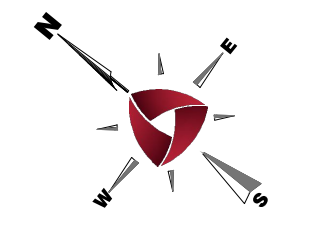
(SEE SHEET 3 OF 9 SHEETS)



Line Table		
Line #	Length	Direction
L19	16.86	N36°35'02"E
L20	31.05	N33°21'25"E
L21	25.34	N45°18'04"W
L22	75.99	N37°02'43"W
L23	26.31	S65°07'04"W
L182	35.99	N61°15'48"W
L192	16.02	N22°25'52"W

Curve Table					
Curve #	Length	Radius	Delta	Chord Distance	Chord Bearing
C17	24.63	85.00	16°36'09"	24.54	N38°33'27"W
C20	31.87	110.00	16°36'09"	31.76	N38°33'27"W
C21	162.59	110.00	84°41'17"	148.19	S72°36'01"E
C120	20.83	135.00	8°50'32"	20.81	S34°40'38"E
C142	18.16	85.00	12°14'16"	18.12	S36°52'05"E
C143	34.24	85.00	23°04'39"	34.01	S54°31'33"E
C144	3.07	135.00	1°18'08"	3.07	S30°54'26"E
C145	31.18	135.00	13°13'56"	31.11	S38°10'28"E
C146	18.38	135.00	7°48'04"	18.37	S48°41'28"E
C147	18.05	135.00	7°39'41"	18.04	S56°25'21"E
C148	18.06	135.00	7°39'47"	18.04	S64°05'05"E
C149	18.39	135.00	7°48'24"	18.38	S71°49'10"E
C150	20.50	135.00	8°42'00"	20.48	S80°04'22"E
C151	19.70	135.00	8°21'45"	19.69	S88°36'14"E
C152	18.96	135.00	8°02'44"	18.94	N83°11'32"E
C153	18.30	135.00	7°46'08"	18.29	N75°17'06"E
C154	14.95	135.00	6°20'41"	14.94	N68°13'42"E
C233	0.73	85.00	0°29'35"	0.73	S30°30'10"E
C242	72.51	85.00	48°52'46"	70.34	N89°29'44"E
C281	5.66	3.00	108°07'27"	4.86	N60°49'12"W
C282	20.22	17.00	68°09'18"	19.05	S80°48'17"E
C283	11.96	23.00	29°48'03"	11.83	N61°37'39"W
C284	17.09	32.00	30°35'29"	16.88	S61°13'56"E
C285	28.00	27.00	59°25'41"	26.77	S16°27'59"E
C286	12.06	32.00	21°35'35"	11.99	S22°33'38"W
C299	199.54	135.00	84°41'17"	181.87	S72°36'01"E
C312	125.64	85.00	84°41'17"	114.51	S72°36'01"E

- LEGEND**
- SET PRM L.B. 8289
 - SET PCP L.B. 8289
 - FOUND IRON MONUMENT
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 - U.E. UTILITY EASEMENT
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 - NT NON TANGENT
 - CL CENTERLINE
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 - SWMF STORM WATER MANAGEMENT FACILITY
 - ▨ UPLAND BUFFER
 - ▤ WETLANDS
 - (R) RADIAL LINE
 - (NR) NON RADIAL LINE
 - (R/W) RIGHT OF WAY



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SCALE	1"=30'
JOB NO.	219-0193
PAGE	7

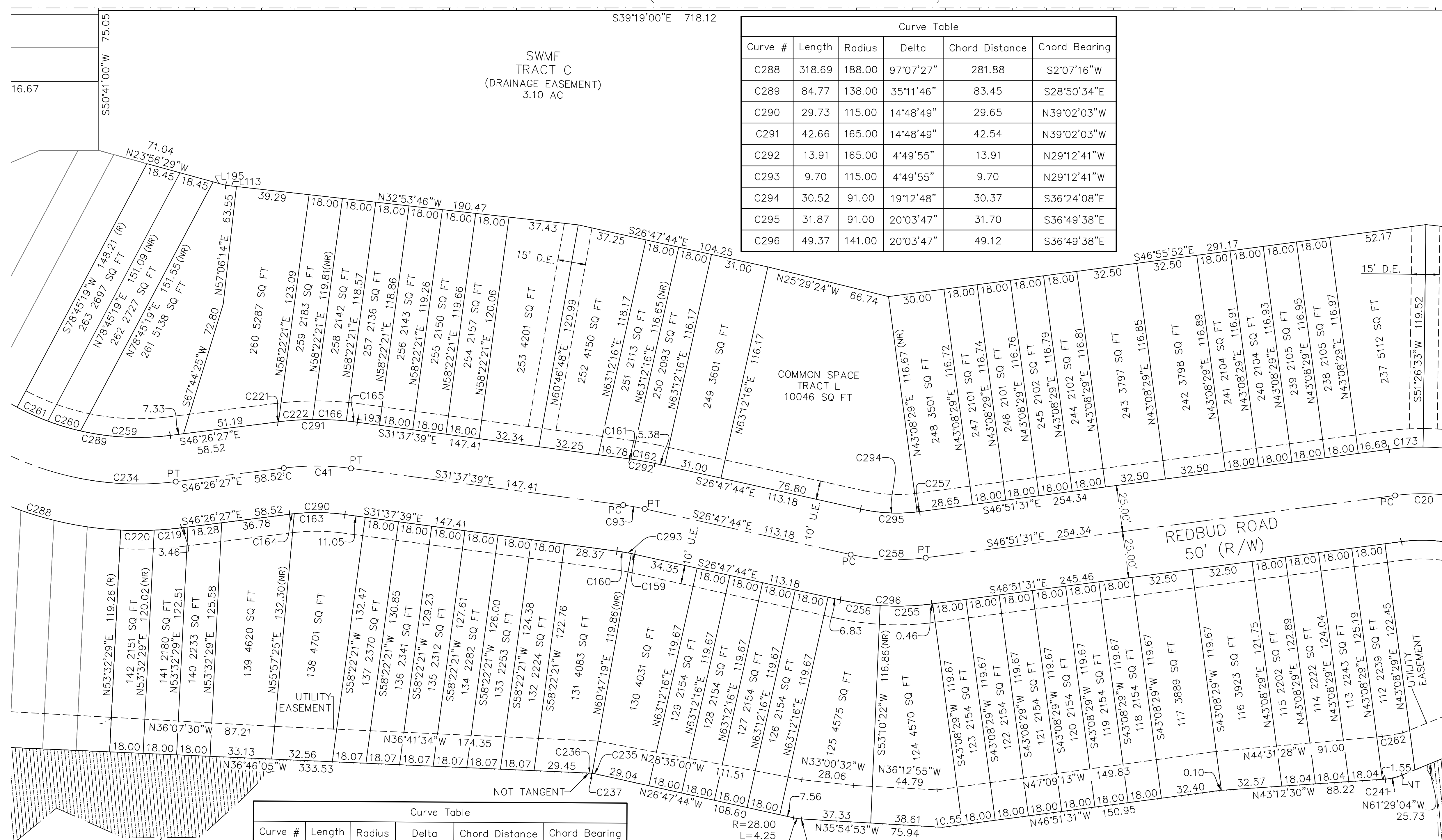
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THE TRAILS

INSET F

A PORTION OF SECTIONS 34, TOWNSHIP 10 SOUTH, RANGE 30 EAST PALM COAST, FLAGLER COUNTY, FLORIDA (SEE SHEET 2 OF 9 SHEETS)

MATCHLINE
(SEE SHEET 4 OF 9 SHEETS)



Curve #	Length	Radius	Delta	Chord Distance	Chord Bearing
C288	318.69	188.00	97°07'27"	281.88	S2°07'16"W
C289	84.77	138.00	35°11'46"	83.45	S28°50'34"E
C290	29.73	115.00	14°48'49"	29.65	N39°02'03"W
C291	42.66	165.00	14°48'49"	42.54	N39°02'03"W
C292	13.91	165.00	4°49'55"	13.91	N29°12'41"W
C293	9.70	115.00	4°49'55"	9.70	N29°12'41"W
C294	30.52	91.00	19°12'48"	30.37	S36°24'08"E
C295	31.87	91.00	20°03'47"	31.70	S36°49'38"E
C296	49.37	141.00	20°03'47"	49.12	S36°49'38"E

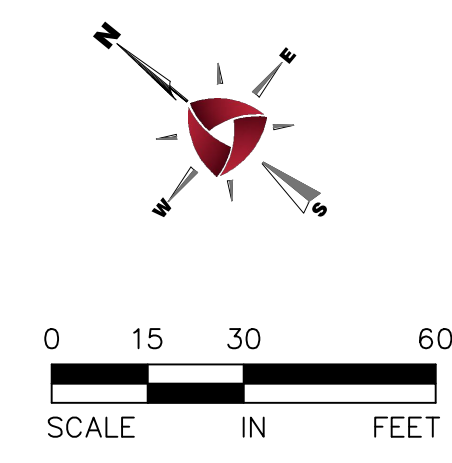
Curve #	Length	Radius	Delta	Chord Distance	Chord Bearing
C20	31.87	110.00	16°36'09"	31.76	N38°33'27"W
C41	36.20	140.00	14°48'49"	36.10	N39°02'03"W
C93	11.81	140.00	4°49'55"	11.80	N29°12'41"W
C159	1.86	115.00	0°55'32"	1.86	N27°15'30"W
C160	7.84	115.00	3°54'23"	7.84	N29°40'27"W
C161	1.29	165.00	0°26'48"	1.29	N31°24'14"W
C162	12.63	165.00	4°23'06"	12.63	N28°59'17"W
C163	27.21	115.00	13°33'31"	27.15	N38°24'24"W
C164	2.52	115.00	1°15'18"	2.52	N45°48'48"W
C165	5.95	165.00	2°04'04"	5.95	N32°39'40"W
C166	18.08	165.00	6°16'46"	18.07	N36°50'05"W
C173	18.28	135.00	7°45'37"	18.27	N42°58'43"W
C219	14.73	188.00	4°29'17"	14.72	S44°11'49"E
C221	0.24	165.00	0°05'01"	0.24	N46°23'57"W
C222	18.38	165.00	6°22'58"	18.37	N43°09'57"W

Line #	Length	Direction
L113	5.72	S32°53'46"E
L193	12.05	N31°37'39"W
L195	7.03	S23°56'29"E

Curve #	Length	Radius	Delta	Chord Distance	Chord Bearing
C234	53.58	163.00	18°50'01"	53.34	S37°01'27"E
C235	2.12	22.00	5°31'05"	2.12	N29°33'16"W
C236	1.82	22.00	4°45'04"	1.82	N34°41'21"W
C237	3.94	22.00	10°16'09"	3.94	N31°55'48"W
C241	9.33	28.00	19°05'51"	9.29	S52°45'25"E
C255	27.82	141.00	11°18'21"	27.78	S41°12'21"E
C256	21.55	141.00	8°45'26"	21.53	S31°10'27"E
C257	1.35	91.00	0°50'59"	1.35	S46°26'02"E
C258	40.62	116.00	20°03'47"	40.41	S36°49'38"E
C259	48.35	138.00	20°04'28"	48.10	S36°24'13"E
C260	18.37	138.00	7°37'37"	18.36	S22°33'11"E
C261	18.05	138.00	7°29'41"	18.04	S14°59'32"E
C262	11.22	319.79	2°00'34"	11.21	S48°54'12"E

MATCHLINE
(SEE SHEET 7 OF 9 SHEETS)

- LEGEND**
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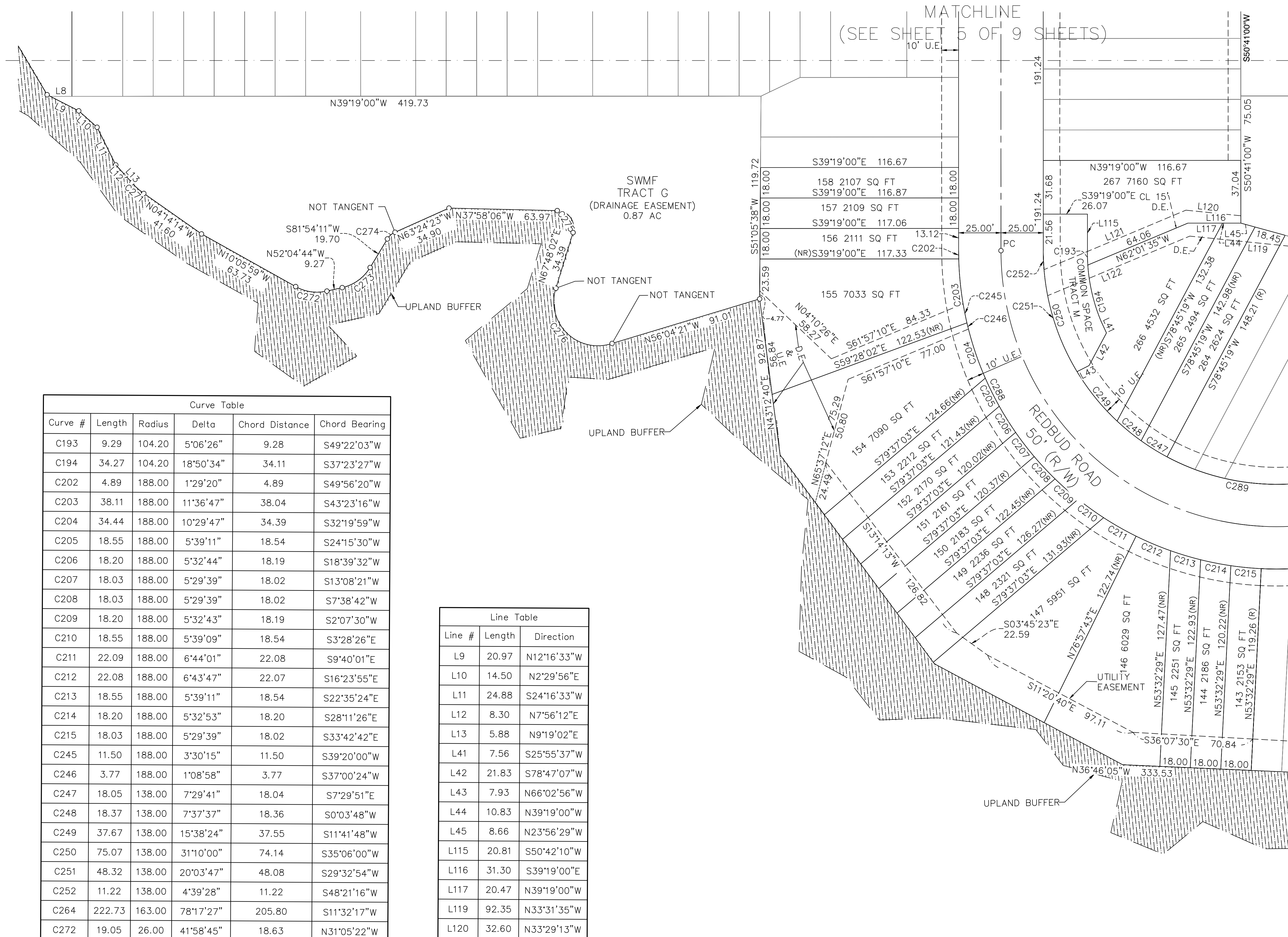
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MATCHLINE
(SEE SHEET 9 OF 9 SHEETS)

THE TRAILS

A PORTION OF SECTIONS 34, TOWNSHIP 10 SOUTH, RANGE 30 EAST PALM COAST, FLAGLER COUNTY, FLORIDA

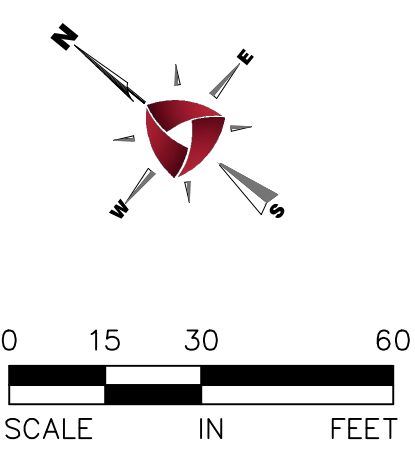


Curve Table					
Curve #	Length	Radius	Delta	Chord Distance	Chord Bearing
C193	9.29	104.20	5°06'26"	9.28	S49°22'03"W
C194	34.27	104.20	18°50'34"	34.11	S37°23'27"W
C202	4.89	188.00	1°29'20"	4.89	S49°56'20"W
C203	38.11	188.00	11°36'47"	38.04	S43°23'16"W
C204	34.44	188.00	10°29'47"	34.39	S32°19'59"W
C205	18.55	188.00	5°39'11"	18.54	S24°15'30"W
C206	18.20	188.00	5°32'44"	18.19	S18°39'32"W
C207	18.03	188.00	5°29'39"	18.02	S13°08'21"W
C208	18.03	188.00	5°29'39"	18.02	S7°38'42"W
C209	18.20	188.00	5°32'43"	18.19	S2°07'30"W
C210	18.55	188.00	5°39'09"	18.54	S3°28'26"E
C211	22.09	188.00	6°44'01"	22.08	S9°40'01"E
C212	22.08	188.00	6°43'47"	22.07	S16°23'55"E
C213	18.55	188.00	5°39'11"	18.54	S22°35'24"E
C214	18.20	188.00	5°32'53"	18.20	S28°11'26"E
C215	18.03	188.00	5°29'39"	18.02	S33°42'42"E
C245	11.50	188.00	3°30'15"	11.50	S39°20'00"W
C246	3.77	188.00	1°08'58"	3.77	S37°00'24"W
C247	18.05	138.00	7°29'41"	18.04	S7°29'51"E
C248	18.37	138.00	7°37'37"	18.36	S0°03'48"W
C249	37.67	138.00	15°38'24"	37.55	S11°41'48"W
C250	75.07	138.00	31°10'00"	74.14	S35°06'00"W
C251	48.32	138.00	20°03'47"	48.08	S29°32'54"W
C252	11.22	138.00	4°39'28"	11.22	S48°21'16"W
C264	222.73	163.00	78°17'27"	205.80	S11°32'17"W
C272	19.05	26.00	41°58'45"	18.63	N31°05'22"W
C273	20.88	26.00	46°01'05"	20.33	N75°05'17"W
C274	6.07	10.00	34°46'20"	5.98	N80°42'39"W
C275	18.46	10.00	105°46'08"	15.95	N14°54'58"E
C276	57.51	26.00	126°44'31"	46.48	S5°12'31"W
C288	318.69	188.00	97°07'27"	281.88	S2°07'16"W
C289	84.77	138.00	35°11'46"	83.45	S28°50'34"E

Line Table		
Line #	Length	Direction
L9	20.97	N12°16'33"W
L10	14.50	N2°29'56"E
L11	24.88	S24°16'33"W
L12	8.30	N7°56'12"E
L13	5.88	N9°19'02"E
L41	7.56	S25°55'37"W
L42	21.83	S78°47'07"W
L43	7.93	N66°02'56"W
L44	10.83	N39°19'00"W
L45	8.66	N23°56'29"W
L115	20.81	S50°42'10"W
L116	31.30	S39°19'00"E
L117	20.47	N39°19'00"W
L119	92.35	N33°31'35"W
L120	32.60	N33°29'13"W
L121	90.82	N62°01'36"W
L122	90.98	N62°01'36"W

(SEE SHEET 8 OF 9 SHEETS)

- LEGEND**
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Drawing name: V:\Projects\2019\190193 - The Trails - FKA Trails - 22\survey\plot\CURRENT\190193plot_JTK.dwg Dec 17, 2021 - 12:18pm

City of Palm Coast, Florida Agenda Item

Agenda Date : February 1, 2022

<p>Department PLANNING Item Key 12972</p>	<p>Amount Account #</p>
<p>Subject ORDINANCE 2021-XX AMENDING THE FUTURE LAND USE MAP DESIGNATION FOR 40.7+/- ACRES FROM RESIDENTIAL-LOW DENSITY RURAL ESTATE TO INDUSTRIAL WITH POLICY TO LIMIT DEVELOPMENT TO BORROW PITS AND COMPENSATING FLOODPLAIN STORAGE- CLINE/JTL BORROW PIT</p>	
<p>Presenter : Jose Papa</p>	
<p>Background:</p> <p>THIS IS A LEGISLATIVE MATTER.</p> <p><u>UPDATE FROM THE JANUARY 18, 2022 BUSINESS MEETING.</u> This item was heard by City Council at their January 18, 2022 Business Meeting. There were no changes suggested to this item.</p> <p><u>ORIGINAL BACKGROUND FROM THE JANUARY 18, 2022 BUSINESS MEETING.</u></p> <p>The subject area is approximately 40.7 acres located 1.5 miles south of State Road 100 on the westside of Seminole Woods Blvd. The application is a proposed FLUM amendment to change the current Flagler County designation of Residential-Low Density Rural Estate to City designation of Industrial along with a site specific policy to limit development on the properties to borrow pits and compensating floodplain storage. There is a companion zoning map amendment to change the subject parcels' designation from Industrial-PUD (Flagler County) to Industrial-2 (IND-2) (City of Palm Coast).</p> <p>The proposed amendment was reviewed for the following:</p> <ul style="list-style-type: none"> • Analysis of the proposed amendment's impacts on public facilities and infrastructure. The analysis indicates that there will be a reduction on the demand for public facilities and infrastructure. This reduction is due to a policy that will limit development on the subject properties to a borrow pit. The policy will prohibit other Industrial development (storage, mini-warehouse, or light manufacturing) which will likely create a higher demand on public facilities and infrastructure. • Compatibility with surrounding land uses. The proposed FLUM designations are generally consistent with the surrounding properties. Completion of the borrow pit activities will create an appropriate buffer between Flagler County Airport and the residential uses located south of the subject property. 	

Planning and Land Development Regulation Board (PLDRB) Public Hearing

The PLDRB held a public hearing on December 15, 2021 to review and hear public comments on the proposed FLUM amendment. There were no public comments and the PLDRB unanimously recommended that City Council approve the proposed amendment.

Recommended Action: The Planning and Land Development Regulation Board (PLDRB) finds Application #4904 consistent with the Comprehensive Plan and recommend that City Council approve the FLUM amendment from Flagler County designation of Residential-Low Density Rural Estate to City designation of Industrial. As well as a site specific policy to limit development on the properties to borrow pits and compensating floodplain storage- Cline/JTL Borrow Pit.

Cline & JTL Borrow Pits

Future Land Use Map Amendment & Zoning Map Amendment

City Council
Public Hearing



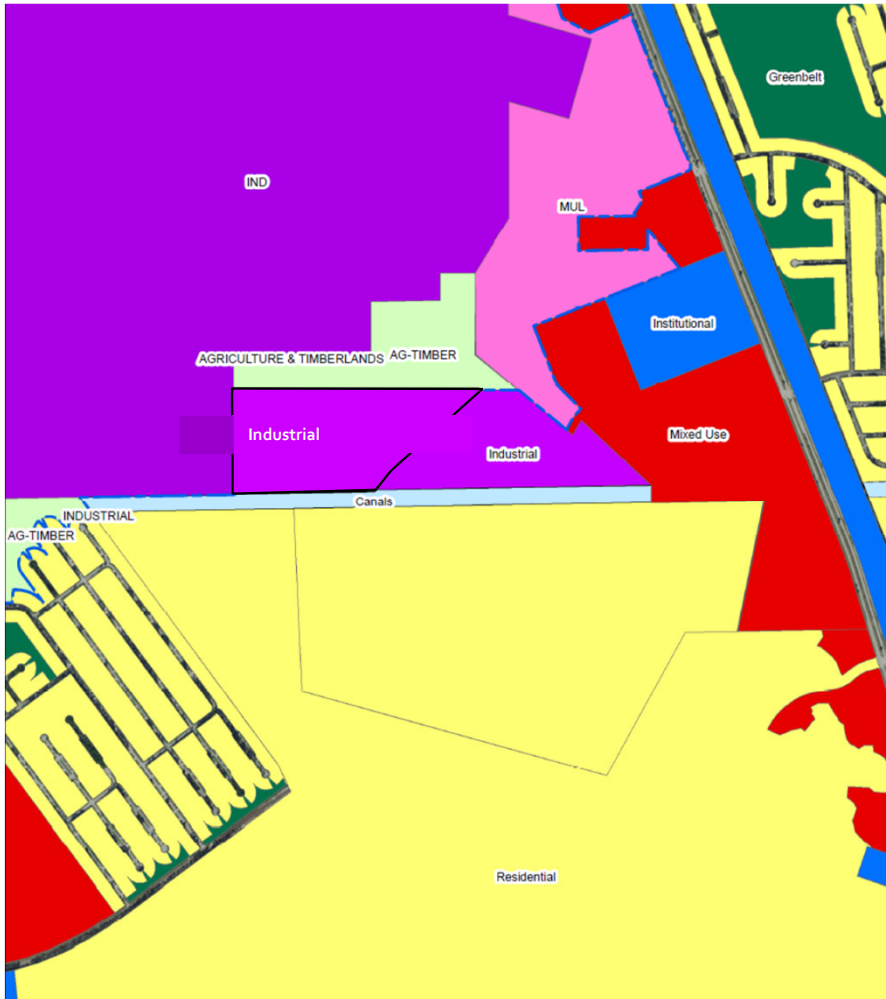
Cline & JTL Borrow Pits – Introduction



- 40.7+/- acres (2 parcels)
- 1.5 miles south of SR 100
- Annexed – June 2021
- Within City's Utility Service Area



Cline & JTL Borrow Pits – Proposed Future Land Use Map Amendment



- Current –
 - Residential – Low Density Rural Estate (1 du/acre) – Flagler County designation
- Proposed –
 - Industrial – City of Palm Coast designation
- **Policy to limit development to borrow pits and compensating floodplain storage**



Cline & JTL Borrow Pits– Future Land Use Map Amendment

Public Facilities Impact Analysis

- Reduced demand due to elimination of residential use and policy limiting development to borrow pits & compensating floodplain storage

Environmental Impact Analysis

- No impact on listed species
- No impact on groundwater sources
- No impact on historical resources
- No impact on local topography



Cline & JTL Borrow Pits– Future Land Use Map Amendment

Consistency with Surrounding Land Uses

- The proposed FLUM designation of Industrial is fairly consistent with designation to the north (Agriculture & Timberland – Airport Property), east, and west.
- The residential land use to the south will be buffered by the Iroquois Canal and landscape buffer required by the LDC



Cline-JTL Borrow Pits– Future Land Use Map Amendment

Consistency with Comprehensive Plan Policies

The amendment is consistent with policies regarding the following:

- Providing balance between different land uses
- Development may be accommodated by existing capacity
- Additional acreage adjacent to the Flagler County Airport for Industrial is appropriate



Cline & JTL Borrow Pits– Future Land Use Map Amendment

Findings

- No significant impact on Level of Service for public infrastructure
- No significant impact on environmental conditions
- Generally consistent with surrounding land uses
- Consistent with Comprehensive Plan



Cline & JTL Borrow Pits– Future Land Use Map Amendment

Recommendation

The Planning and Land Development Regulation Board (PLDRB) finds Application #4904 consistent with the Comprehensive Plan and recommends that City Council approve a FLUM amendment from Residential-Low Density-Rural Estate to Industrial along with a policy to limit use to borrow pit and compensatory floodplain storage



Cline & JTL Borrow Pits Zoning Map Amendment



Cline & JTL Borrow Pits – Zoning Map Amendment



- Current –
 - Industrial - Planned Unit Development
- Proposed –
 - Industrial-2



Review Criteria from Sec. 2.05.05 of LDC

A. Must not be in conflict with public interest.

Findings: - Proposed designation is generally consistent with the surrounding zoning and uses.

- Potential borrow pit on the subject properties provide local employment opportunities ,
- Will supply one the City's main employment sectors, the construction industry, with a crucial need (fill dirt).



Review Criteria from Sec. 2.05.05 of LDC

B. Must be consistent with LDC and Comprehensive Plan.

Findings: Consistent with policy to diversify land uses.

C. Must not impose a significant liability or hardship on City.

Findings: No liability and hardship since facilities such as water and sewer are available to serve the site.



Review Criteria from Sec. 2.05.05 of LDC

D. Must not create an unreasonable hazard or nuisance.

Findings: The proposed expansion of industrial zoned areas adjacent to the Flagler County airport is an appropriate use and in the long run has the potential to enhance the buffer between the airport and the residential areas south of the Iroquois Waterway.

E. Must comply with all applicable government standards.

Findings: Project will need to meet all applicable local, state and federal development requirements.



Recommendation

The Planning and Land Development Regulation Board (PLDRB) finds Application # 4903 consistent with the Comprehensive Plan and recommends that the City Council APPROVE the proposed zoning map amendment from Industrial-PUD (Flagler County designation) to Industrial-2 (City of Palm Coast Designation).



Next Steps

- City Council – 2nd Reading for FLUM Amendment & Rezoning

Applicant's team is in attendance



QUESTIONS?

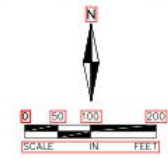
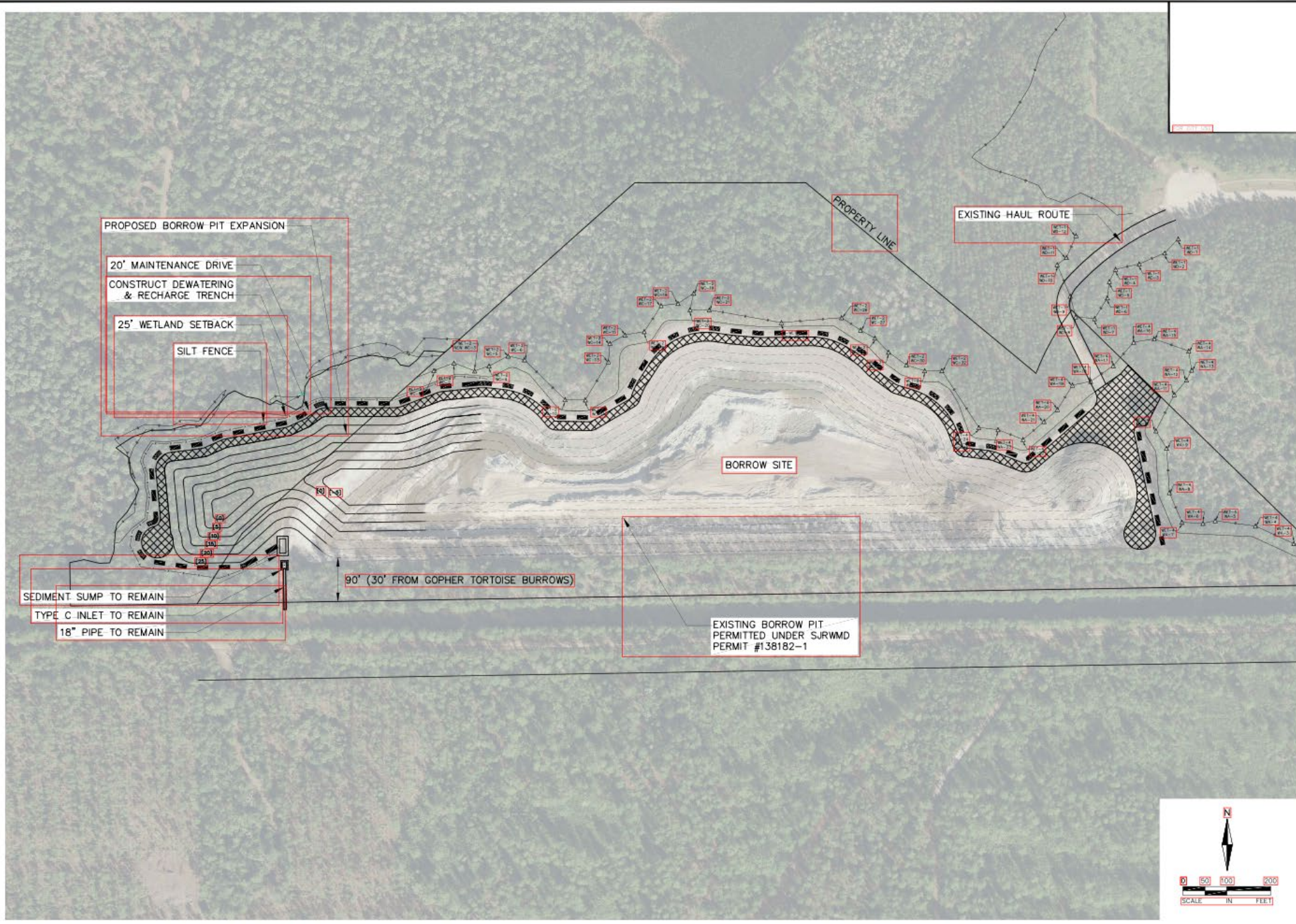


An aerial photograph of a rural area with various land parcels outlined in white. A large, irregularly shaped parcel in the center is highlighted with a white background, serving as a backdrop for the title text. The surrounding areas show fields, some with irrigation canals, and a few buildings.

JTL-Cline Borrow Pits

Applications for FLUM Amendment, and Rezoning

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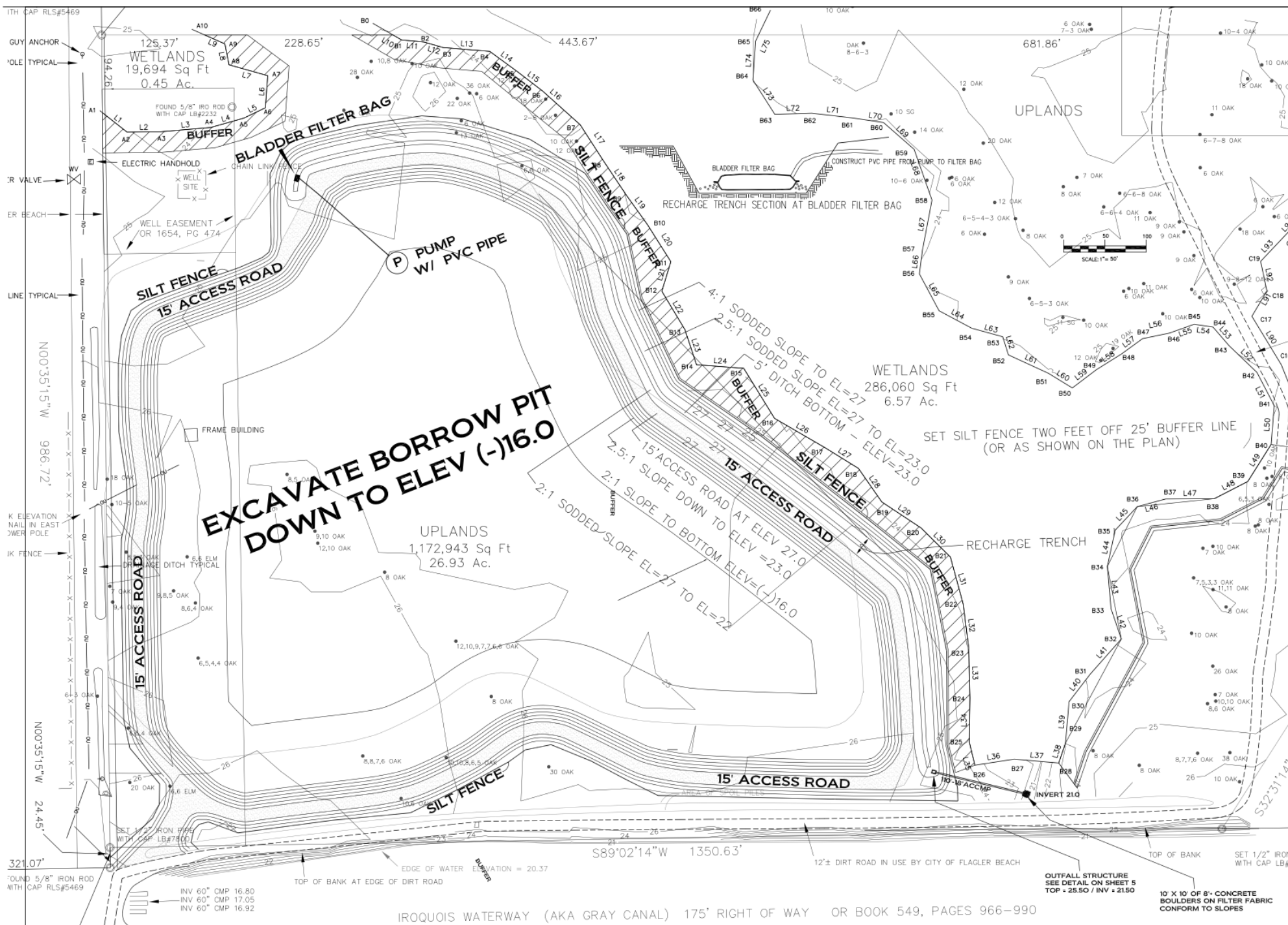
NO. DATE DESCRIPTION

GRAND LANDINGS BORROW PIT EXPANSION

359 AIRPORT COMMERCE CENTER WAY
PALM COAST, FL 32164

AERIAL SITE PLAN

Date:	License No.:
QA/QC:	
BY:	DATE:
PROJECT TEAM DATA	
DESIGNED:	QUA
DRAWN:	RSE
PROJECT NO.:	220-2023



FINLEY ENGINEERING SOLUTIONS, INC.

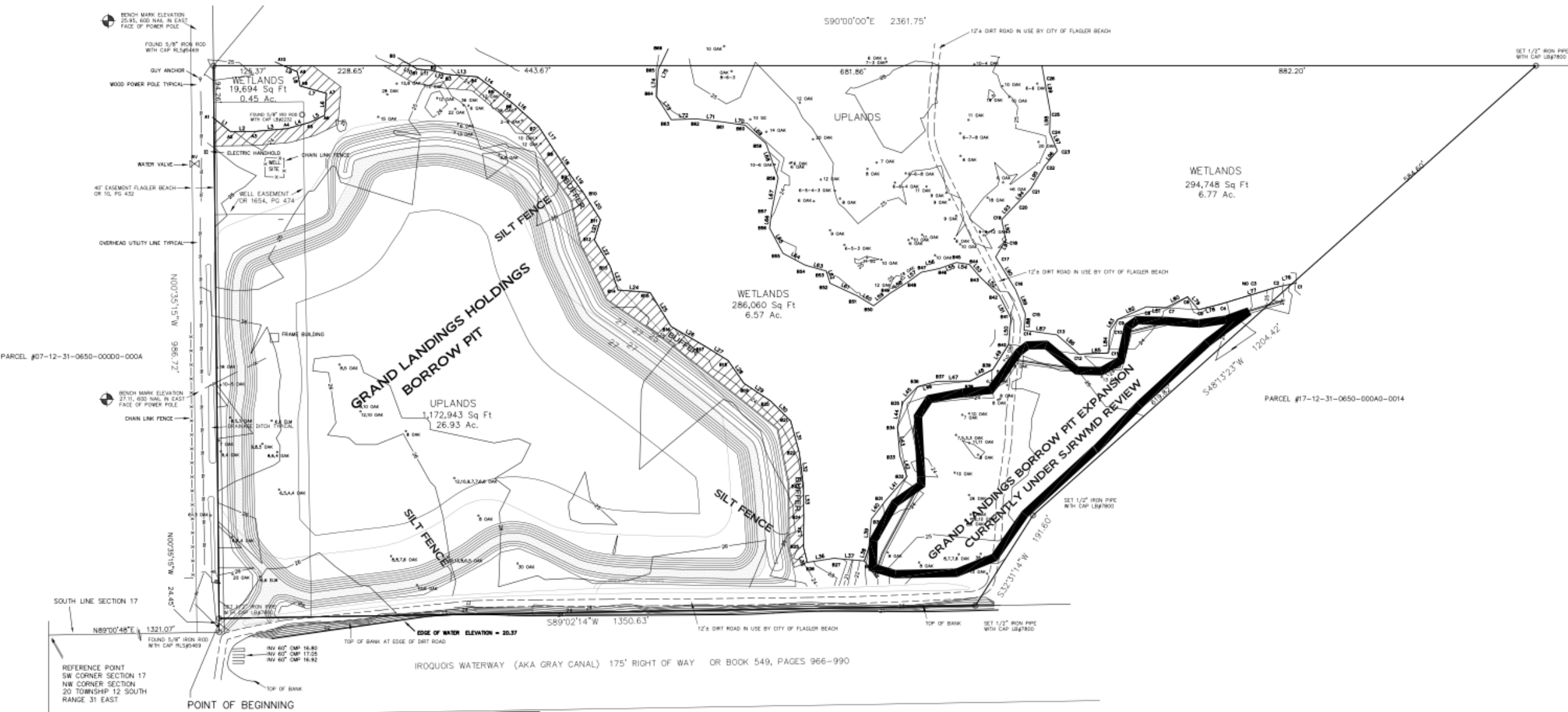


THIS DRAWING IS ELECTRONICALLY SIGNED AND SEALED BY GREGORY K. VINCENT, LICENSED PROFESSIONAL ENGINEER, STATE OF FLORIDA, LICENSE NO. 10,290-09, EXPIRES 12/31/2019. ANY CHANGES TO THIS DRAWING MUST BE MADE IN ACCORDANCE WITH THE FLORIDA BOARD OF PROFESSIONAL ENGINEERS. ANY CHANGES MADE TO THIS DRAWING MUST BE MADE IN ACCORDANCE WITH THE FLORIDA BOARD OF PROFESSIONAL ENGINEERS. ANY CHANGES MADE TO THIS DRAWING MUST BE MADE IN ACCORDANCE WITH THE FLORIDA BOARD OF PROFESSIONAL ENGINEERS.

**GRAND LANDINGS HOLDINGS
BORROW PIT**

**SHEET TITLE
BORROW PIT
PLAN**

**SHEET
4**



REFERENCE POINT
SW CORNER SECTION 17
NW CORNER SECTION
20 TOWNSHIP 12 SOUTH
RANGE 31 EAST

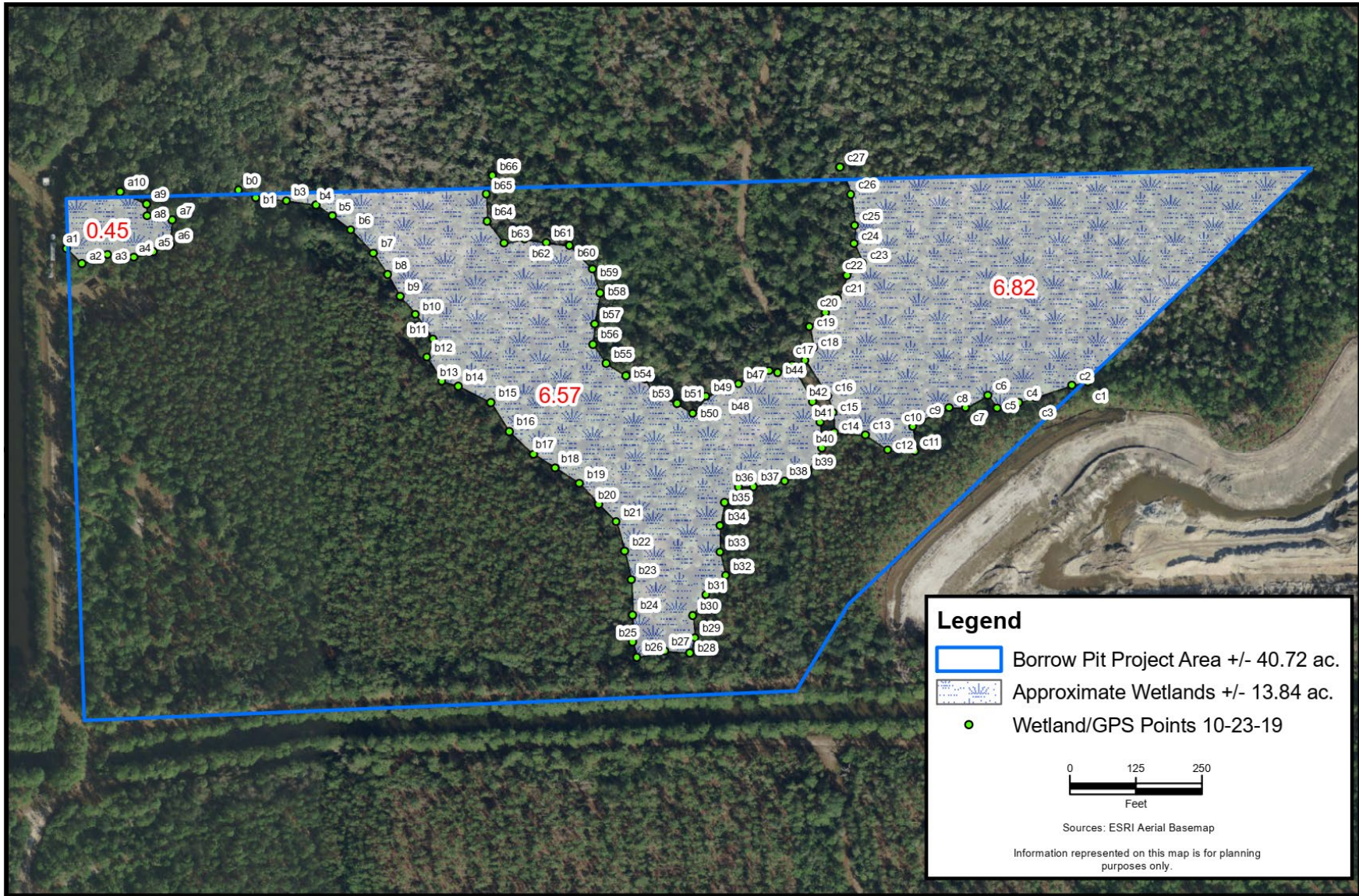
POINT OF BEGINNING

IROQUOIS WATERWAY (AKA GRAY CANAL) 175' RIGHT OF WAY OR BOOK 549, PAGES 966-990

LINE TABLE		
LINE	LENGTH	BEARING
L1	38.10'	S51°41'32"E

LINE TABLE		
LINE	LENGTH	BEARING
L34	51.70'	S00°46'25"W

LINE TABLE		
LINE	LENGTH	BEARING
L67	62.99'	N10°48'10"E



<p>CARTER ENVIRONMENTAL SERVICES, INC.</p> <p>CES 7 Waldo Street St. Augustine, FL 32084 904-540-1786</p> <p>www.carterenv.com</p>	<p>Wetland Delineation Assessment Map</p> <p>Grand Landings Borrow Pit</p>		
Project: 5.19124	Flagler County, FL	Date: Oct 23 2019	Figure: 1



St. Johns River Water Management District

Ann B. Shortelle, Ph.D., Executive Director

4049 Reid Street • P.O. Box 1429 • Palatka, FL 32178-1429 • 386-329-4500
On the internet at www.sjrwmd.com.

July 06, 2020

Scott Sowers
S. E. Cline Construction, Inc
P.O. Box 354425
Palm Coast, FL 32135

SUBJECT: 138182-3
Grand Landings Borrow Pit Expansion

Dear Sir/Madam:

Enclosed is your individual permit issued by the St. Johns River Water Management District on July 06, 2020. This permit is a legal document and should be kept with your other important documents. Permit issuance does not relieve you from the responsibility of obtaining any necessary permits from any federal, state, or local agencies for your project.

Technical Staff Report:

If you wish to review a copy of the Technical Staff Report (TSR) that provides the District's staff analysis of your permit application, you may view the TSR by going to the Permitting section of the District's website at www.sjrwmd.com/permitting. Using the "search applications and permits" feature, you can use your permit number or project name to find information about the permit. When you see the results of your search, click on the permit number and then on the TSR folder.

Noticing Your Permit:

For noticing instructions, please refer to the noticing materials in this package regarding closing the point of entry for someone to challenge the issuance of your permit. Please note that if a timely petition for administrative hearing is filed, your permit will become non-final and any activities that you choose to undertake pursuant to your permit will be at your own risk. Please refer to the attached Notice of Rights to determine any legal rights you may have concerning the District's agency action.

Compliance with Permit Conditions:

To submit your required permit compliance information, go to the District's website at www.sjrwmd.com/permitting. Under the "Apply for a permit or submit compliance data" section, click to sign-in to your existing account or to create a new account. Select the "Compliance Submittal" tab, enter your permit number, and select "No Specific Date" for the Compliance Due Date Range. You will then be able to view all the compliance submittal requirements for your project. Select the compliance item that you are ready to submit and then attach the appropriate information or form. The forms to comply with your permit conditions are available at www.sjrwmd.com/permitting under the section "Handbooks, forms, fees, final orders". Click on forms to view all permit compliance forms, then scroll to the ERP application forms section and select the applicable compliance forms.

GOVERNING BOARD

Douglas Burnett, CHAIRMAN
ST. AUGUSTINE

Ron Howse, TREASURER
COCOA

Douglas C. Bourmique
VERO BEACH

Susan Dolan
SANFORD



St. Johns River Water Management District

Ann B. Shortelle, Ph.D., Executive Director

4049 Reid Street • P.O. Box 1429 • Palatka, FL 32178-1429 • 386-329-4500
On the internet at www.sjrwmd.com.

July 01, 2020

David West
JTL Grand Landings Development, LLC
16660 Dallas Pkwy
Ste 1600
Dallas, TX 75248-6808

SUBJECT: 161668-1
Grand Landings Holdings Borrow Pit

Dear Sir/Madam:

Enclosed is your individual permit issued by the St. Johns River Water Management District on July 01, 2020. This permit is a legal document and should be kept with your other important documents. Permit issuance does not relieve you from the responsibility of obtaining any necessary permits from any federal, state, or local agencies for your project.

Technical Staff Report:

If you wish to review a copy of the Technical Staff Report (TSR) that provides the District's staff analysis of your permit application, you may view the TSR by going to the Permitting section of the District's website at www.sjrwmd.com/permitting. Using the "search applications and permits" feature, you can use your permit number or project name to find information about the permit. When you see the results of your search, click on the permit number and then on the TSR folder.

Noticing Your Permit:

For noticing instructions, please refer to the noticing materials in this package regarding closing the point of entry for someone to challenge the issuance of your permit. Please note that if a timely petition for administrative hearing is filed, your permit will become non-final and any activities that you choose to undertake pursuant to your permit will be at your own risk. Please refer to the attached Notice of Rights to determine any legal rights you may have concerning the District's agency action.

Compliance with Permit Conditions:

To submit your required permit compliance information, go to the District's website at www.sjrwmd.com/permitting. Under the "Apply for a permit or submit compliance data" section, click to sign-in to your existing account or to create a new account. Select the "Compliance Submittal" tab, enter your permit number, and select "No Specific Date" for the Compliance Due Date Range. You will then be able to view all the compliance submittal requirements for your project. Select the compliance item that you are ready to submit and then attach the appropriate information or form. The forms to comply with your permit conditions are available at www.sjrwmd.com/permitting under the section "Handbooks, forms, fees, final orders".

GOVERNING BOARD

Douglas Burnett, CHAIRMAN
ST. AUGUSTINE

Ron Howse, TREASURER
COCOA

Douglas C. Bourmique
VERO BEACH

Susan Dolan
SANFORD

ORDINANCE 2022-_____
CLINE-JTL BORROW PIT
COMPREHENSIVE PLAN AMENDMENT
Application #4904

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA, PROVIDING FOR THE AMENDMENT OF THE CITY OF PALM COAST 2035 COMPREHENSIVE PLAN, AS PREVIOUSLY AMENDED, PURSUANT TO SECTION 163, FLORIDA STATUTES; AMENDING THE FUTURE LAND USE MAP (FLUM) DESIGNATION FOR 40.71+/- ACRES OF CERTAIN REAL PROPERTY FROM RESIDENTIAL: LOW DENSITY RURAL ESTATE (FLAGLER COUNTY DESIGNATION) TO INDUSTRIAL (CITY OF PALM COAST DESIGNATION) AS DESCRIBED IN MORE DETAIL IN THE LEGAL DESCRIPTION WHICH IS AN EXHIBIT TO THIS ORDINANCE; INCLUDING A NOTE ON THE FUTURE LAND USE MAP TO LIMIT DEVELOPMENT ON THE PROPERTY TO BORROW PITS AND COMPENSATING FLOODPLAIN STORAGE; PROVIDING FOR CONFLICTS, RATIFICATION OF PRIOR ACTS, CODIFICATION, SEVERABILITY, AND AN EFFECTIVE DATE

WHEREAS, the City Council of the City of Palm Coast enacted Ordinance 2010-07, adopting the *City of Palm Coast 2035 Comprehensive Plan* which includes the City of Palm Coast Future Land Use Map (FLUM), which Plan and FLUM have been amended from time-to-time; and

WHEREAS, Section 163.3161 et seq., Florida Statutes established the Community Planning Act; and

WHEREAS, Section 163.3184, Florida Statutes, establishes a process for adoption of comprehensive plans or plan amendments amending the future land use designation of property; and

WHEREAS, the City of Palm Coast is desirous of amending the future land use designation of property located within the City from Residential: Low Density Rural Estate, (Flagler County Designation) to Residential (City of Palm Coast Designation); and

WHEREAS, the proposed future land use map amendment includes notes on the Future Land Use Map to limit development within the area to borrow pits and compensating floodplain storage; and

WHEREAS, the City of Palm Coast Planning and Land Development Regulation Board (PLDRB) acting as the City's Local Planning Agency, considered the proposed map amendments at a public hearing on November 17, 2021 and voted to recommend Approval of the proposed Comprehensive Plan Amendment; and

WHEREAS, on January 18, 2022 and February 1, 2022 the City of Palm Coast City Council held public hearings on this Comprehensive Plan amendment after due public notice and upon thorough and complete consideration and deliberation, adopted the proposed Comprehensive Plan amendment; and

WHEREAS, the Comprehensive Plan amendments adopted by this Ordinance complies with the requirements of the Community Planning Act, the State Comprehensive Plan as set forth in Chapter 187, Florida Statutes, as well as other applicable law, and is consistent with the goals, objectives, and policies and the overall land use plan of the City's *Comprehensive Plan*; and

WHEREAS, the City Council of the City of Palm Coast hereby reaffirms its commitment to the goal of enacting and implementing sound growth management practices within the City; and

WHEREAS, the City Council of the City of Palm Coast finds that this Ordinance is in the best interests of the health, safety, and welfare of the citizens of Palm Coast.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF PALM COAST, FLORIDA, THAT THE FUTURE LAND USE MAP IS AMENDED AS FOLLOWS:

SECTION 1. LEGISLATIVE AND ADMINISTRATIVE FINDINGS.

The above recitals (whereas clauses) are hereby adopted as the legislative and administrative findings of the City Council of the City of Palm Coast.

SECTION 2. FUTURE LAND USE MAP AMENDED.

The 40.71+/- acres subject area, generally located south of SR 100, west of Seminole Woods Parkway and southeast of the Flagler County Airport, as depicted and legally described in "Exhibit A", attached hereto, is hereby amended from the Flagler County Future Land Use Map designation of Residential: Low Density to City of Palm Coast Future Land Use Map designation of Industrial, including a note on the FLUM limiting the land to borrow pits and compensating floodplain storage as depicted in "Exhibit B".

SECTION 3. CONFLICTS.

All ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION 4. CODIFICATION.

It is the intention of the City Council of the City of Palm Coast, Florida, and it is hereby ordained that the provisions of this Ordinance shall become and be made a part of the Code of Ordinance of the City of Palm Coast, Florida; that the Sections of this Ordinance may be renumbered or re-lettered to accomplish such intention; that the word, "Ordinance" may be changed to Section," "Article," or other appropriate word.

SECTION 5. SEVERABILITY.

If any section, subsection, sentence, clause, phrase or provision of this Ordinance is held to be unconstitutional or otherwise invalid by a court of competent jurisdiction, such unconstitutionality or invalidity shall not be construed as to render unconstitutional or invalid the remaining provision of the Ordinance.

SECTION 6. EFFECTIVE DATE.

The effective date of this plan amendment, if the amendment is not timely challenged, shall be 31 days after the state land planning agency notifies the local government that the plan amendment package is complete. If timely challenged, this amendment shall become effective on the date the state land planning agency or the Administration Commission enters a final order determining this adopted amendment to be in compliance. No development orders, development permits, or land uses dependent on this amendment may be issued or commence before it has become effective. If a final order of noncompliance is issued by the Administration Commission, this amendment may nevertheless be made effective by adoption of a resolution affirming its effective status, a copy of which resolution shall be sent to the state land planning agency.

APPROVED on first reading after due public notice and hearing the 18th day of January, 2022.

ADOPTED on second reading after due public notice and hearing the 1st day of February, 2022.

ATTEST:

CITY OF PALM COAST

VIRGINIA A. SMITH, CITY CLERK

DAVID ALFIN, MAYOR

APPROVED AS TO FORM AND LEGALITY:

NEYSA BORKERT, CITY ATTORNEY

EXHIBIT A
LEGAL DESCRIPTION

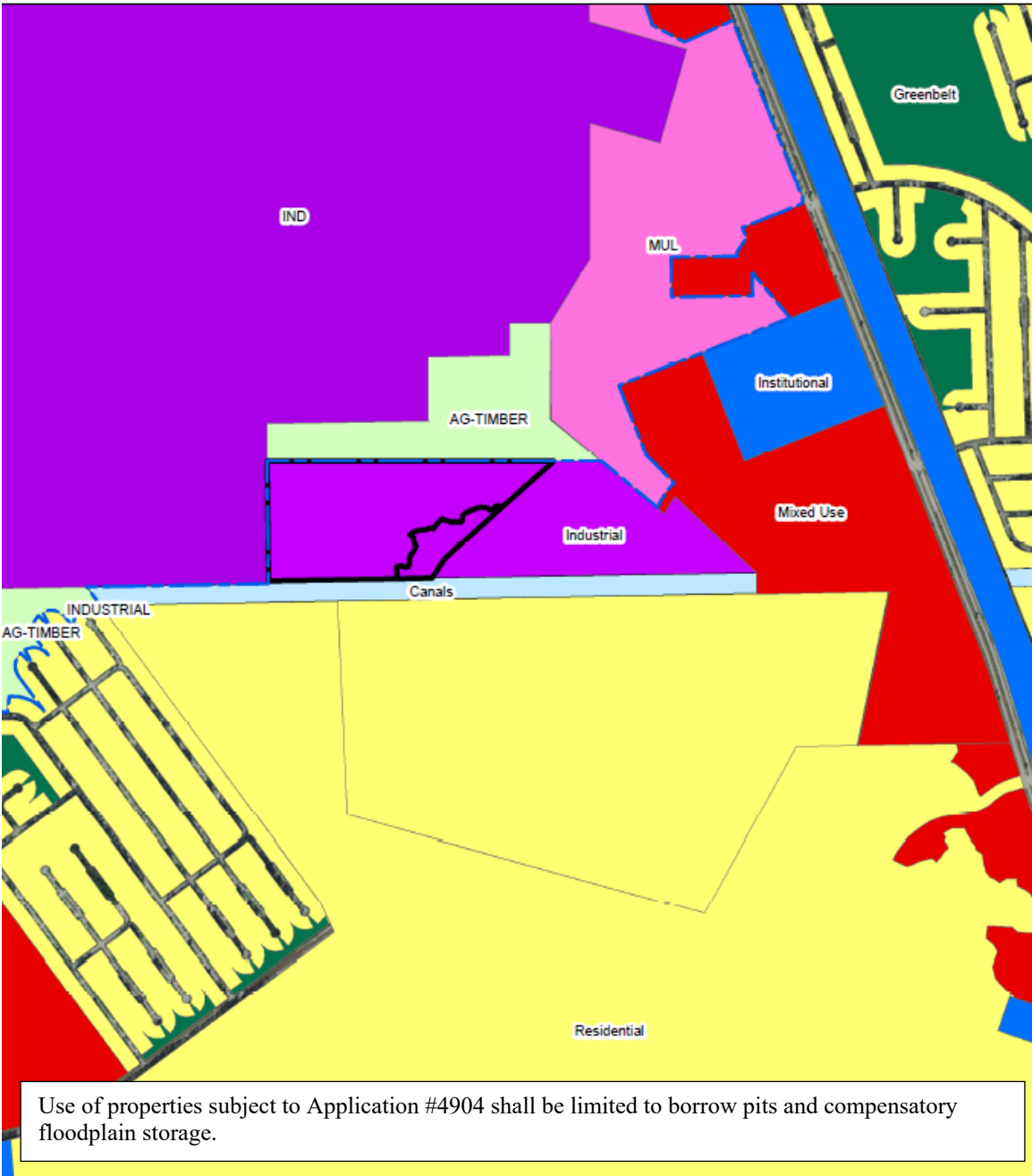
DESCRIPTION PER OFFICIAL RECORDS BOOK 1329, PAGE 1281

A PARCEL OF LAND LYING IN GOVERNMENT SECTION 17, TOWNSHIP 12 SOUTH, RANGE 31 EAST BEING PART OF PARCEL 413, RECORDED IN OFFICIAL RECORDS BOOK 601, PAGES 1989 THROUGH 2025, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A POINT OF REFERENCE BEING THE NORTHWEST CORNER OF GOVERNMENT SECTION 20, TOWNSHIP 12 SOUTH, RANGE 31 EAST, THENCE NORTH 89°00'48" EAST ALONG THE SOUTH LINE OF GOVERNMENT SECTION 17 A DISTANCE OF 1321.07 FEET, THENCE DEPARTING SAID SOUTH LINE OF GOVERNMENT SECTION 17, RUN NORTH 00°35'15" WEST A DISTANCE OF 24.45 FEET TO A POINT ON THE NORTHERLY LINE OF IROQUOIS WATERWAY (175'R/W) RECORDED IN OFFICIAL RECORDS BOOK 549, PAGE 966, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, SAID POINT BEING THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE DEPARTING SAID NORTH LINE OF IROQUOIS WATERWAY NORTH 00°35'15" WEST ALONG THE EAST BOUNDARY OF THE FLAGLER COUNTY AIRPORT LANDS A DISTANCE OF 986.72 FEET, THENCE DEPARTING SAID AIRPORT LANDS RUN NORTH 90°00'00" EAST A DISTANCE OF 2361.75 FEET, THENCE SOUTH 48°13'23" WEST A DISTANCE OF 1204.42 FEET, THENCE SOUTH 32°31'14" WEST A DISTANCE OF 191.60 FEET TO A POINT ON THE NORTH LINE OF IROQUOIS WATERWAY, THENCE SOUTH 89°02'14" WEST ALONG THE NORTH LINE OF IROQUOIS WATERWAY A DISTANCE OF 1350.63 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINING 40.7127 ACRES OF LAND MORE OR LESS.

EXHIBIT B
AMENDED FUTURE LAND USE MAP





**COMMUNITY DEVELOPMENT DEPARTMENT
COMPREHENSIVE PLAN AMENDMENT
CITY COUNCIL
STAFF REPORT
January 18, 2022**

OVERVIEW

Case Number: 4904

Applicant: City of Palm Coast

Property Description: An approximately 40.7 acre area south of State Road 100 and west of Seminole Woods Blvd.

Property Owner: JTL Grand Landings Development, LLC, S.E. Cline Construction, Inc.

Location: Approximately 1.6 miles south of State Road 100, and west of Seminole Woods Blvd.

Real Estate ID #: 17-12-31-0650-000A0-0013 & 17-12-31-0650-000A0-0015

Current FLUM designation: Residential Low-Density Rural Estate (Flagler County designation)

Current Zoning designation: Industrial - Planned Unit Development (Flagler County Designation)

Current Use: Vacant

Size of subject property: Approximately 40.71+/- acres

Requested Action: Small scale Future Land Use Map (FLUM) amendment from Residential Low-Density Rural Estate (Flagler County designation) to Industrial (City of Palm Coast designation) with a note on future land use map to limit development on the properties to borrow pits and compensating floodplain storage.

Recommendation: The Planning and Land Development Regulation Board (PLDRB) finds Application #4904 consistent with the Comprehensive Plan and recommends that City Council approve Application #4904, a FLUM amendment from Residential-Low Density-Rural Estate to Industrial along with a policy to limit use to borrow pit and

compensatory floodplain storage

Project Planner: José Papa, AICP, Senior Planner

ANALYSIS

BACKGROUND

The application is for a Future Land Use Map (FLUM) amendment for a 40.71+/- acre subject area located to 1.6 miles south of State Road 100, and west of Seminole Woods Pkwy. The subject properties were annexed into the City on June 22, 2021 (Ordinance # 2021-10).

Currently, the 40.7+/- acre subject area has a FLUM designation of Residential Low Density-Rural Estate and a zoning designation of Industrial-PUD (both Flagler County Designations). The proposed FLUM amendment will amend the FLUM designation to City of Palm Coast Industrial with a note to limit development to borrow pits and compensating floodplain storage.

There is a companion zoning map amendment to amend the zoning designation to Industrial-2 (IND-2). Additionally, there is a Special Exception application to allow the establishment of a borrow pit on the subject properties.

Neighborhood Meeting

The neighborhood meeting for these parcels were waived as permitted by the Land Development Code. The subject properties were part of recent public hearings due to its annexation in June. Additionally, the property owners subject to notification were either for property owned by the applicants (JTL Grand Landings Development, LLC and S.E. Cline Construction Inc.) or governmental entities with knowledge of subject application (Flagler County and City of Palm Coast). One property owner (Kolter Land) was contacted directly by the agent for the property owners and raised no objection to waiver of the neighborhood meeting.

Planning and Land Development Regulation Board Public Hearing

The PLDRB held a public hearing on December 15, 2021 to review and hear public comments on the proposed FLUM amendment. There were no public comments and the PLDRB unanimously recommended that City Council approve the proposed amendment.

DENSITY/INTENSITY AND POPULATION

The 40.7+/- acre subject area currently has a FLUM designation of Residential Low Density/Rural Estate (1 unit/acre). The proposed FLUM amendment to Industrial will have the result of eliminating residential development on the parcel. This results in the reduction of potential population, dwelling units as shown in Table 1 below.

Due to a site specific policy the property will be limited to development as a borrow pit and compensating floodplain storage. This policy eliminates the potential of “vertical” development on the property such as outdoor storage, mini-warehouse, or other industrial uses.

TABLE 1 - FLUM DESIGNATION MAXIMUM DENSITY/INTENSITY ALLOWED (RESIDENTIAL USE)				
	# of Acres	Maximum Density	Maximum # of units ⁽¹⁾ , (⁽²⁾)	Population (2.4 persons/dwelling unit)
Proposed FLUM: Industrial	40.7	0 units/acre	0	0
Current FLUM: Residential Low Density: Rural Estate (County Designation)	40.7	1 unit/acre	40	96
NET CHANGE			-40	-96
<i>Footnotes:</i>				
<i>(1) Max. # of units = # of Acres X Maximum Density</i>				
<i>(2) Proposed Amendment will limit residential development to 3 units/acre.</i>				

PUBLIC FACILITIES AVAILABILITY/IMPACT ANALYSIS (BASED ON THEORETICAL YIELD OF MAXIMUM DEVELOPMENT POTENTIAL)

Objective 1.1.3-Evaluation of Amendments to the FLUM

Review proposed amendments to the Future Land Use Map (FLUM) based upon environmental conditions, the availability of facilities and services, school capacity, compatibility with surrounding uses, and other generally accepted land use planning principles.

Policy 1.1.3.2 - At a minimum, infrastructure availability and capacity, specified as follows, shall be considered when evaluating proposed FLUM amendments:

- A. Existing and future capacity of roadways based on functional classifications and best available data for traffic modeling. For the purposes of evaluating capacity, roadway improvements programmed in the FDOT 5-year Work Plan or listed in either the City or the County 5-year Capital Improvement Program shall be considered.*
- B. Large-scale, high-intensity commercial projects shall be concentrated at intersections of the following arterials*
- C. Existing and future availability and capacity of central utility systems.*
- D. Availability and capacity of receiving watercourses and drainage systems to convey design storm events.*

PUBLIC FACILITIES CAPACITY/IMPACT ANALYSIS

The public facilities capacity net impact analysis was completed for the proposed Future Land Use Map Amendment. The net impact analysis was performed with the proposed density limit of permitting only borrow pits and floodplain compensatory storage. The results of the net impact analysis are shown on Table 2 below. The analysis shows a decrease in the demand on various public facilities, this is due to the limited development potential of the property should the FLUM amendment be approved.

Transportation

The proposed site specific policy to limit development to borrow pits and floodplain compensatory storage results in a use that will yield few if any P.M. peak hour trips. Typical borrow pit operations cease during the P.M. peak hour time (4-6 P.M.).

Potable Water

The proposed FLUM amendment will have a potential net increase in demand for potable water of 12,000 gallons/day or .012 million gallons/day. There is adequate water treatment capacity to address the additional demand.

Wastewater

The proposed FLUM amendment will have a potential net increase in demand for sanitary sewer treatment of 7,872 gallons/day or .007 million gallons/day. There is adequate central sewer treatment capacity to address the additional demand.

Solid Waste

The proposed FLUM amendment will have a potential net increase in 827 lbs. of solid waste/day. The City currently has an interlocal agreement with Volusia County for solid waste disposal. There is adequate capacity at the Volusia County landfill to accommodate the additional demand.

Public Recreation and Open Space

The proposed FLUM amendment will have a net increase in demand of .8 acres of park facilities. The City currently has adequate capacity to accommodate the additional demand.

Public Schools

The proposed FLUM amendment will have a potential net decrease in demand for 13 student stations.

Stormwater

No impact. Stormwater treatment facilities are reviewed for consistency with LOS during site plan review.

Table 2 Public Facilities Impact Analysis

*Proposed FLUM amendment will include site specific policy to limit development to borrow pits and floodplain compensation storage

Density ⁽¹⁾	# of units or square feet of development	Transportation (PHT) ⁽²⁾	Potable Water (GPD) ⁽³⁾	Sanitary Sewer (GPD) ⁽⁴⁾	Solid Waste (lbs./day) ⁽⁵⁾	Recreation and Parks (8 acres/ 1000 pop.) ⁽⁶⁾	Public Education (students) ⁽⁷⁾	Stormwater Drainage ⁽⁸⁾
Proposed FLUM designation*								
Industrial	0	0	0	0	0	0.0	0	N/A
	Total	0	0	0	0	0	0	N/A

Current FLUM designation* Analysis uses the entitlements provided in the previously approved PUD agreement for the properties.

Residential Low-Density -Rural Estate (1 unit/acre)	40	40	12000	7872	827	0.8	13	N/A
	Total	40	12000	7872	827	1	13	
Net Change		-40	-12,000	-7,872	-827	-0.8	-13	N/A

Footnotes:

- ⁽¹⁾ Calculation of Density: Lot Size (acre)*# of units/acre
- ⁽²⁾ Transportation: Residential PM Peak Hour Trips (PHT), Residential Development: = # of units*1.0 PM-PHT (Average Rate), ITE Trip Generation Manual, 9th Edition
- ⁽³⁾ Potable Water: Residential = # of units*2.4*125 gallons/capita/day
- ⁽⁴⁾ Wastewater: Residential = # of units*2.4*82 gallons/capita/day
- ⁽⁵⁾ Solid Waste: Residential Demand = # of units*2.40*8.61 lbs/capita/day
- ⁽⁶⁾ Recreation and Parks: Residential Demand = # of units * 2.40 *8 acres/1000 persons
- ⁽⁷⁾ Public Education Residential: = Based on multiplier provided by Flagler County School District.
- ⁽⁸⁾ Stormwater/Drainage: Stormwater Treatment will be reviewed for consistency with adopted LOS, during site plan approval process.

ENVIRONMENTAL/CULTURAL RESOURCES ANALYSIS

Objective 1.1.3-Evaluation of Amendments to the FLUM

Review proposed amendments to the Future Land Use Map (FLUM) based upon environmental conditions, the availability of facilities and services, school capacity, compatibility with surrounding uses, and other generally accepted land use planning principles.

Policy 1.1.3.1- At a minimum, the following environmental factors shall be evaluated each time FLUM amendments are proposed:

- A. Topography and soil conditions including the presence of hydric soils.*
- B. Location and extent of floodplains and the Coastal Planning Area, including areas subject to seasonal or periodic flooding.*
- C. Location and extent of wetlands, certain vegetative communities, and protected wildlife species.*
- D. Location and extent of other environmentally sensitive features.*
- E. Proximity to wellfields and aquifer recharge areas.*
- F. Impacts to potable water supply.*

A. TOPOGRAPHY AND SOIL CONDITIONS

This analysis will cover two properties: Cline Borrow Pit and JTL Borrow Pit. The analysis areas for the Cline Borrow Pit is partially an active borrow pit and partially naturally vegetated. The area for the JTL Borrow Pit is entirely naturally vegetated. The site is bounded by Seminole Woods Boulevard to the east, vacant land to the south, airport property to the north and west. According to the October 2021 Carter Environmental Services (CES) assessment and the April 2020 Atlantic Ecological Services (AES) assessment, the area does contain St. Johns River Water Management District (SJRWMD) jurisdictional wetlands. The total analysis area contains 26.87 acres of uplands for JTL and 13.46 acres of uplands for Cline and 13.84 acres of wetlands for JTL and 9.72 acres of wetlands for Cline. The wetlands detailed on CES "FLUCFCS Map" Figure and the "Wetland Map" in the AES report, reflect the boundaries that were delineated in the field pursuant to state and federal guidelines (Chapter 62-340 F.A.C. and the 1987 Corps of Engineers Wetlands Delineation Manual). Further description of these features may be found in the Section C, Vegetative Communities.

As detailed within the AES report, the *Soil Survey of Flagler County, Florida* indicates five (5) soil types within the Cline property. The CES report noted six (6) soil types within the JTL property.

Analysis: There are no indicators of unique topographical reliefs or soils that would be affected by the FLUM change.

FINDING: It is not anticipated that the proposed FLUM change from Residential to Industrial will negatively affect the local topography or prevent the proposed development permissible within the FLUM designation.

B. FLOODPLAINS

Federal Emergency Management Agency's (FEMA), Flood Insurance Rate Map (FIRM) source indicates that the subject properties lie outside a Special Flood Hazard Area (SFHA) and has a designation of a "X" Zone.

Analysis: The Subject Properties are not located within a SFHA.

FINDING: It is not anticipated that the proposed FLUM change will negatively impact the function of a SFHA.

C. VEGETATIVE COMMUNITIES

According to the AES report, the assessment area for the Cline Borrow Pit is comprised of the following vegetative community types and features.

1. Pine Plantation (441): 4.02 acres
2. Wetland Mix Forest (630): 9.72 acres
3. Disturbed Land (740): 2.61 acres
4. Borrow Pit (742): 16.14 acres
5. Berm (747): 6.83 acres

According to the CES report, the assessment area for the JTL Borrow Pit is comprised of the following vegetative community types and features.

1. Pine Flatwoods (411): 4.56 acres
2. Coniferous Plantation (441): 22.31 acres
3. Wetland Forested Mixed (630): 13.84 acres

Analysis: There are wetlands located on both properties and any impacts will need to be permitted through either St. Johns River Water Management District (SJRWMD) or the Florida Department of Environmental Protection (FDEP). State 404 permitting used to go through the Army Corps of Engineers but has since been transferred to the FDEP. Any wetland impacts proposed through this program will now go through FDEP.

FINDING: There is no anticipated additional impact from the proposed amendment. The proposed amendment does not propose to expand the development area on the subject property.

D. PROTECTED SPECIES DISTRIBUTION/ WILDLIFE UTILIZATION

The submitted CES and AES reports document Gopher Tortoise on both the Cline Borrow Pit and the JTL Borrow Pit sites that would need to be relocated prior to construction.

Analysis: The subject property is suitable for foraging and mobility; and protected species have been noted on both sites. Wildlife utilization may change over time due to various factors. To ensure that the referenced species and any potentially occurring species in the future, the Unified Land Development Code (Section 10.04.03.A, LDC) requires that a listed species study is performed by a Qualified Environmental Professional (QEP) at site plan or preliminary plat. Further, a study is valid for one year for the property that was investigate to capture any changes in wildlife utilization.

FINDING: The proposed land use change is not anticipated to impact listed species. There is no expansion to the footprint of development area.

E. GROUNDWATER RESOURCE PROTECTION

According to City maintained data, the nearest production well is not within 500 feet of the site but is 1.3 miles to the southwest. The site is not located within the Secondary Protection Zone or the Primary Protection Zone as defined by Section 10.03.02.B, LDC.

Analysis: The amendment is not within an aquifer recharge area or within a wellhead protection zone(s).

FINDING: The proposed land use change is not anticipated to impact groundwater resources.

F. HISTORICAL RESOURCES

No study of historical resources was submitted for either property. Staff reviewed Master Site File data on the properties.

Analysis: According to Master Site File data reviewed by staff, there is no indication of any historical resources on either property.

FINDING: The proposed land use change is not anticipated to impact cultural and historical resources.

LAND USE COMPATIBILITY ANALYSIS

Policy 1.1.3.3 – At a minimum, compatibility with proximate uses and development patterns shall be considered when evaluating proposed FLUM amendments.

- A. This policy shall not be construed to mean that different categories of uses are inherently incompatible; rather, it is intended to promote the use of transitional areas where densities and intensities can be appropriately scaled.*
- B. Buffers are encouraged as an effective means of transition between areas where there is a greater degree of disparity in terms of densities and intensities.*
- C. Impacts to the health, safety, and welfare of surrounding residents shall be considered.*

Surrounding Future Land Use Map Designation:

North: Agriculture & Timberlands (Flagler County)

South: Residential (City of Palm Coast)

East: Industrial (City of Palm Coast)

West: Industrial (Flagler County)

Surrounding Zoning Designation:

North: Industrial-PUD (Flagler County)

South: Single Family Residential-1(SFR-1) (City of Palm Coast), this site is the proposed Seminole Palms Subdivision – a residential community

East: Industrial-2, (City of Palm Coast)

West: Industrial (Flagler County)

Surrounding Property Existing Uses:

North: Flagler County Airport (Flagler County)

South: Vacant lands (Proposed Seminole Palms MPD-Residential uses) (City of Palm Coast)

East: Borrow Pit (City of Palm Coast)
West: Flagler County Airport (Flagler County)

The proposed Future Land Use Map (FLUM) designation is consistent with the surrounding FLUM designation and the potential future uses to be found in the area. The areas to the north and west are part of the Flagler County Executive Airport and are likely remain open space as part of the airport's buffer to the surrounding areas. To the east is an existing borrow pit, a portion of the subject area is part of the expansion for the existing borrow pit to the east. Finally, the future use to the south (south of the Iroquois Waterway is residential). Special consideration with operation of a borrow pit adjacent to a residential area need to be taken (these include the required buffer specified in the LDC as well as operational hours). It is important to note that in the long-term, after the useful life of the borrow pit, having an open space area between the airport uses and the residential uses south of the Iroquois Waterway is appropriate.

CONSISTENCY WITH COMPREHENSIVE PLAN

In addition to being consistent with Objective 1.1.3 which establishes the criteria for review of Future Land Use Map Amendments as provided in the previous section. The proposed amendment is consistent with the following policies in the Comprehensive Plan:

Policy 1.4.2.1 – The city shall provide an appropriate balance of commercial, retail, office, and industrial land uses on the FLUM to balance jobs and housing.

Analysis: The designation of additional acreage adjacent to the Flagler County Airport for Industrial is appropriate and consistent with Policy 1.4.2.1 due to the limited areas designated for industrial use. Furthermore, the borrow pit operation will provide for job opportunities and will assist the local construction industry as a potential source of fill material

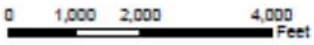
RECOMMENDATION

The Planning and Land Development Regulation Board (PLDRB) finds Application #4904 consistent with the Comprehensive Plan and recommends that City Council approve Application #4904, a FLUM amendment from Residential-Low Density-Rural Estate to Industrial along with a policy to limit use to borrow pit and compensatory floodplain storage

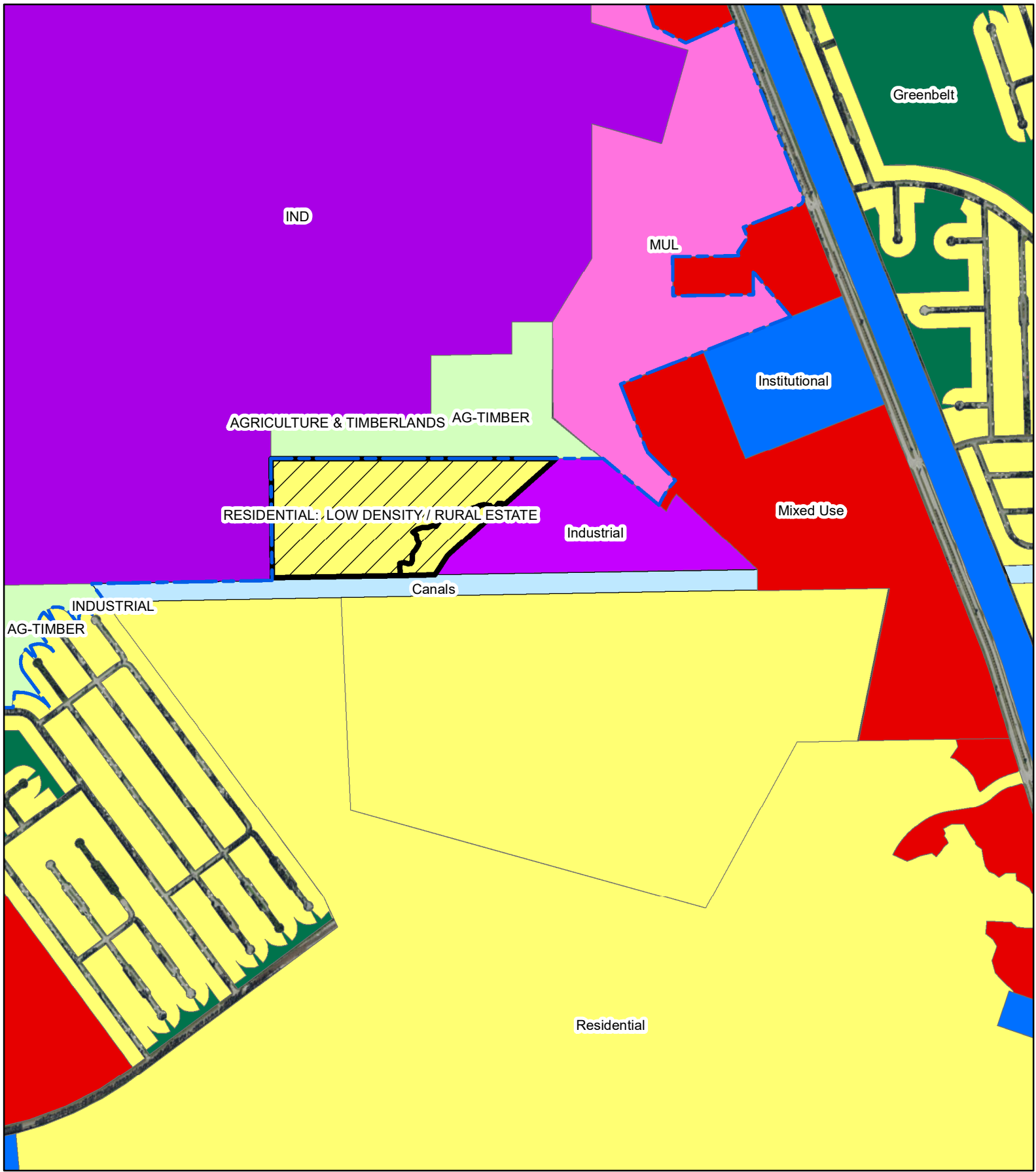
Location Map-Cline-JTL Borrow Pits



- Legend**
-  Palmetto City Limits
 -  Borrow Pits



Existing FLUM-Cline-JTL Borrow Pits



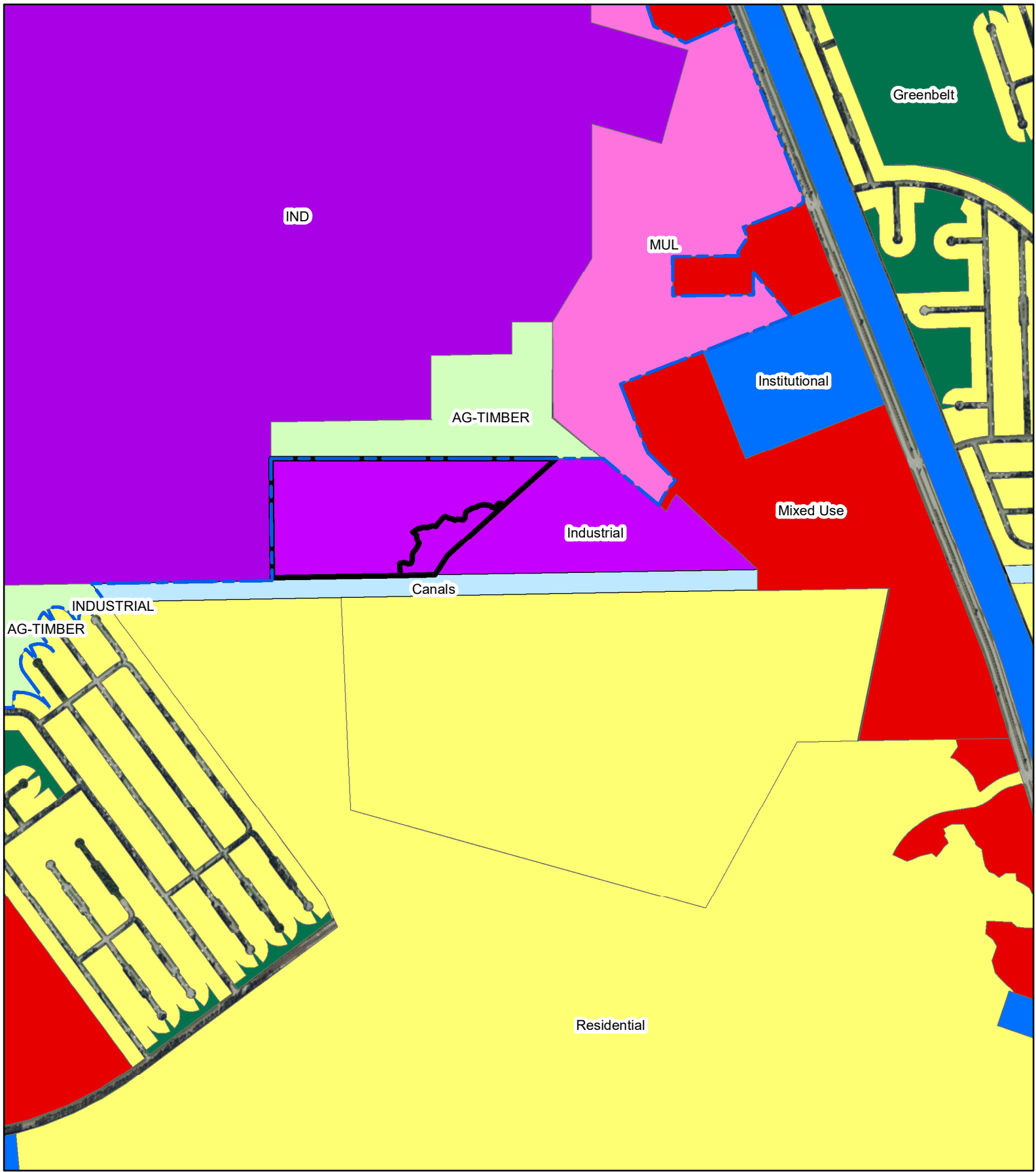
Legend

Palm Coast City Limits	Palm Coast FLUM	Industrial	Flagler FLUM
Borrow Pits	AG & TIMBER	Institutional	AG & Timber
	Canals	Mixed Use	Industrial
	Greenbelt	Res: Low Density/Rural Estate	Mixed Use: Low Intensity
	INDUSTRIAL	Residential	

0 500 1,000 2,000 Feet

Map Provided by Planning Division

Proposed FLUM-Cline-JTL Borrow Pits



Legend

<ul style="list-style-type: none"> Palm Coast City Limits Borrow Pits 	<p>Palm Coast FLUM</p> <ul style="list-style-type: none"> AG & TIMBER Canals Greenbelt INDUSTRIAL 	<ul style="list-style-type: none"> Industrial Institutional Mixed Use Res: Low Density/Rural Estate Residential 	<p>Flagler FLUM</p> <ul style="list-style-type: none"> AG & Timber Industrial Mixed Use: Low Intensity
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0 500 1,000 2,000 Feet

Map Provided by Planning Division

City of Palm Coast, Florida Agenda Item

Agenda Date : February 1, 2022

Department	PLANNING	Amount	
Item Key	12973	Account	
		#	
Subject	ORDINANCE 2022-XX AMENDING THE ZONING MAP DESIGNATION FOR 40.7+/- ACRES FROM INDUSTRIAL-PUD (FLAGLER COUNTY DESIGNATION) TO HEAVY INDUSTRIAL (IND-2) (CITY OF PALM COAST DESIGNATION) – CLINE/JTL BORROW PITS		
Presenter :	Jose Papa		
Background:	<p>THIS IS A QUASI-JUDICIAL MATTER. PLEASE REMEMBER TO DISCLOSE ANY EX-PARTE COMMUNICATIONS.</p> <p><u>UPDATE FROM THE JANUARY 18, 2022 BUSINESS MEETING.</u> This item was heard by City Council at their January 18, 2022 Business Meeting. There were no changes suggested to this item.</p> <p><u>ORIGINAL BACKGROUND FROM THE JANUARY 18, 2022 BUSINESS MEETING.</u> This subject area is approximately 40.7 acres located approximately 1.5 miles south of State Road 100 on the westside of Seminole Woods Blvd. The proposed amendment will amend the zoning designation of the area from Industrial-PUD (Flagler County designation) to Heavy Industrial (IND-2).</p> <p>This item is a companion application to a proposed Comprehensive Plan Amendment to change the designation of the subject area from Residential-Low Density Rural Estate to Industrial, there is also a site specific policy to limit development to borrow pits and compensating floodplain storage.</p> <p>Staff analyzed the proposed rezoning based on the criteria in the City of Palm Coast Land Development Code. In summary, staff makes the following findings:</p> <ul style="list-style-type: none"> - the proposed rezoning is not in conflict or contrary to the public interest, the expansion of industrial zoned areas adjacent to the Flagler County airport is appropriate and in the long run the borrow pit site has the potential to enhance the buffer between the airport and the residential areas south of the Iroquois Waterway, - the proposed rezoning is consistent with the Comprehensive Plan, the proposed rezoning and will not have a negative impact on public infrastructure and services, - the proposed rezoning is consistent with the surrounding land uses and does not cause a nuisance or threat to the general welfare and safety of the public. The proposed MPD 		

is generally consistent with the development pattern to the north, west, and east. The residential uses will be buffered by the Iroquois Waterway and at the end of the borrow pit operations, an open space area will be provided between the airport uses and the residential uses to the south of the subject properties,

- the proposed rezoning will have a positive impact on the economy, in addition to providing potential employment opportunities, the fill material extracted from the site is a crucial component for one of the City's leading employment sector, the construction industry, and
- the rezoning furthers a legitimate public purpose by providing for an expansion of Industrial areas adjacent to the airport, providing a crucial construction material for the local building industry, as well as in the long-term enhancing the buffer between the Airport and the surrounding residential areas

Planning and Land Development Regulation Board (PLDRB) Public Hearing

The PLDRB held a public hearing on December 15 to review and hear public comments on the proposed zoning map amendment. There were no public comments and the PLDRB unanimously recommended that City Council approve the proposed amendment.

Recommended Action: The Planning and Land Development Regulation Board finds Application #4903 consistent with the Comprehensive Plan and recommends that City Council APPROVE Application #4903, a proposed zoning map amendment from Industrial-PUD (Flagler County designation) to Heavy Industrial (IND-2) (City of Palm Coast designation)-CLINE/JTL BORROW PITS

ORDINANCE 2022 - _____
CLINE-JTL BORROW PIT ZONING MAP AMENDMENT
(APPLICATION #4903)

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA, PROVIDING FOR THE AMENDMENT OF THE OFFICIAL ZONING MAP AS ESTABLISHED IN SECTION 2.06 OF THE CITY OF PALM COAST UNIFIED LAND DEVELOPMENT CODE; AMENDING THE ZONING DESIGNATION FOR APPROXIMATELY 40.7+/- ACRES, FROM INDUSTRIAL-PUD (FLAGLER COUNTY DESIGNATION) TO INDUSTRIAL-2 (CITY DESIGNATION); SUBJECT PROPERTY IS MORE PARTICULARLY DESCRIBED IN EXHIBIT “A” AND GRAPHICALLY DEPICTED IN EXHIBIT “B”; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR NON-CODIFICATION AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the City of Palm Coast, pursuant to the authority vested in Chapter 163 and Chapter 166, Florida Statutes and the City of Palm Coast Unified Land Development Code, is authorized and empowered to consider applications relating to zoning; and

WHEREAS, the notice and public hearing requirements, as provided for in Chapter 2 (Review Authority, Enforcement, and Procedures) of the City of Palm Coast Unified Land Development Code have been satisfied; and

WHEREAS, the City Council of the City of Palm Coast has considered the evidence and testimony presented by the applicant and other interested parties, the recommendations of the various City reviewing departments, and the recommendation of the Planning and Land Development Regulation Board (PLDRB); and

WHEREAS, the City Council has considered the findings in the staff report and the following findings of fact:

1. The rezoning is consistent with the purposes, goals, objectives, and policies of the City of Palm Coast Comprehensive Plan;
2. The rezoning is compatible as defined in the Unified Land Development Code and generally consistent with the uses and character of the land surrounding and in the vicinity of the land proposed for rezoning;
3. The rezoning will result in a logical, timely and orderly development pattern;
4. The staff report has demonstrated sufficient justification that there are changed circumstances, which would require the rezoning request.

WHEREAS, the City now intends to change the zoning of the subject property from Flagler County designation of Industrial-PUD to City of Palm Coast designation of Industrial-2 (IND-2).

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA:

SECTION 1. Recitals. The foregoing recitals are true and correct and are fully incorporated herein by this reference.

SECTION 2. Rezoning of Subject Property. The zoning designations for the subject parcel is hereby changed from Flagler County designation of Industrial-PUD to City of Palm Coast designation of Industrial-2 (IND-2).

SECTION 3. Conflicts. All ordinances or parts of ordinances in conflict with this Ordinance are hereby repealed.

SECTION 4. Severability. It is hereby declared to be the intention of the City Council that the sections, paragraphs, sentences, clauses and phrases of this Code are severable, and if any phrase, clause, sentence, paragraph or section of this Code shall be declared unconstitutional by the valid judgment or decree of a court of competent jurisdiction, such unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs and sections of this Code.

SECTION 5. Effective Date. This Ordinance shall become effective immediately upon the effective date of Ordinance No. 2022-XX as adopted by the City Council of the City of Palm Coast, Florida, and pursuant to the City Charter. If Ordinance No. 2022-_____ does not become effective, then this Ordinance shall become null and void.

APPROVED on first reading the 18th day of January 2022, at a public hearing.

ADOPTED on the second reading the 1st day of February 2022, at a public hearing.

ATTEST:

CITY OF PALM COAST

VIRGINIA A. SMITH, CITY CLERK

DAVID ALFIN, MAYOR

APPROVED AS TO FORM AND LEGALITY:

NEYSA BORKERT, CITY ATTORNEY

EXHIBIT A
LEGAL DESCRIPTION

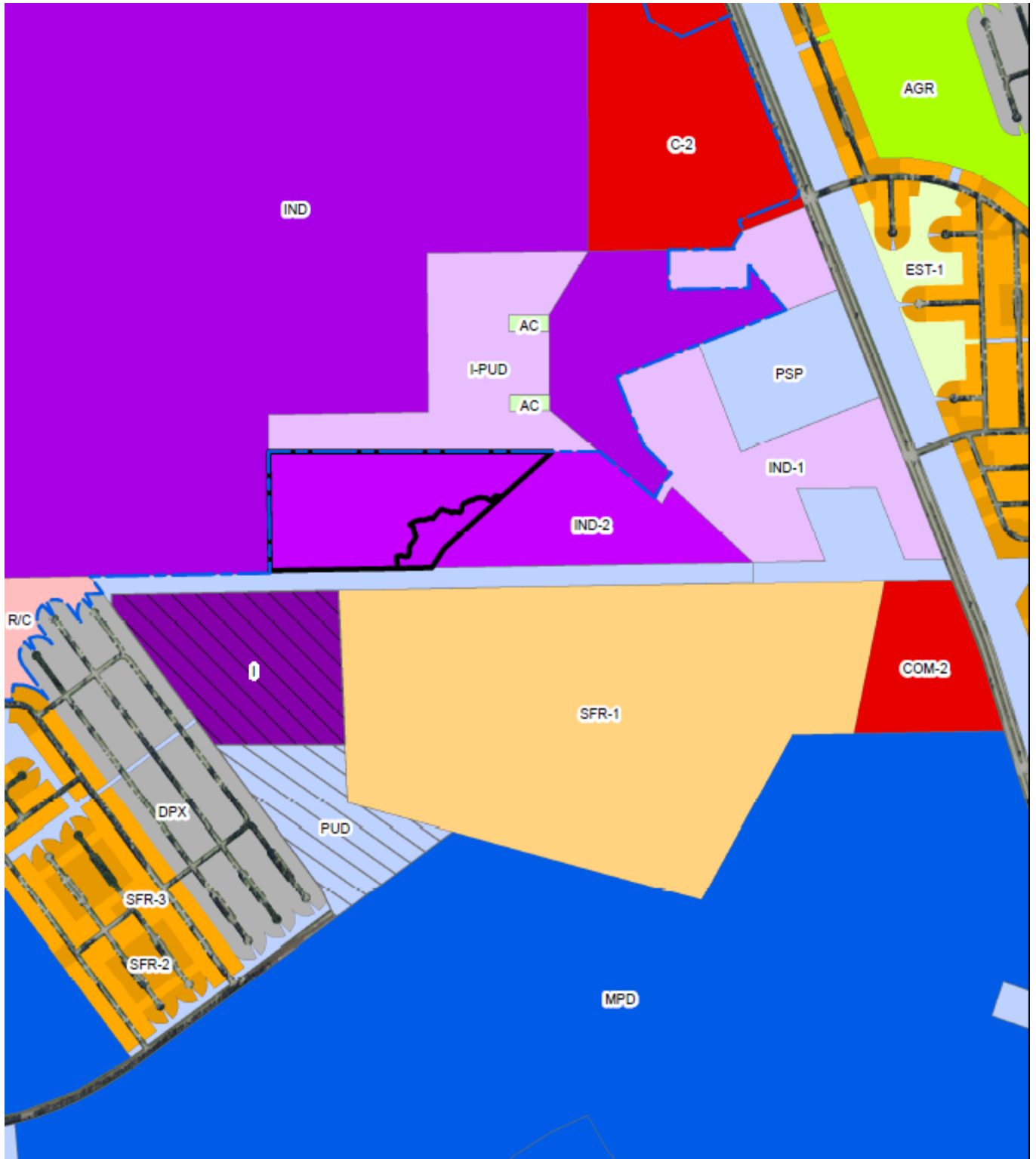
DESCRIPTION PER OFFICIAL RECORDS BOOK 1329, PAGE 1281

A PARCEL OF LAND LYING IN GOVERNMENT SECTION 17, TOWNSHIP 12 SOUTH, RANGE 31 EAST BEING PART OF PARCEL 413, RECORDED IN OFFICIAL RECORDS BOOK 601, PAGES 1989 THROUGH 2025, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A POINT OF REFERENCE BEING THE NORTHWEST CORNER OF GOVERNMENT SECTION 20, TOWNSHIP 12 SOUTH, RANGE 31 EAST, THENCE NORTH 89°00'48" EAST ALONG THE SOUTH LINE OF GOVERNMENT SECTION 17 A DISTANCE OF 1321.07 FEET, THENCE DEPARTING SAID SOUTH LINE OF GOVERNMENT SECTION 17, RUN NORTH 00°35'15" WEST A DISTANCE OF 24.45 FEET TO A POINT ON THE NORTHERLY LINE OF IROQUOIS WATERWAY (175'R/W) RECORDED IN OFFICIAL RECORDS BOOK 549, PAGE 966, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA, SAID POINT BEING THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE DEPARTING SAID NORTH LINE OF IROQUOIS WATERWAY NORTH 00°35'15" WEST ALONG THE EAST BOUNDARY OF THE FLAGLER COUNTY AIRPORT LANDS A DISTANCE OF 986.72 FEET, THENCE DEPARTING SAID AIRPORT LANDS RUN NORTH 90°00'00" EAST A DISTANCE OF 2361.75 FEET, THENCE SOUTH 48°13'23" WEST A DISTANCE OF 1204.42 FEET, THENCE SOUTH 32°31'14" WEST A DISTANCE OF 191.60 FEET TO A POINT ON THE NORTH LINE OF IROQUOIS WATERWAY, THENCE SOUTH 89°02'14" WEST ALONG THE NORTH LINE OF IROQUOIS WATERWAY A DISTANCE OF 1350.63 FEET TO THE POINT OF BEGINNING.

PARCEL CONTAINING 40.7127 ACRES OF LAND MORE OR LESS.

EXHIBIT B
PROPOSED ZONING MAP AMENDMENT





**COMMUNITY DEVELOPMENT DEPARTMENT
Zoning Map Amendment Staff Report
City Council
January 18, 2022**

OVERVIEW

Case Number: 4903

Applicant: Jay Livingston

Property Description: 40.7+/- acres, 1.6 miles south of State Road 100, west of Seminole Woods Blvd

Property Owner: JTL Grand Landings Development, LLC, S.E. Cline Construction, Inc.

Location: Approximately 1.5 miles south of State Road 100, west of Seminole Woods Blvd., and southeast of the Flagler County Airport

Real Estate ID #: 17-12-31-0650-000A0-0013 & 17-12-31-0650-000A0-0015

Current FLUM designation: Residential: Low-Density Rural Estate (Flagler County Designation). A proposed FLUM amendment for the subject properties is being processed concurrent to this zoning map amendment.

Current Zoning designation: Industrial-Planned Unit Development (Flagler County designation)

Current Use: Vacant

Requested Action: Rezoning from Flagler County Designations of Industrial-Planned Unit Development (I-PUD) to Heavy Industrial Zoning District (IND-2)

Recommendation: The Planning and Land Development Regulation Board (PLDRB) finds Application #4903 consistent with the Comprehensive Plan and recommends that the City Council **APPROVE** the proposed zoning map amendment from Industrial-PUD (Flagler County designation) to Industrial-2 (City of Palm Coast Designation).

ANALYSIS

REQUESTED ACTION

The applicant is proposing to rezone a total of 40.7 ± acres generally located southeast of the Flagler County Airport from Flagler County designation of Industrial-Planned Unit Development to Heavy Industrial Zoning District (IND-2). The applicant proposes to use the property as a borrow pit. This application is a companion rezoning to a Comprehensive Plan amendment for the subject property.

It is important to note that although the IND-2 zoning district permits a great variety of industrial uses, such as heavy manufacturing or material recovery facilities, the companion FLUM amendment application proposes to limit uses on the subject property to borrow pits and compensatory floodplain storage.

Finally, should the proposed FLUM and Zoning amendment be approved, the Land Development Code (LDC) requires a Special Exception to operate a borrow pit in lands zoned IND-2. The Special Exception will be the subject of a separate application if the proposed FLUM and Zoning Map Amendment are approved.

BACKGROUND/SITE HISTORY

This application is for a Zoning Map amendment or rezoning for a 40.7+/- acre subject area generally located southeast of the Flagler County Airport and west of Seminole Woods Pkwy. The subject properties were annexed into the City on June 22, 2021 (Ordinance # 2021-10).

This rezoning application is a companion to a Future Land Use Map (FLUM) amendment. The FLUM amendment will designate the subject properties with City of Palm Coast designation of Industrial with a site specific policy to limit development on the subject property to borrow pits and floodplain compensatory storage. The proposed rezoning will provide the properties with zoning designations consistent with the proposed City of Palm Coast FLUM designation.

It is important to note that the current zoning of Industrial-Planned Unit Development (I-PUD) is inconsistent with a FLUM designation of Residential: Low Density Residential-Rural Estate. The proposed FLUM and Rezoning will bring the land use and zoning into compatibility.

Neighborhood Meeting

The neighborhood meeting for these parcels were waived as permitted by the Land Development Code. The subject properties were part of recent public hearings due to its annexation in June. Additionally, the property owners subject to notification were either for property owned by the applicants (JTL Grand Landings Development, LLC and S.E. Cline Construction Inc.) or governmental entities with knowledge of subject application (Flagler County and City of Palm Coast). One property owner (Kolter Land) was contacted directly by the agent for the property owners and raised no objection to waiver of the neighborhood meeting. (Correspondences regarding the Neighborhood Meeting is attached with the agenda package for the companion FLUM amendment).

Planning and Land Development Regulation Board (PLDRB) Public Hearing

The PLDRB held a public hearing on December 15, 2021 to review and hear public comments on the proposed zoning map amendment. There were no public comments and the PLDRB unanimously recommended that City Council approve the proposed amendment.

LAND USE AND ZONING INFORMATION

SURROUNDING LAND USES:

North: Agriculture & Timberlands (Flagler County)

South: Residential (City of Palm Coast)

East: Industrial (City of Palm Coast)

West: Industrial (Flagler County)

SURROUNDING ZONING:

North: Industrial-PUD (Flagler County)

South: Single Family Residential-1(SFR-1) (City of Palm Coast), this site is the proposed Seminole Palms Subdivision – a residential community

East: Industrial-2, (City of Palm Coast)

West: Industrial (Flagler County)

Surrounding Property Existing Uses:

North: Flagler County Airport (Flagler County)

South: Vacant lands (Proposed Seminole Palms MPD-Residential uses) (City of Palm Coast)

East: Borrow Pit (City of Palm Coast)

West: Flagler County Airport (Flagler County)

The proposed zoning of IND-2 is compatible with existing zoning and uses to the north, west, and east, which are composed of the Flagler County Airport (north and west), and an active borrow pit (to the east).

The area to the south is the subject of a recent zoning change to allow residential uses as part of the Seminole Palms MPD. The potential of residential uses adjacent to the subject property presents a challenge to ensure that potential borrow pit operations do not significantly impact the potential residential uses. Mitigation can come in the form of the existence of the Iroquois Waterway as a buffer between the borrow pits and the residential uses, as well as landscape buffers as required by the land development code.

In the long-term the creation of an open space area between the airport uses and the residential uses (due to the end of borrow pit activities) will provide an enhanced buffer between the airport use and the residential uses south of the Iroquois Waterway.

ANALYSIS BASED ON UNIFIED LAND DEVELOPMENT CODE CHAPTER 2 SECTION 2.05.05 AND SECTION 2.06.03

The Unified Land Development Code states: *When reviewing a development order application, the approval authority shall determine whether sufficient factual data was presented in order to render a decision. The decision to issue a development order shall be based upon the following, including but not limited to:*

A. The proposed development must not be in conflict with or contrary to the public interest;

Staff Finding: The proposed rezoning from the current Flagler County designations to City designation is not in conflict with or contrary to the public interest. The proposed designation is generally consistent with the surrounding zoning and uses. The potential borrow pit on the subject properties provide local employment opportunities and will also supply one the City's main employment sectors, the construction industry, with a crucial need (fill dirt).

B. The proposed development must be consistent with the Comprehensive Plan and the provisions of this LDC;

Staff Finding: The proposed zoning for the property is consistent with the companion FLUM amendment to designate the property as Industrial. Additionally, the maximum development potential for the subject properties will not have a significant impact on public facilities.

C. The proposed development must not impose a significant financial liability or hardship for the City;

Staff Findings: The rezoning of the site does not impose a significant financial liability or hardship for the City. The existing public infrastructure capacity is able to accommodate the impacts of potential uses on the subject properties.

D. The proposed development must not create an unreasonable hazard, or nuisance, or constitute a threat to the general health, welfare, or safety of the City's inhabitants;

Staff Finding: The rezoning will not create an unreasonable hazard, or nuisance, or constitute a threat to the general health, welfare, or safety of the City's inhabitants. The proposed development does not create any additional impacts on the City's public infrastructure. Additionally, the proposed expansion of industrial zoned areas adjacent to the Flagler County airport is an appropriate use and in the long run has the potential to enhance the buffer between the airport and the residential areas south of the Iroquois Waterway.

E. The proposed development must comply with all other applicable local, state and federal laws, statutes, ordinances, regulations, or codes;

Staff Finding: The rezoning request would not affect any requirements imposed by Federal, State or local government. Any proposed project on the subject properties would still be subject to review by the appropriate Federal, State, or local agencies and compliance with all applicable federal, state or local government laws, rules, statutes, ordinances, regulations or codes. Should the proposed FLUM and Zoning map amendment for the subject properties be approved, the land owners will need to submit a special exception application to operate a borrow pit.

ULDC Chapter 2, Part II, Section 2.06.03 specifically states: "The Planning and Land Development Regulation Board and City Council shall consider the following criteria, in addition to the findings listed in Subsection 2.05.05, when reviewing a rezoning application":

A. Whether it is consistent with all adopted elements of the Comprehensive Plan and whether it furthers the goals and objectives of the Comprehensive Plan;

Staff Finding: As noted previously in the analysis prepared for ULDC Chapter 2, Part II, Section 2.05.05 of this staff report, the proposed rezoning is consistent with the Comprehensive Plan.

B. Its impact upon the environment and natural resources;

Staff Finding: Based on the proposed use of the property as a borrow pit, the subject properties have provided a site plan which avoids 6.57 acres of wetland along with providing a buffer between the borrow pit operations and the wetlands.

C. Its impact on the economy of any affected area;

Staff Finding: As previously stated, the proposed amendment will have a positive impact on the economy, in addition to providing potential employment opportunities, the fill material extracted from the site is a crucial component for one of the City's leading employment sector, the construction industry.

D. Its impact upon necessary governmental services such as schools, sewage disposal, potable water, drainage, fire and police protection, solid waste, or transportation;

Staff Finding: The rezoning request will not have a significant impact on governmental services or demand on infrastructure. The companion FLUM amendment for the subject properties includes an analysis that shows a decrease in the demand for public facilities and infrastructure.

E. *Any changes in circumstances or conditions affecting the area;*

Staff Finding: Yes, the annexation of the subject property into the City of Palm Coast necessitates the current action to rezone the property from a Flagler County zoning designation to City of Palm Coast designation. Additionally, the on-going expansion of the Flagler County airport makes the proposed Industrial-2 zoning district appropriate for lands adjacent to the airport.

F. *Compatibility with proximate uses and development patterns, including impacts to the health, safety, and welfare of surrounding residents;*

Staff Finding: The proposed rezoning recognizes the existing uses and existing development patterns in the area. The zoning and proposed use of the site is compatible with the uses to the north, west, and east. As previously described, the residential uses to the south will be screened by required buffers between the borrow pit and the residential uses.

G. *Whether it accomplishes a legitimate public purpose:*

Staff Finding: Yes, the rezoning furthers a legitimate public purpose by providing for an expansion of Industrial areas adjacent to the airport, providing a crucial construction material for the local building industry, as well as in the long-term enhancing the buffer between the Airport and the surrounding residential areas.

RECOMMENDATION

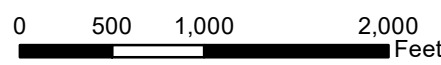
The Planning and Land Development Regulation Board (PLDRB) finds Application #4903 consistent with the Comprehensive Plan and recommends that the City Council **APPROVE** the proposed zoning map amendment from Industrial-PUD (Flagler County designation) to Industrial-2 (City of Palm Coast Designation).

Existing Zoning-Cline-JTL Borrow Pits



Legend

Palm Coast City Limits	Palm Coast Zoning	I	PSP	Flagler Zoning	I-PUD
Borrow Pits	AGR	I-PUD	PUD	AC	IND
	COM-2	IND-1	SFR-1	C-2	R/C
	DPX	IND-2	SFR-2		
	EST-1	MPD	SFR-3		

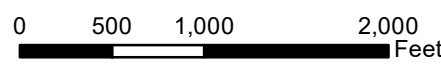


Proposed Zoning-Cline-JTL Borrow Pits



Legend

Palm Coast City Limits	Palm Coast Zoning	I	PSP	Flagler Zoning	I-PUD
Borrow Pits	AGR	I-PUD	PUD	AC	IND
	COM-2	IND-1	SFR-1	C-2	R/C
	DPX	IND-2	SFR-2		
	EST-1	MPD	SFR-3		



City of Palm Coast, Florida Agenda Item

Agenda Date : February 1, 2022

<p>Department PLANNING Item Key 13096</p>	<p>Amount Account #</p>
<p>Subject ORDINANCE 2022-XX AMENDMENTS TO THE COMPREHENSIVE PLAN BASED ON EVALUATION AND APPRAISAL PROCESS</p>	
<p>Presenter : Jose Papa</p>	
<p>Background:</p> <p>THIS IS A LEGISLATIVE MATTER.</p> <p>Florida Statutes requires each municipality to submit and have an approved Comprehensive Plan. As stated in Florida Statutes, “the comprehensive plan shall provide the principles, guidelines, standards, and strategies for the orderly and balanced future economic, social, physical, environmental, and fiscal development” ... of a community. A Comprehensive Plan contains the goals, objectives, and policies that describe how the local government’s programs, activities, and land development regulations will be initiated, modified, or continued to implement the comprehensive plan in a consistent manner. The plan shall establish meaningful and predictable standards for the use and development of land and provide meaningful guidelines for the content of more detailed land development and use regulations. Additionally, the Comprehensive Plan includes a map series which includes the Future Land Use Map (FLUM). The FLUM is a general depiction of the potential uses for a parcel of land in the City and provides the basis for the more detailed zoning map.</p> <p>The City of Palm Coast adopted its first Comprehensive Plan in 2004. In addition to site specific Future Land Use Map amendments, the City also adopted amendments as follows:</p> <ul style="list-style-type: none"> • 2010 - Major update of the Comprehensive Plan to move timeframe from 2020 to 2035, • 2015 – Evaluation and Appraisal Based Amendment, and • 2018 - Update of the Water Supply Plan (Infrastructure Element, and Capital Improvements Element). <p>Proposed Amendments based on Evaluation and Appraisal of the Comprehensive Plan</p> <p>The proposed amendments are initiated based on the Evaluation and Appraisal of the Comprehensive Plan as outlined in Florida Statutes.</p> <p>The Evaluation and Appraisal of the Comprehensive Plan Process (Chapter 163.3191)</p> <ol style="list-style-type: none"> 1. Every seven years, the City must determine whether the need exists to amend the comprehensive plan to reflect changes in state requirements since the last time the 	

comprehensive plan was updated. **The last Evaluation and Appraisal Update to the Comprehensive Plan was in 2015.**

2. Notify the state land planning agency by letter of this determination. **The DEO received the City's Evaluation and Appraisal letter on February 10, 2021.**
3. If the local government determines amendments to the comprehensive plan are necessary, the local government shall prepare and transmit the proposed amendments to the State Land Planning Agency within one year of such determination. **The City's amendments are due on February 10, 2022.**
4. Failure to submit proposed amendments within one year of notification may not amend its comprehensive plan until it complies with the requirements. **City staff proposes adoption of the Evaluation and Appraisal Amendments by April 2022.**
5. The evaluation and appraisal should address **changes in state requirements** since the last update of the comprehensive plan and **update the plan based on changes to local conditions.**

In order to meet the requirements of Chapter 163.3191, City staff reviewed the Comprehensive Plan to identify amendments required due to changes in state statutes since 2015 (the time of the last Evaluation and Appraisal Update), as well as necessary updates (changes to dates or references). These amendments are summarized below.

Amendments Due to Changes in State Statutes

No amendments necessary. In 2021, the Florida Legislature passed legislation requiring all Comprehensive Plans to include a Private Property Rights Element. The City adopted this element on September 2021. Other changes to Florida Statutes since 2016 do not require an amendment to the Comprehensive Plan.

Amendments to Update References (Housekeeping Items):

A review of the comprehensive plan revealed some outdated references to documents associated with capital improvements. As a result, staff proposes to update dates and references to documents and projects in the following elements of the Comprehensive Plan.

- Public Recreation and Open Space – the proposed amendment will update the inventory of Recreation facilities, and the list of short-range (5-years and less), mid-range (6-10 years), and long-range (10+ years) park projects based on the capital improvements plan as reviewed and adopted annually by City Council.
- Capital Improvements – the proposed amendment will update reference to the most recently adopted School District Work Plan (FY 21/22). This most recent work plan includes proposed capacity improvements through addition of seats at Matanzas High School, the construction of a new Middle School, and planning for a new High School.
- Public School Facilities – update language to cite most recent School District Work Plan

At the January 19, 2022, Planning and Land Development Regulation Board meeting, these amendments were approved by a vote of 6 to 0. No comments were received from the Board nor the public.

Recommended Action :
Staff recommends Approval

Comprehensive Plan Amendments from the Evaluation and Appraisal Process

Evaluation and Appraisal of the Comprehensive Plan (Chapter 163.3191)

1. Every seven years, determine whether the comprehensive plan needs update to reflect changes in state requirements or changes in local conditions since the last evaluation.
 - **The last Evaluation and Appraisal Update to the Comprehensive Plan was in 2015.**
2. Notify the state land planning agency by letter of this determination.
 - **The DEO received the City's Evaluation and Appraisal letter on February 10, 2021.**

Process for the Evaluation and Appraisal of the Comprehensive Plan (Chapter 163.3191)

3. Local government shall prepare and transmit the proposed amendments to the State Land Planning Agency within one year of such determination.
 - **The City's amendments are due on February 10, 2022.**

4. Local government may not amend its comprehensive plan until it complies with the requirements.
 - **City staff proposes adoption of the Evaluation and Appraisal Amendments by April 2022.**

Process for the Evaluation and Appraisal of the Comprehensive Plan (Chapter 163.3191)

5. The evaluation and appraisal should address **changes in state requirements** since the last update of the comprehensive plan and **update the plan based on changes to local conditions.**

Review of the Comprehensive Plan (Chapter 163.3191) Proposed Amendments

Amendments Due to Changes in State Statutes

- In 2021, the Florida Legislature passed legislation requiring all Comprehensive Plans to include a Private Property Rights Element.
- Property Rights Element adopted on September 2021.
- Other changes to Florida Statutes since 2016 do not require an amendment to the Comprehensive Plan.

No amendments necessary.

Review of the Comprehensive Plan (Chapter 163.3191) Proposed Amendments

Amendments Based on Local Conditions

- Staff proposes to update references to documents associated with capital improvements.
 - Public Recreation and Open Space Element
 - update the inventory of Recreation facilities
 - Update list of short-range (5-years and less), mid-range (6-10 years), and long-range (10+ years) park projects based on the capital improvements plan as reviewed and adopted annually by City Council.

Review of the Comprehensive Plan (Chapter 163.3191) Proposed Amendments

Amendments Based on Local Conditions (cont'd.)

- Capital Improvements Element & Public School Facilities Element
 - update reference to the most recently adopted School District Work Plan (FY 21/22). Most recent work plan includes proposed capacity improvements for Matanzas High School, new Middle School, and planning for a new High School.

Review of the Comprehensive Plan (Chapter 163.3191) Proposed Amendments

Recommendation

- The PLDRB finds the proposed amendments internally consistent with the Comprehensive Plan and recommend that City Council approve the transmittal of the amendments to the State Land Planning Agency

Review of the Comprehensive Plan (Chapter 163.3191) Proposed Amendments

Next Steps

- 2 City Council Public Hearings
- State Review

- Full Update of the Comprehensive Plan
 - Update timeline from 2035 to 2045
 - Community input through charrettes and neighborhood meetings
 - Update Data and analysis
 - Development of new or amend Goals, Objectives, and Policies

ORDINANCE 2022-____
**UPDATE OF THE COMPREHENSIVE PLAN BASED ON THE EVALUATION
AND APPRAISAL PROCESS**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF
PALM COAST, FLORIDA, PROVIDING FOR THE AMENDMENT
OF THE CITY OF PALM COAST 2035 COMPREHENSIVE PLAN,
AS PREVIOUSLY AMENDED, PURSUANT TO CHAPTER 163,
FLORIDA STATUTES; AMENDING THE FOLLOWING
ELEMENTS: PUBLIC RECREATION AND OPEN SPACE,
CAPITAL IMPROVEMENTS, AND PUBLIC SCHOOL FACILITY;
TO UPDATE REFERENCES RELATED TO CAPITAL
IMPROVEMENTS TO REFLECT BEST AVAILABLE DATA AND
CHANGES IN LOCAL CONDITIONS; PROVIDING FOR
CONFLICTS, RATIFICATION OF PRIOR ACTS,
CODIFICATION, SEVERABILITY, AND AN EFFECTIVE DATE**

WHEREAS, the City Council of the City of Palm Coast enacted Ordinance 2010-07, adopting the *City of Palm Coast 2035 Comprehensive Plan* which includes the City of Palm Coast Comprehensive Plan Map Series, which Plan and Map Series have been amended from time-to-time; and

WHEREAS, Section 163.3161 et seq., Florida Statutes established the Community Planning Act; and

WHEREAS, Section 163.3184, Florida Statutes, establishes a process for adoption of comprehensive plans or plan amendments amending the future land use designation of property; and

WHEREAS, Section 163.3191 requires a local government to review and evaluate its Comprehensive Plan every seven (7) years to determine if plan amendments are necessary to reflect changes in state requirements since the last update of the comprehensive plan; and

WHEREAS, Section 163.3191 requires a local government to prepare and transmit within 1 year, plan amendment(s) for review if the local government determines amendments to its comprehensive plan are necessary to reflect changes in state requirements; and

WHEREAS, the City submitted an Evaluation and Appraisal Letter (EAL) to the State Land Planning Agency on January 26, 2021 stating the City intends to amend the Comprehensive Plan as required by Chapter 163.3191(2); and

WHEREAS, the City of Palm Coast Planning and Land Development Regulation Board (PLDRB), acting as the Local Planning Agency, considered the proposed Comprehensive Plan Amendments at a public hearing on January 19, 2022; and

WHEREAS, the PLDRB acting as the Local Planning Agency has determined that the proposed text amendments are internally consistent with the goals, objectives, and policies of the City's Comprehensive Plan; and

WHEREAS, on January 19, 2022, the PLDRB voted 6 to 0 to recommend to the City Council the transmittal and APPROVAL of the amendments; and

WHEREAS, the City Council of the City of Palm Coast has determined that amending the Comprehensive Plan is necessary and appropriate; and

WHEREAS, the City Council of the City of Palm Coast has determined that amending the Comprehensive Plan is internally consistent with the goals, objectives, and policies of the City's *Comprehensive Plan*; and

WHEREAS, the City Council of the City of Palm Coast hereby reaffirms its commitment to the goal of enacting and implementing sound growth management practices within the City; and

WHEREAS, the City Council of the City of Palm Coast finds that this Ordinance is in the best interest of the health, safety, and welfare of the citizens of Palm Coast.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF PALM COAST, FLORIDA, THAT THE COMPREHENSIVE PLAN IS AMENDED AS FOLLOWS:

SECTION 1. LEGISLATIVE AND ADMINISTRATIVE FINDINGS.

(a). The above recitals (whereas clauses) are hereby adopted as the legislative and administrative findings of the City Council of the City of Palm Coast which are based on the staff report, the City Council agenda memorandum and all supporting data and analysis related to this amendment.

(b). The City Council of the City of Palm Coast hereby adopts and incorporates the exhibits into this Ordinance as if fully set forth herein verbatim.

(c). The City of Palm Coast has complied with all requirements and procedures of Florida law in processing and advertising this Ordinance.

(d). This Ordinance is internally consistent with the goals, objectives, and policies of the *City of Palm Coast Comprehensive Plan*.

SECTION 2. AMENDMENT TO THE POLICIES OF THE FOLLOWING ELEMENTS OF THE COMPREHENSIVE PLAN: PUBLIC RECREATION AND OPEN SPACE, CAPITAL IMPROVEMENTS, AND PUBLIC SCHOOL FACILITIES.

The associated Policies are amended as shown in Exhibit 1.

SECTION 3. CONFLICTS/RATIFICATION OF PRIOR ACTIONS.

All ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION 4. CODIFICATION/INSTRUCTIONS TO CODE CODIFIER.

It is the intention of the City Council of the City of Palm Coast, Florida, and it is hereby ordained that the provisions of this Ordinance shall become and be made a part of the Code of Ordinance of the City of Palm Coast, Florida; that the Sections of this Ordinance may be renumbered or re-lettered to accomplish such intention; that the word, “Ordinance” may be changed to Section,” “Article,” or other appropriate word.

SECTION 5. SEVERABILITY.

If any section, subsection, sentence, clause, phrase or provision of this Ordinance is held to be unconstitutional or otherwise invalid by a court of competent jurisdiction, such unconstitutionality or invalidity shall not be construed as to render unconstitutional or invalid the remaining provision of the Ordinance.

SECTION 6. EFFECTIVE DATE.

The effective date of this plan amendment, if the amendment is not timely challenged, shall be when the state land planning agency posts a “Notice of Intent” on its website. If timely challenged, this amendment shall become effective on the date the state land planning agency or the Administration Commission issues a final order determining this adopted amendment to be in compliance. No development orders, development

permits, or land uses dependent on this amendment may be issued or commence before it has become effective. If a final order of noncompliance is issued by the Administration Commission, this amendment may nevertheless be made effective by adoption of a resolution affirming its effective status, a copy of which resolution shall be sent to the state land planning agency.

APPROVED on first reading after due public notice and public hearing the 1st day of February, 2022.

ADOPTED on second reading after due public notice and public hearing the _____ day of _____ 2022.

ATTEST:

CITY OF PALM COAST

VIRGINIA A. SMITH, CITY CLERK

DAVID ALFIN, MAYOR

APPROVED AS TO FORM AND LEGALITY:

NEYSA BORKERT, CITY ATTORNEY

Exhibit 1 – Evaluation and Appraisal Based Comprehensive Plan Amendments

**CHAPTER 4
PUBLIC RECREATION AND OPEN SPACE ELEMENT**

Amendment to Update of Inventory of Recreation and Parks Facilities

Table 4.1 Inventory of Existing and Future City of Palm Coast Parks and Recreational Facilities				
Facility Name	Acres	Type	Classification	Status
Belle Terre Park/Frieda Zamba Pool	10.09	Community	Active	Developed
Big Mulberry Creek	58.1	Environmentally Sensitive Land (ESL)	Resource	Undeveloped
Bird of Paradise Park	2.92	Neighborhood	Resource	Developed
Cobblestone Canoe Launch	1.52	Neighborhood	Resource	Undeveloped
Cypress Knoll/East Hampton	14.596.12	Neighborhood	Active	Undeveloped
Heroes Memorial Park	1	Special Facility	Active	Developed
Hidden Lakes Park	9.1	Neighborhood	Resource	Developed
Holland Park-James F. Holland Memorial Park	26.75	Community	Active	Developed
Indian Trails Park	32.71	Community	Active	Undeveloped
Indian Trails Sports Complex	164.11	Community (50.37 acres upland)	Active	Developed
Long Creek Nature Preserve	225.36	Environmentally Sensitive Land (ESL)	Resource	Developed
Matanzas Woods	12.4	Neighborhood	Active	Undeveloped
Matanzas Woods Canoe/Kayak Launch	2.5	Neighborhood	Resource	Undeveloped
Palm Coast Community Center Park	4.79	Community	Active	Developed
Palm Coast Linear Park/St. Joe Walkway	56.77	Environmentally Sensitive Land (ESL)	Resource	Developed
Palm Coast Park DRI (Sports Complex)	65.16103.51	Community	Active	Undeveloped
Palm Coast Tennis CenterRegional Racquet Center	47.98	Special Facility	Active	Developed
Palm Harbor Golf Course	143.59	Special Facility	Active	Developed
Pine Lakes Parkway Multi-Purpose Trail	7.56	Neighborhood	Active	Developed

EXHIBIT 1 – EVALUATION AND APPRAISAL BASED COMPREHENSIVE PLAN AMENDMENTS

Ralph Carter Park	13.12	Neighborhood	Active	Developed
Seminole Woods Neighborhood Park	12.4	Neighborhood	Active	Developed
Town Center Central Park	10	Special Facility	Active	Developed
Town Center-Community Center	3.54.8	Community	Active	Undeveloped
Town Center-Cultural Arts Center	8.512.5	Special Facility	Active	Undeveloped
Town Center-Pocket Park	0.63	Neighborhood	Passive	Developed
Waterfront Park	21.1	Special Facility	Resource	Developed
Wild Oaks Park	1.3	Neighborhood	Resource	Undeveloped
Sub Total	955.05			
	992.73			

Lands Committed from Developments of Regional Impact (Lands Not under City Ownership)				
JX Properties-DRI	56.48	Community	Active	Undeveloped
JX Properties-DRI	33.87	Community	Resource	Undeveloped
Neoga Lakes DRI	29	Community	Active	Undeveloped
Neoga Lakes DRI	16	Neighborhood	Active	Undeveloped
Neoga Lakes DRI	75	Community	Resource	Undeveloped
Old Brick Township DRI	25	Community	Active	Undeveloped
Old Brick Township DRI	30	Neighborhood	Active	Undeveloped
Old Brick Township DRI	45	Community	Passive	Undeveloped
Palm Coast Park DRI	10	Neighborhood	Active	Undeveloped
Sub Total	320310.35			

TOTAL ACRES	1275.4			
	1303.08			

Other Providers				
Lehigh Greenway Rail Trail	194.95	ESL/Open Space	Active	Developed
Graham Swamp	3,790	ESL/Open Space	Resource	Developed
Belle Terre Swim & Racquet Club	N/A	Special Facility	Active	Developed
Cypress Knolls Golf Course	125	Special Facility	Active	Developed
Matanzas Woods Golf Course	125	Special Facility	Active	Developed
Pine Lakes Golf Course	125	Special Facility	Active	Developed

EXHIBIT 1 – EVALUATION AND APPRAISAL BASED COMPREHENSIVE PLAN AMENDMENTS

TOTAL ACRES (OTHER OWNERSHIP)	4234359.9 5
Source: City of Palm Coast Comprehensive Plan Update provided by the City of Palm Coast Parks and Recreation Department and Community Development Department (Updated September 1, 2014 December 2021)	

Objective 4.2.2 - Future Recreation and Park and Open Space Facilities

Establish a list of priority recreation and park projects needed to meet population growth through the year 2035 with projects including acquisition of additional parkland, and the development of existing and future park sites. The priority list below will be updated based on the findings of the Evaluation and Appraisal Report (EAR) process, as well as the Recreation and Parks Facilities Master Plan.

Policy 4.2.2.1 - The following prioritized projects shall be considered short-range priorities planned for completion within the next five (5) years:

- ~~A. Complete renovation to Holland Park~~
- ~~B. Complete renovation and addition to the Community Center.~~
- ~~C. A. Complete the development of Long Creek Nature Preserve (Phase 2-Boardwalks).~~
- ~~B. Complete development of the Lehigh Trail Trailhead@ Palm Coast Tennis Center Belle Terre Pkwy.~~
- ~~C. Lehigh Trail Trailhead~~
- ~~D. Waterfront Park Water Access – Phase 1 and Phase 2~~
- ~~E. Matanzas Woods Neighborhood Park~~
- ~~F. Matanzas Lakes Canoe/Kayak Launch~~
- ~~G. Quail Hollow Neighborhood Park~~
- ~~H. Seminole Woods Neighborhood Park Expansion~~
- ~~I. Regional Racquet Center~~
- ~~J. Community Center Parking Expansion~~
- ~~D.K. Indian Trails Sports Complex Parking Expansion~~

Policy 4.2.2.2 - The following prioritized projects shall be considered mid-range priorities planned for completion within five to ten (5-10) years:

- ~~A. Land acquisition (if necessary), design, and construction of a neighborhood or community park as dictated by growth patterns and needs within the City in one of the following neighborhoods: Matanzas Woods, Pine Lakes, or Quail Hollow Construction of Indian Trails Park~~
- ~~B. Complete design and construction of Graham Swamp Trail Phase 2 (from Old Kings Rd. trailhead to Lehigh Trail).~~
- ~~C. Complete master plan, design, and construction of Central Park Phase 3 improvements.~~
- ~~B.D. Design and construction of Long Creek Nature Preserve Phase 3.~~

EXHIBIT 1 – EVALUATION AND APPRAISAL BASED COMPREHENSIVE PLAN AMENDMENTS

Policy 4.2.2.3 - The following prioritized projects shall be considered long-range priorities planned for completion within 10 to 20 years of Plan adoption:

- A. Land acquisition (if necessary), dDesign and construction of a neighborhood or community park as dictated by growth patterns and needs within the City.
- B. Identify potential location and complete design and construction for a Citywide special recreational facility (sports complex, aquatic center, or Frieda Zamba Pool renovation).

~~Land acquisition (if necessary) and construction of a neighborhood park in one of the following neighborhoods: Matanzas Woods, Pine Lakes, or Quail Hollow.~~

CHAPTER 8 CAPITAL IMPROVEMENTS ELEMENT

Policy 8.1.1.3 - The Capital Improvements Element includes, by reference, the Flagler County School District ~~2017-2018~~2021-2022 Work Plan, adopted on September ~~19, 2017~~7, 2021 by the Flagler County School Board.

CHAPTER 9 PUBLIC SCHOOL FACILITIES ELEMENT

Policy 9.1.1.7 – The Capital Improvements Element includes, by reference, the Flagler County School District ~~2014-2015~~2021-2022 Work Plan, as adopted on September ~~16, 2014~~7, 2021 by the Flagler County School Board.

City of Palm Coast, Florida Agenda Item

Agenda Date: February 1, 2022

Department	Public Works-Facilities	Amount	On an as needed basis
Item Key	13044	Account #	65035012-34000, 65035012-046000-99042, 43000099-062000-49010 and various Citywide
Subject	RESOLUTION 2022-XX APPROVING PIGGYBACKING THE VOLUSIA COUNTY, FLORIDA CONTRACT WITH STEVE'S FIRST CHOICE PAINTING FOR CITYWIDE PAINTING SERVICES		
Presenter : Matt Mancill, Director of Public Works			
Background:			
Council Priorities:			
This item is for standard operations.			
<p>Regular applications of paint or weather sealing products preserve the aesthetics of our City's facilities but also help ensure that the City's investments in these facilities are protected for the longest possible term. Painting and weather sealing are essential components in the City's comprehensive maintenance plan to prolong the life of our City's infrastructure and maintain the high standards we have set for our citizen's experiences at the City's facilities.</p> <p>City staff recommends piggybacking the Volusia County, Florida 19-B-71HO Contract 815 4036-1 with Steve's First Choice Painting through 06/09/2022 with two (2) one-year renewal options for painting services on an as needed basis upon mutual agreement. Piggybacking existing competitively bid contracts is advantageous because we can immediately leverage the competitively awarded contract prices without the need to go out for a time-consuming formal bid, wait for the bids to come back, and abstract the bids. Using this contract can save a significant amount of time compared to the typically lengthy process while still leveraging the best value of a competitively awarded agreement.</p> <p>The Fiscal Year 2022 Budget includes available funding appropriated by City Council for painting services for City facilities on an as needed basis. This piggyback contract will also be available for other departments to utilize.</p>			
SOURCE OF FUNDS WORKSHEET FY 2022			
FAC Other Contractual Svcs 65035012-34000			\$578,025.00
Total Expended/Encumbered to Date.....			\$337,605.38
Pending Work Orders/Contracts.....			\$ 0.00
Current (WO/Contract).....			\$ 10,000.00
Balance.....			\$230,419.62

SOURCE OF FUNDS WORKSHEET FY 2022

FAC FIRE REP&MAINT 65035012-046000-99042	\$109,500.00
Total Expended/Encumbered to Date.....	\$ 15,780.00
Pending Work Orders/Contracts.....	\$ 0.00
Current (WO/Contract).....	\$ 10,000.00
Balance.....	\$ 83,720.00

SOURCE OF FUNDS WORKSHEET FY 2022

FS21 Painting Capital Other Contractual Svcs 43000099-062000-49010	\$265,000.00
Total Expended/Encumbered to Date.....	\$ 5,230.00
Pending Work Orders/Contracts.....	\$ 0.00
Current (WO/Contract).....	\$ 23,000.00
Balance.....	\$236,770.00

Recommended Action :

ADOPT RESOLUTION 2022-XX APPROVING PIGGYBACKING THE VOLUSIA COUNTY, FLORIDA CONTRACT WITH STEVE'S FIRST CHOICE PAINTING FOR CITYWIDE PAINTING SERVICES

RESOLUTION 2022 - _____
CITYWIDE PAINTING SERVICES

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA, APPROVING PIGGYBACKING THE CONTRACT BETWEEN VOLUSIA COUNTY, FLORIDA AND STEVE’S FIRST CHOICE PAINTING #19-B-71HO CONTRACT 8154036-1 FOR PAINTING SERVICES CITYWIDE; AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE SAID CONTRACT; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR IMPLEMENTING ACTIONS AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, Steve’s First Choice Painting has expressed a desire to provide painting services to the City of Palm Coast; and

WHEREAS, the City Council of the City of Palm Coast desires to approve piggybacking the Volusia County, Florida 19-B-71HO contract 8154036-1 with Steve’s First Choice Painting for citywide painting services.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA AS FOLLOWS:

SECTION 1. APPROVAL OF PIGGYBACK. The City Council of the City of Palm Coast hereby approves piggybacking the contract between the Volusia County, Florida and Steve’s First Choice Painting for citywide painting services, as attached hereto and incorporated herein by reference as Exhibit “A.”

SECTION 2. AUTHORIZATION TO EXECUTE. The City Manager, or designee, is hereby authorized to execute the necessary documents.

SECTION 3. SEVERABILITY. If any section or portion of a section of this Resolution proves to be invalid, unlawful, or unconstitutional, it shall not be held to invalidate or impair the validity, force, or effect of any other section or part of this Resolution.

SECTION 4. CONFLICTS. All resolutions or parts of resolutions in conflict with any of the provisions of this Resolution are hereby repealed.

SECTION 5. IMPLEMENTING ACTIONS. The City Manager is hereby authorized to take any actions necessary to implement the action taken in this Resolution.

SECTION 6. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption by the City Council.

DULY PASSED AND ADOPTED by the City Council of the City of Palm Coast, Florida, on this 1st day, February 2022.

ATTEST:

CITY OF PALM COAST

VIRGINIA A. SMITH, CITY CLERK

DAVID ALFIN, MAYOR

APPROVED AS TO FORM AND LEGALITY:

NEYSA BORKERT, CITY ATTORNEY

Attachment: Exhibit "A" - Engagement Letter



CONTRACT EXECUTIVE OVERVIEW

Vendor Name: STEVE'S FIRST CHOICE PAINTING

Bid/Contract Ref # 19-B-71HO #815 4036-1

Agency Name: Volusia County, FL

Contract Type: Piggyback - City Wide Painting Services

Contract Value Over \$50K

Resolution # 2021-

City Council Approval Date: _____

Contract Term End Date 6/9/2022

Renewable Y/N Yes

If yes # and length of renewals: 2 each 1 year annual renewal options

City's Project Manager(s) Del McMillen

Brief Description/Purpose:

To utilize the terms, conditions, scope and pricing of the Volusia County, FL Agreement for painting services, City Wide, as needed.

Approvals:

Responsible Dept. Director _____

Date: _____

City Finance _____

Date: _____

City Attorney _____

Date: _____

Interim City Manager _____

Date: _____

Vendor Name and Email Steve Petrov stevefirst126@gmail.com



City of PALM COAST

Finance Department
Budget & Procurement Office

160 Lake Avenue
Palm Coast, FL 32164
386-986-3730

Steve's First Choice Painting, Inc.
Attn: Stevan Petrov, Jr., President
115 Marie Drive
Ponce Inlet, FL 32127

RE: Engagement Letter Authorizing Piggyback

Contract for Painting Projects

Contract Name

Volusia County, FL 19-B-71HO #815 4036-1

Contract Reference

Dear Sir/Madam,

The City of Palm Coast, Florida requests permission to utilize your company's above referenced contract in accordance with its terms and conditions and pricing. If agreed, please indicate approval by electronically signing below as well as the Addendum covering the E-Verify and Public Records requirements.

All invoices should be sent via email to ap@palmcoastgov.com. If email is not possible, please mail invoices to: City of Palm Coast, Attn: Accounts Payable, 160 Lake Avenue, Palm Coast, Florida 32164. All legal notices should be sent to the attention of the City Manager at the same address.

Please feel free to contact me at the email address below if you have any questions.

Regards,

Jesse K. Scott

Jesse K. Scott
Procurement Coordinator
jkscott@palmcoastgov.com

This Engagement Letter is hereby acknowledged and agreed to:

CITY OF PALM COAST

By: _____

Print: Denise Bevan

Title: Interim City Manager

Date: _____

Steve's First Choice Painting, Inc.

By: Stevan Petrov

DocuSigned by:
92B7A5102404A Signatory)

Print Name: Stevan Petrov

Title: President

Date: Jan 7, 2022 | 1:09 PM EST



ENGAGEMENT LETTER ADDENDUM**1. E-Verify Registration and Use.**

- A. Pursuant to section 448.095, Florida Statutes, beginning January 1, 2021, SUPPLIER shall register with and use the U.S. Department of Homeland Security's E-Verify system, <https://e-verify.uscis.gov/emp>, to verify the work authorization status of all SUPPLIER employees hired on and after January 1, 2021.
- B. Subcontractors
- (i) SUPPLIER shall also require all subcontractors performing work under this Agreement to use the E-Verify system for any employees they may hire during the term of this Agreement.
- (ii) SUPPLIER shall obtain from all such subcontractors an affidavit stating the subcontractor does not employ, contract with, or subcontract with an unauthorized alien, as defined in section 448.095, Florida Statutes.
- (iii) SUPPLIER shall maintain a copy of all subcontractor affidavits for the duration of this Agreement and provide it to CTIY upon request.
- C. SUPPLIER must provide evidence of compliance with section 448.095, Florida Statutes. Evidence shall consist of an affidavit from the SUPPLIER stating all employees hired on and after January 1, 2021 have had their work authorization status verified through the E-Verify system and a copy of their proof of registration in the E-Verify system.
- D. Failure to comply with this provision is a material breach of the Agreement, and shall result in the immediate termination of the Agreement without penalty to CITY. SUPPLIER shall be liable for all costs incurred by CITY to secure a replacement agreement, including but not limited to, any increased costs for the same services, any costs due to delay, and rebidding costs, if applicable.

2. Public Records.

- A. The Parties specifically acknowledge that the Agreement is subject to the laws of the State of Florida, including without limitation, Chapter 119, Florida Statutes, which generally make public all records or other writings made or received by the Parties. If SUPPLIER is either a "contractor" as defined in Section 119.0701(1)(a), Florida Statutes, or an "agency" as defined in Section 119.011(2), Florida Statutes, SUPPLIER shall:
- i. Keep and maintain all public records required by CITY to perform the Services herein; and
- ii. Upon request from CITY's custodian of public records, provide CITY with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119, F.S. or as otherwise provided by law; and
- iii. Ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law for the duration of the Agreement Term and following completion of the Agreement if SUPPLIER does not transfer the records to CITY; and
- iv. Upon completion of the Agreement, transfer, at no cost, to CITY all public records in possession of SUPPLIER or keep and maintain public records required by CITY to perform the Services herein. If SUPPLIER transfers all public records to CITY upon completion of the Agreement, SUPPLIER shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. If SUPPLIER keeps and maintains public records upon completion of the Agreement, SUPPLIER shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to CITY, upon request from CITY'S custodian of public records, in a format compatible with the information technology systems of CITY.
- B. All requests to inspect or copy public records relating to the Agreement shall be made directly to CITY. Notwithstanding any other provision of this Agreement to the contrary, failure to comply with the requirements of this paragraph shall result in the immediate termination of the Agreement, without penalty to CITY. A contractor who fails to provide the public records to CITY within a reasonable time may be subject to penalties pursuant to Section 119.10, Florida Statutes. Further, SUPPLIER shall fully indemnify and hold harmless CITY, its officers, agents and employees from any liability and/or damages, including attorney's fees through any appeals, resulting from SUPPLIER'S failure to comply with these requirements.

C. IF THE SUPPLIER HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE SUPPLIER’S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CITY’S CUSTODIAN OF PUBLIC RECORDS, ATTN: VIRGINIA SMITH, CITY CLERK, AT 386-986-3713, vsmith@palmcoastgov.com, 160 LAKE AVENUE, PALM COAST, FLORIDA 32164.

CITY OF PALM COAST

SUPPLIER

By: _____

Print: Denise Bevan

Title: Interim City Manager

Date: _____

DocuSigned by:
By: Stevan Petrov
(Authorized Corporate Officer)
92B74511946A4A1
Print Name: Stevan Petrov
Title: President
Date: Jan 7, 2022 | 1:09 PM EST

In Process



Master Agreement

NO. 815 4036 - 1

TERM: 2019-06-10 to 2022-06-09

Page 1 of 2

Date Issued: 11/04/2020

Vendor contact: Name: STEVE PETROV Phone: 386-679-5161 Ext.: E-mail:		County contact: Name: GREGORY PADGETT Phone: 386-248-1760 Ext.: 11305 E-mail: gpadgett@volusia.org		Bill To: County of Volusia AS REQUIRED BY USING DEPARTMENT VOLUSIA COUNTY, FL 32720	
Vendor Name: STEVE'S FIRST CHOICE PAINTING 115 MARIE DRIVE PONCE INLET, FL 32127			Vendor No. 09051800010		Ship To: AS REQUIRED BY USING DEPARTMENT VOLUSIA COUNTY, FL 32720
Solicitation Number: 19-B-71HO Award Date: 2019-06-04 Award Authorization: COUNCIL		Purchasing Phone: MEGHAN CHESTNUT 386-626-6624 Ext: 16624 E-mail: mchestnut@volusia.org		Payment Terms: Net 45 Days, FOB Dest, Freight allowed	
Document Description: Painting Projects >25K quote between awarded vendors					

Line Item	Commodity Code	Unit	Description	Unit Price or Contract Amount
1	91054	HOUR	Painting Projects >25K quoted between awarded vendors	17.000000
2	91054	HOUR	Painting Projects >25K quoted between awarded vendors	17.000000
3	91054	EA	Painting Projects >25K quoted between awarded vendors	0.000000
4	91054	EA	Painting Projects >25K quoted between awarded vendors 0% mark up on paint and supplies	0.000000

Pam Wilsky, CPPO, CPPB
Purchasing & Contracts Director

County of Volusia
Sales Tax Exemption Number
85-8012622393C-9

Remainder of page is blank

A delivery order is required for the release of items / services from the referenced Master Agreement. If a solicitation number is referenced then the terms and conditions of said solicitation become part of the Master Agreement. Deviation from prices stated is not permitted without a signed corrected Change Order.

If vendor terms and conditions conflict with County of Volusia Terms and Conditions, the County's Terms and Conditions prevail. See reverse side for terms and conditions.

Purchase Order (PO) or Master Agreement (MA) Terms and Conditions

Providing any good or service constitutes acceptance of this entire PO or MA without exception.
In the event this document is issued based on a solicitation or quote, the terms and conditions of the solicitation or quote prevail.

Acceptance. Products/Services purchased as result of this PO or MA may be tested for compliance with specifications. Items delivered not in conformance with the specifications may be rejected and returned at the Provider's expense. Those items and items not delivered by the delivery date specified in the accepted offer and/or PO or MA may be purchased on the open market.

Cancellation of Order. A request by either party to PO to cancel the order at no cost.

Delivery. Title and risk of loss shall pass when items have been received, inspected, and accepted by County of Volusia ("County"). All associated shipping, insurance, and other related costs shall be borne by Provider.

Discontinued. Provider shall give County 30 (thirty) days advance notice of a discontinued item(s) so that County can purchase additional quantities of discontinued item(s). County must give written approval of replacement(s) if they exceed previous price or fail to meet quality, form, fit, or function of the discontinued item. Time is of the essence regarding Performance of Services and this PO or MA can be terminated by the County for convenience, non-appropriation of funds, or non-performance.

Disputes. If such dispute arises under this PO or MA and is not resolved informally by the parties within five (5) business days, the party bringing a claim ("Disputing Party") shall deliver to the first level representative of the other party a written statement ("Dispute Notice") describing the dispute. If the respective representatives cannot resolve the dispute within ten (10) days, the dispute shall be escalated through two higher levels of management. If the dispute has not been resolved within 25 (twenty-five) calendar days after delivery of the Disputing Party's notice, either party may give written notice to the other party declaring the resolution process terminated and pursue other legal recourse or initiate formal non-binding mediation before a single mediator, which shall be completed within 30 (thirty) days of initiation, in accordance with rules of practice and procedure adopted by the Supreme Court of Florida for court-ordered mediation, Rule 1.700, et seq., of the Florida Rules of Civil Procedure, and Chapter 44, Florida Statutes. If the dispute remains unresolved after conducting such mediation, then either party may proceed to finalize such termination remedies and commence litigation in a court of competent jurisdiction.

Compliance with FEMA 2 CFR 200.318-326 and Appendix II Contract Provisions. This Agreement and the products/services provided may be utilized in the event of declared State/Federal Emergency and Contractors shall be prepared to comply with the requirements of the FEMA Super Circular CFR 200.318-326 and Appendix II Contract Provisions as amended. These documents can be found on the Internet at: <https://www.gpo.gov/dfs/granule/CFR-2014-title2-vol1/CFR-2014-title2-vol1-sec200-318>

Governing Law/Jurisdiction/Venue. This PO or MA shall be governed by the laws of the State of Florida and venue for any litigation arising from this PO or MA shall be in the County of Volusia, Florida, and any trial shall be non-jury. Provider shall comply with all applicable laws and regulations.

Insurance. For goods and services delivered or performed by Provider on County premises, Provider certifies it maintains comprehensive general liability insurance and auto insurance in the amounts identified in the solicitation and/or contract and any amendments thereto pertaining to this PO or MA, or from an A.M. Best "A-" or better rated insurance firm authorized by the State of Florida Insurance Commissioner. The County reserves the right to require the "County of Volusia" be named as additional insured for projects when deemed necessary. For services performed off County premises and goods delivered by third party carriers, the Provider shall use such carriers that maintain such insurance coverage as set forth above.

Intellectual Property. Provider agrees to protect, defend, indemnify, and save the County, its agents, officials, including elected officials, and employees of the County harmless from and against any and all claims, demands, actions, and causes of action which may arise asserting that a copyright, trademark, trade secret, or patent ("Intellectual Property"), as provided under this PO or MA, infringes or misappropriates any third party's Intellectual Property. If Provider must pay a third party any license, royalty, or other such usage fee in order to deliver the item(s) under this PO or MA, such third party and usage fee must be specified in the Provider's offer to sell to the County.

Indemnification. The Contractor shall indemnify, defend and hold harmless the County and its employees, officers, elected and appointed officials, agents, attorneys, representatives, volunteers, divisions, departments, districts, authorities, and associated entities from and against all claims, damages, losses, and expenses, including, but not limited to attorney's fees, arising out of or resulting from the performance of this Agreement to the extent that any such claim, damage, loss and expense is caused by any negligent act or omission of the Contractor, anyone directly or indirectly employed by Contractor.

Modification & Assignment. County may unilaterally change, at no additional cost, the quantity and receiving point within the County for items not yet shipped. All other items must be mutually agreed upon in writing. County is not required to pay for defective items, back-orders, late deliveries, those quantities exceeding the PO or MA quantity, or items shipped at a higher price than stated on the PO or MA. Neither this PO or MA nor any interest herein shall be assigned, transferred, or encumbered by Provider except as authorized in writing by the County.

Notices. All notices given by one party to the other party under this PO or MA shall be delivered to the receiving party's address set forth on this PO either by hand, qualified courier, or e-mail and shall be deemed received the day after it is transmitted. For the County, it shall be addressed to the Purchasing and Contracts Department, 123 West Indiana Avenue, 3rd Floor, DeLand, Florida, 32720 or purchasing@volusia.org.

No Waiver. Except as expressly set forth herein, no failure or delay on the part of County in exercising any right, power, or remedy hereunder shall operate as or be deemed a waiver thereof, nor shall any single or partial exercise of any right, power, or remedy preclude any other or further exercise thereof, or the exercise of any other right, power, or remedy.

Order of Precedence. In the event of conflict between this PO or a Master Agreement (MA), the originating Volusia County contract and amendments thereto shall be controlling. This control shall pertain to all specifications and scopes of work included in the originating Volusia County contract and any amendments thereto.

Payment. Except for construction services, which shall be paid pursuant to the Florida Prompt Payment Act, County shall pay Provider within 45 (forty-five) days after receipt of an accurate and undisputed invoice, unless the County accepts a prompt payment discount from Provider and the goods or services are not defective. Invoice, packing slip, delivery receipt, order acknowledgement, and correspondence shall clearly indicate the PO or MA number. Any additional or different terms and conditions on Provider's documents shall be considered null and void. The County may deduct amounts it is due from Provider's payment or not pay disputed invoices until such dispute is resolved. Nothing in this PO or MA shall create any obligation on the part of the County to pay directly to any subcontractor of Provider any monies due to such subcontractor or claims of such subcontractor for amounts owed by Provider to subcontractor for goods or services provided under this PO or MA.


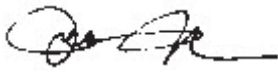
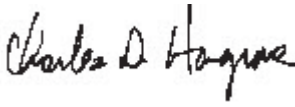
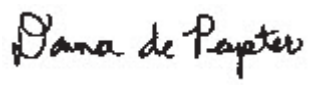
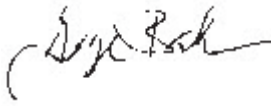
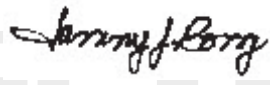
Sovereign Immunity. The County expressly retains all rights, benefits and immunities of sovereign immunity in accordance with Section 768.28, Florida Statutes. Notwithstanding anything set forth in any section of the Agreement, Master Agreement, and/ or this Purchase Order to the contrary, nothing in any such documents shall be deemed as a waiver of immunity or the limitations of liability of the County beyond any statutory limited waiver of immunity or limits of liability which may have been or may be adopted by the Florida Legislature, and the cap on the amount and liability of the County for damages regardless of the number or nature of claims in tort, equity, or contract shall not exceed the dollar amount set by the legislature for tort. Nothing in the Agreement, Master Agreement, or this Purchase Order shall inure to the benefit of any third party for the purpose of allowing any claim against the County, which would otherwise be barred under the doctrine of sovereign immunity or by operation of law.

Taxes. County is exempt from Manufacturers' Federal Excise Tax (Exemption# 49-6000-885) and Florida sales tax (Exemption# 85-8012622393C-9). Certificates are available at www.volusia.org/purchasing. After accessing the foregoing website, select, "Doing Business with Volusia County" and "Consumer Certificate of Tax Exemption" from the available menu screens to see a copy of the certificates.

Termination for Convenience. The County may cancel the PO or MA in whole or part when it is in the best interest of the County with thirty (30) days notice.

UCC. In addition to any rights or remedies contained in this P.O., each party shall have rights, duties, and remedies available through the Uniform Commercial Code (UCC).


Warranty. Provider warrants that all Work or Services performed under this PO or MA shall be performed in a good and competent workmanlike manner to the satisfaction of the County, and materials shall be of good quality (unless otherwise stated on PO or MA), and free from defects and pursuant to specifications and requirements of the contract related to this PO or MA.

Date: 06/04/2019		AGENDA ITEM				Item: A	
<input type="checkbox"/> Ordinance		<input type="checkbox"/> Resolution		<input type="checkbox"/> Budget Resolution		<input checked="" type="checkbox"/> Other	
County Goals							
<input type="checkbox"/>	Thriving Communities	<input type="checkbox"/>	Economic & Financial Vitality	<input type="checkbox"/>	Excellence In Government	<input checked="" type="checkbox"/>	NA
Department: Business Services							
Division: Central Services							
Subject: Agreements for painting contractors, 19-B-71HO.							
Rhonda Orr Director of Business Services  Department Approval		Jeaniene Jennings Director Purchasing  Approved in Accordance with Purchasing Policies and Procedures		Legal Charles Hargrove Deputy County Attorney  Approved as to Form and Legality		County Manager's Office Donna de Peyster Deputy County Manager 	
George Baker Director Central Services  Division Approval		Tammy Bong Director Management and Budget  Approved as to Budget Requirements					
Council Action: Approved as Recommended							
Modification:							
Fund Number(s):		Description:				Amount:	
999 Various		Various Accounts - Countywide				\$250,000.00	
Total Item Budget: \$250,000.00							
Staff Contact(s):		Phone:		Ext.			
Rhonda Orr		386 822 5738		15738			
George Baker		386 254 1595		11850			
Summary/Highlights:							
<p>The county received six responses shown on the attached tabulation sheet to the above-mentioned invitation to bid for painting contractors.</p> <p>Staff recommends a three year agreement with two one-year renewal options to the lowest response and responsible bidders: Charles Yokubonus, Ormond Beach; Steve's First Choice Painting, Inc., Ponce Inlet; and Advanced Painting & Waterproofing, Inc., Daytona Beach. These agreements will be utilized countywide. The estimated annual countywide expenditure is \$250,000.</p>							

A copy of the solicitation (agreement), without exhibits, is attached. A copy of the full executed agreement, with each firm and the same terms and conditions as described, is available for review in the purchasing and contracts division.

Recommended Motion: Approval.

In Process

Recommendation of Award ITB No. 19-B-71HO Painting Contractors Closing Date: 4/24/2019 Closing Time: 3:00 PM 		ALL BIDS ACCEPTED BY THE COUNTY OF VOLUSIA ARE SUBJECT TO THE COUNTY'S TERMS AND CONDITIONS. ANY AND ALL ADDITIONAL TERMS AND CONDITIONS SUBMITTED BY THE BIDDERS ARE REJECTED AND SHALL HAVE NO FORCE AND EFFECT. BIDS FROM THE VENDORS LISTED HEREIN ARE THE ONLY BIDS RECEIVED TIMELY AS OF THE CLOSING DATE AND TIME. ALL OTHER BIDS SUBMITTED IN RESPONSE TO THIS SOLICITATION, IF ANY, ARE HEREBY REJECTED AS LATE.					
		Response #1 Steve's First Choice Painting, Inc Stevan Petrov, Jr., President 115 Marie Drive, Ponce Inlet, FL 32127 386-679-5161 STEVEFIRST126@GMAIL.COM		Response #2 Charles Yokubonus & Son Inc. Charles B Yokubonus, President 360 Nottingham Street, Ormond Beach, FL 32174 386-673-7619 Fax: 386-673-7619 pyokubonus@cfl.rr.com		Response #3 Advanced Painting & Waterproofing Inc. Virgil Moore, President 140 Black Crow Circle, Daytona Beach, FL 32119 386-316-0321 Fax 386-236-9467 advncpnt@bellsouth.net	
Item		Normal Business Hours	Evening and Weekends	Normal Business Hours	Evening & Weekends	Normal Business Hours	Evening & Weekends
Painters Hourly Rate		\$17.00	\$17.00	\$17.00	\$25.00	\$17.00	\$17.00
Helper's Hourly Rate		\$17.00	\$17.00	N/A	N/A	N/A	N/A
Percentage markup on paint and supplies		0%		5%		0%	
Do you agree to begin all jobs with 30 days of request?		Yes		Yes		Yes	
		Response #4 M. E. Hayes LLC Melvin Hayes, Owner 510 Douglas Avenue, Suite 1029, Altamonte Springs, FL 407-879-0797 melhayes02@live.com		Response #5 Mario's Painting and Services, Inc. Jason Viera, Vice President 12698 NW 102 Ave., Hialeah Gardens, FL 33018 786-348-1220 mariospaintingandservice@hotmail.com		Response #6 Krystal Companies, LLC d/b/a Krystal Klean Anthony Morgan - Managing Member P. O. Box 51289, Jacksonville, Beach 32240 904-334-7156 Fax: 866-295-9274 tmorgan@krystalklean.com	
		Item	Normal Business Hours	Evening and Weekends	Normal Business Hours	Evening and Weekends	Normal Business Hours
Painters Hourly Rate		\$21.76	\$24.32	Deemed non-responsive		\$80.00	\$90.00
Helper's Hourly Rate		\$16.64	\$19.20			\$65.00	\$75.00
Percentage markup on paint and supplies		30%				8%	
Do you agree to begin all jobs with 30 days of request?		Yes				Yes	

Bid Opened by: Heidi Ott & Inga Fegley
 Bid Tabulation by: Heidi Ott
 Recommendation of Award: Steve's First Choice, Inc.,
 Charles Yokubonus & Son Inc., and Advanced Painting &
 Waterproofing Inc.
 Recommendation of Award posted: Tuesday, May 7, 2019
 Council Date: June 4, 2019

Reviewed by: 
 Jeaniréne Jennings

E-Verify Affidavit Instructions

Beginning January 1, 2021, pursuant to Section 448.095 Florida Statutes, every public employer, contractor, and subcontractor shall register with and use the E-Verify system to verify the work authorization status of all newly hired employees. A public employer, contractor, or subcontractor may not enter into a contract unless each party to the contract registers with and uses the E-verify system.

1. Please create an Affidavit on your company's letter head in a similar form to that attached below.
2. Have it signed and notarized.
3. Then attach the notarized affidavit and the proof of registration where indicated.

ATTACH NOTARIZED AFFIDAVIT HERE



In process

ATTACH PROOF OF REGISTRATION HERE



CONTRACTOR E-VERIFY AFFIDAVIT

I hereby certify that _____ *[insert contractor company name]* does not employ, contract with, or subcontract with an unauthorized alien, and is otherwise in full compliance with Section 448.095, Florida Statutes.

All employees hired on or after January 1, 2021 have had their work authorization status verified through the E-Verify system.

A true and correct copy of _____ *[insert contractor company name]* proof of registration in the E-Verify system is attached to this Affidavit.

Print Name: _____
Title: _____
Date: _____

STATE OF FLORIDA
COUNTY OF _____

In Process

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this ____ day of _____, 20__ by _____ *[name of officer or agent, title of officer or agent]* of _____ *[name of contractor company acknowledging]*, a _____ *[state or place of incorporation]* corporation, on behalf of the corporation. He/she is personally known to me or has produced _____ *[type of identification]* as identification.

[Notary Seal]

Notary Public

Name typed, printed or stamped

My Commission Expires: _____



Steve's First Choice Painting, Inc.

DATE: JANUARY 7, 2022

115 Marie Drive, Ponce Inlet, FL 32127
Phone 386-679-5161
Stevefirst126@gmail.com

Steven Petrov, Jr.
Print Name: STEVEN PETROV JR
Title: PRESIDENT
Date: 1-7-2022

STATE OF FLORIDA
COUNTY OF Volusia

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 7th day of January, 2022 by Steven Petrov, Jr. [name of officer or agent, title of officer or agent] of Steve's First Choice Painting [name of contractor company acknowledging], a Florida [state or place of incorporation] corporation, on behalf of the corporation. He/she is personally known to me or has produced Florida Driver's License [type of identification] as identification.

[Notary Seal]



Kristen L. Powell
Notary Public

Kristen L. Powell
Name typed, printed or stamped

My Commission Expires: Aug 15, 2025



Steve's First Choice Painting, Inc.

DATE: JANUARY 7, 2022

115 Marie Drive, Ponce Inlet, FL 32127
Phone 386-679-5161
Stevefirst126@gmail.com

Steven Petrov, Jr.
Print Name: STEVEN PETROV JR
Title: PRESIDENT
Date: 1-7-2022

STATE OF FLORIDA
COUNTY OF Volusia

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 7th day of January, 2022 by Steven Petrov, Jr. [name of officer or agent, title of officer or agent] of Steve's First Choice Painting [name of contractor company acknowledging], a Florida [state or place of incorporation] corporation, on behalf of the corporation. He/she is personally known to me or has produced Florida Driver's License [type of identification] as identification.

[Notary Seal]



Kristen L. Powell
Notary Public

Kristen L. Powell
Name typed, printed or stamped

My Commission Expires: Aug 15, 2025

City of Palm Coast, Florida Agenda Item

Agenda Date: February 1, 2022

Department	STREETS & DRAINAGE	Amount	\$260,000										
Item Key	13052	Account #	10015011-052000 65035012-052000-99030 10015015-052000										
Subject	RESOLUTION 2022-XX APPROVING MASTER PRICE AGREEMENTS WITH HOWARD FERTILIZER & CHEMICAL CO., AND SITEONE LANDSCAPE SUPPLY FOR VARIOUS LANDSCAPE CHEMICALS AND FERTILIZER												
Presenter :	Matt Mancill, Director												
Background:	<p>Council Priorities: This item is for standard operations.</p> <p>Public Works and Parks & Rec Parks require various chemicals, fertilizers, herbicides, and pesticides to treat and maintain citywide medians, facilities, parks and athletic fields and other citywide properties on an as needed basis.</p> <p>City staff advertised and solicited bids in accordance with the City's Purchasing Policy. Several bids were received and were found to be responsive and responsible. The notice of intent to award and project overview are attached to this agenda item.</p> <p>Staff recommends entering into Agreements with Howard Fertilizer & Chemical Co., Inc, and SiteOne Landscape Supply, Inc. for the above mentioned items, based on the City of Palm Coast bid ITB-PW-22-14.</p> <p>Purchases for these items will be made on an as-needed basis using budgeted funds appropriated by City Council.</p>												
SOURCE OF FUNDS WORKSHEET FY 2022	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 80%;">Streets- Operating fund 10015011-052000</td> <td style="width: 20%; text-align: right;">\$268,000.00</td> </tr> <tr> <td>Total Expended/Encumbered to Date.....</td> <td style="text-align: right;">\$152,087.93</td> </tr> <tr> <td>Pending Work Orders/Contracts.....</td> <td style="text-align: right;">\$ 0.00</td> </tr> <tr> <td>Current (WO/Contract).....</td> <td style="text-align: right;">\$ 45,000.00</td> </tr> <tr> <td>Balance.....</td> <td style="text-align: right;">\$ 70,912.07</td> </tr> </table>			Streets- Operating fund 10015011-052000	\$268,000.00	Total Expended/Encumbered to Date.....	\$152,087.93	Pending Work Orders/Contracts.....	\$ 0.00	Current (WO/Contract).....	\$ 45,000.00	Balance.....	\$ 70,912.07
Streets- Operating fund 10015011-052000	\$268,000.00												
Total Expended/Encumbered to Date.....	\$152,087.93												
Pending Work Orders/Contracts.....	\$ 0.00												
Current (WO/Contract).....	\$ 45,000.00												
Balance.....	\$ 70,912.07												
SOURCE OF FUNDS WORKSHEET FY 2022	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 80%;">Facilities Landscape- Operating fund 65035012-052000-99030</td> <td style="width: 20%; text-align: right;">\$ 36,120.00</td> </tr> <tr> <td>Total Expended/Encumbered to Date.....</td> <td style="text-align: right;">\$ 19,117.76</td> </tr> <tr> <td>Pending Work Orders/Contracts.....</td> <td style="text-align: right;">\$ 0.00</td> </tr> <tr> <td>Current (WO/Contract).....</td> <td style="text-align: right;">\$ 10,000.00</td> </tr> <tr> <td>Balance.....</td> <td style="text-align: right;">\$ 7,499.08</td> </tr> </table>			Facilities Landscape- Operating fund 65035012-052000-99030	\$ 36,120.00	Total Expended/Encumbered to Date.....	\$ 19,117.76	Pending Work Orders/Contracts.....	\$ 0.00	Current (WO/Contract).....	\$ 10,000.00	Balance.....	\$ 7,499.08
Facilities Landscape- Operating fund 65035012-052000-99030	\$ 36,120.00												
Total Expended/Encumbered to Date.....	\$ 19,117.76												
Pending Work Orders/Contracts.....	\$ 0.00												
Current (WO/Contract).....	\$ 10,000.00												
Balance.....	\$ 7,499.08												

SOURCE OF FUNDS WORKSHEET FY 2022

Parks & Rec Maintenance Operating fund 10015015-052000	\$ 451,290.00
Total Expended/Encumbered to Date.....	\$ 279,754.23
Pending Work Orders/Contracts.....	\$ 0.00
Current (WO/Contract).....	\$145,000.00
Balance.....	\$ 26,535.77

Recommended Action :

ADOPT RESOLUTION 2022-XX APPROVING MASTER PRICE AGREEMENTS WITH HOWARD FERTILIZER & CHEMICAL CO., AND SITEONE LANDSCAPE SUPPLY FOR VARIOUS LANDSCAPE CHEMICALS AND FERTILIZER

RESOLUTION 2022-____
CHEMICALS AND FERTILIZERS

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA, APPROVING MASTER PRICE AGREEMENTS WITH HOWARD FERTILIZER & CHEMICAL CO., AND SITEONE LANDSCAPE SUPPLY, FOR VARIOUS TYPES OF LANDSCAPE CHEMICALS & FERTILIZERS; AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE SAID AGREEMENTS; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR IMPLEMENTING ACTIONS AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Howard Fertilizer & Chemical Co, and SiteOne Landscape Supply, have expressed a desire to provide various types of landscape chemicals & fertilizers to the City of Palm Coast; and

WHEREAS, the City Council of the City of Palm Coast desires to enter into master price agreements with Howard Fertilizer & Chemical Co, and SiteOne Landscape Supply, for the above referenced items.

NOW, THEREFORE, IT IS HEREBY RESOLVED BY THE CITY OF PALM COAST, FLORIDA, AS FOLLOWS:

SECTION 1. APPROVAL OF MASTER PRICE AGREEMENTS. The City Council of the City of Palm Coast hereby approves the terms and conditions of the master price agreements, for the purchase of landscape chemicals and fertilizers, with Howard Fertilizer & Chemical Co, and SiteOne Landscape Supply, which are attached hereto and incorporated herein by reference as Exhibit “A.”

SECTION 2. AUTHORIZATION TO EXECUTE. The City Manager, or designee, is hereby authorized to execute the necessary documents.

SECTION 3. SEVERABILITY. It is hereby declared to be the intention of the City Council that the sections, paragraphs, sentences, clauses and phrases of this Resolution are severable, and if any phrase, clause, sentence, paragraph or section of this Resolution shall be declared unconstitutional by the valid judgment or decree of a court of competent

jurisdiction, such unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs and sections of this Resolution.

SECTION 4. CONFLICTS. All resolutions or parts of resolutions in conflict with this Resolution are hereby repealed.

SECTION 5. IMPLEMENTING ACTIONS. The City Manager is hereby authorized to take any actions necessary to implement the action taken in this Resolution.

SECTION 6. EFFECTIVE DATE. This Resolution shall become effective immediately upon its passage and adoption.

DULY PASSED AND ADOPTED by the City Council of the City of Palm Coast, Florida, on this 1st day of February 2022.

ATTEST:

CITY OF PALM COAST

VIRGINIA A. SMITH, CITY CLERK

DAVID ALFIN, MAYOR

APPROVED AS TO FORM AND LEGALITY:

NEYSA BORKERT, CITY ATTORNEY

Attachment: Exhibit "A" – Master Price agreements with Howard Fertilizer & Chemical Co, and SiteOne Landscape Supply, for landscape chemicals and fertilizers



City of PALM COAST

Finance Department
Budget & Procurement Office

160 Lake Avenue
Palm Coast, FL 32164
386-986-3730

NOTICE OF INTENT TO AWARD

Project: ITB-PW-22-14 - CITY WIDE – LANDSCAPE CHEMICALS AND FERTILIZERS

Date: 1/11/2022

Appeal Deadline: Appeals must be filed by 5:00 PM on 1/14/2022

Firm	Bid (From Price Submission Spreadsheet)
SiteOne Landscape Supply South Daytona, FL	\$34,872.17
Howard Fertilizer & Chemical Company, Inc. Orlando, FL	\$36,839.38

The intent of the City of Palm Coast is to award ITB-PW-22-14 to both, SiteOne **Landscape Company** and **Howard Fertilizer & Chemical Supply Company, Inc.**

Cc: Contract Coordinator, Project Manager, BPO Manager, Financial Services Director, Department Director.

For questions regarding the Notice of Intent to Award, please contact Procurement Coordinator jkscott@palmcoastgov.com.

Bid protests arising under City Bidding Documents or Procedures shall be resolved under the City of Palm Coast Budget and Procurement Office Bid Protest procedures.

A proposer may protest matters involving the award of this Bid within three (3) business days from the posting of this recommendation to award. Failure to protest to the City's Financial Services Director, Helena Alves (HAlves@palmcoastgov.com) shall constitute a waiver of the protest proceedings.



ITB-PW-22-14 - CITY WIDE – LANDSCAPE CHEMICALS AND FERTILIZERS

Project Overview

Project Details	
Reference ID	ITB-PW-22-14
Project Name	CITY WIDE – LANDSCAPE CHEMICALS AND FERTILIZERS
Project Owner	Jesse Scott
Project Type	ITB
Department	Procurement
Budget	\$0.00 - \$0.00
Project Description	This Invitation to Bid is issued for the purpose of establishing Master Price Agreement Contracts with multiple vendors capable of supplying Lawn Fertilizer, Herbicides, Pesticides, and Miscellaneous Landscape Chemicals.
Open Date	Dec 15, 2021 8:00 AM EST
Intent to Bid Due	Jan 05, 2022 2:00 PM EST
Close Date	Jan 06, 2022 2:00 PM EST

Awarded Suppliers	Reason	Score
SiteOne Landscape Supply		100 pts
Howard Fertilizer & Chemical Company, Inc		94.66 pts



Seal status

Requested Information	Unsealed on	Unsealed by
Pricing Spreadsheet	Jan 06, 2022 2:09 PM EST	Jesse Scott
References	Jan 06, 2022 2:09 PM EST	Jesse Scott
Forms 1 - 5	Jan 06, 2022 2:09 PM EST	Jesse Scott

Conflict of Interest

Declaration of Conflict of Interest, You have been chosen as a Committee member for this Evaluation. Please read the following information on conflict of interest to see if you have any problem or potential problem in serving on this committee. ## Code of Conduct All information related to submissions received from Suppliers or Service Providers must be kept confidential by Committee members. ## Conflict of Interest No member of a Committee shall participate in the evaluation if that Committee member or any member of his or her immediate family: * has direct or indirect financial interest in the award of the contract to any proponent; * is currently employed by, or is a consultant to or under contract to a proponent; * is negotiating or has an arrangement concerning future employment or contracting with any proponent; or, * has an ownership interest in, or is an officer or director of, any proponent. Please sign below acknowledging that you have received and read this information. If you have a conflict or potential conflict, please indicate your conflict on this acknowledgment form with information regarding the conflict. I have read and understood the provisions related to the conflict of interest when serving on the Evaluation Committee. If any such conflict of interest arises during the Committee's review of this project, I will immediately report it to the Purchasing Director.

Name	Date Signed	Has a Conflict of Interest?
Jesse Scott	Jan 06, 2022 2:49 PM EST	No
Dennis Redican Jr	Jan 06, 2022 2:20 PM EST	No
Jeff Gearst	Jan 06, 2022 2:14 PM EST	No
Del McMillen	Jan 11, 2022 11:47 AM EST	No



Project Criteria

Criteria	Points	Description
Admin Review	Pass/Fail	All documents completed and submitted as requested and required.
Admin Price Review	100 pts	Simple sum and all bid entries for tracking purposes. Individual pricing for all items will be reviewed from the Pricing Spreadsheet.
Technical Review Bid Documents	Pass/Fail	Check References and check technical specifications.
Technical Price Review	Pass/Fail	Are prices reasonable? If yes, pass. If no, fail. (You do NOT fail if they are NOT the lowest price. You are only verifying if the price submitted is reasonable based upon your market knowledge.)
Total	100 pts	



Scoring Summary

Active Submissions

	Total	Admin Review	Admin Price Review	Technical Review Bid Documents	Technical Price Review
Supplier	/ 100 pts	Pass/Fail	/ 100 pts	Pass/Fail	Pass/Fail
SiteOne Landscape Supply	100 pts	Pass	100 pts (\$34,872.17)	Pass	Pass
Howard Fertilizer & Chemical Company, Inc	94.66 pts	Pass	94.66 pts (\$36,839.38)	Pass	Pass

City of Palm Coast, Florida Agenda Item

Agenda Date : February 1, 2022

Department	COMMUNITY DEVELOPMENT	Amount
Item Key		Account #
Subject	RESOLUTION 2022-XX APPROVING CONTRACTS WITH TRI-COUNTY BOBCAT SERVICES, INC. AND NORMAN GARDNER SERVICES, INC., FOR WILDFIRE UNDERBRUSH MOWING SERVICES	
Presenter : Jason DeLorenzo		
Background :		
<p>The Code Enforcement Division is responsible for ensuring that all property owners are in compliance with our Codes. The City is in need of underbrush mowing services to correct wildfire hazards on property where the property owner has not complied with City Codes.</p> <p>Requests for Proposals were duly and properly advertised under #ITB-CD-22-10, for Wildfire Underbrush Mowing Services. There were two bidders for these services. Both bidders were deemed responsive and responsible. Staff is recommending awarding the contract to both bidders. One bidder included the cost of organic material removal in their bid. Organic debris removal is included as a part of this contract. However, it is a rarity that this type of material contained on vacant lots would qualify for removal. In a five year period, approximately 2% of vacant lots, which necessitated fire mitigation contained debris classified as organic. It is therefore anticipated that the need for the contractor to bill the City for this charge will be an infrequent occurrence.</p> <p>The awarded contractors will provide wildfire mitigation services for the Code Enforcement Division.</p> <p>Staff recommends awarding the contract to the highest ranked companies, Tri-County Bobcat Services, Inc. and Norman Gardner Services, Inc. Each contract has three year terms with 2 one year options to renew. The amount budgeted for Fiscal Year 2022 is \$80,000. The amount to be spent under these contracts in future fiscal years will be within the corresponding approved fiscal year budgets.</p>		
SOURCE OF FUNDS WORKSHEET FY 2021-2022		
	Code Enforcement - Contractual Services Account #10013508-034000 ...	\$ 512,300.00
	Total Expenses/Encumbered to date.....	\$ 245,676.30
	Current Contract.....	\$ 80,000.00
	Balance.....	\$ 186,623.70
Recommended Action :		
APPROVE RESOLUTION 2022-XX APPROVING CONTRACTS WITH TRI-COUNTY BOBCAT SERVICES, INC. AND NORMAN GARDNER SERVICES, INC., FOR WILDFIRE UNDERBRUSH MOWING SERVICES		

RESOLUTION 2022-____
WILDFIRE UNDERBRUSH MOWING

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA, APPROVING THE TERMS AND CONDITIONS OF THE MASTER SERVICES AGREEMENTS WITH TRI COUNTY BOBCAT SERVICES, INC. AND NORMAN GARDNER SERVICES, INC., FOR WILDFIRE UNDERBRUSH MOWING SERVICES; AUTHORIZING THE CITY MANAGER, OR DESIGNEE, TO EXECUTE SAID CONTRACT; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR IMPLEMENTING ACTIONS AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, Tri-County Bobcat Services, Inc. and Norman Gardner Services, Inc. have expressed a desire to provide to the City of Palm Coast wildfire underbrush mowing services; and

WHEREAS, the City Council of the City of Palm Coast desires to contract with the Tri-County Bobcat Services, Inc. and Norman Gardner Services, Inc., for wildfire underbrush mowing services.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PALM COAST, FLORIDA, AS FOLLOWS:

SECTION 1. APPROVAL OF MASTER SERVICES AGREEMENTS. The City Council of Palm Coast hereby approves the terms and conditions of the master services agreements with Tri-County Bobcat Services, Inc. and Norman Gardner Services, Inc, for wildfire underbrush mowing services, as attached hereto and incorporated herein by reference as Exhibit "A."

SECTION 2. AUTHORIZATION TO EXECUTE. The City Manager, or designee, is hereby authorized to execute the master services agreement as depicted in Exhibit "A."

SECTION 3. SEVERABILITY. If any section or portion of a section of this Resolution proves to be invalid, unlawful, or unconstitutional, it shall not be held to invalidate or impair the validity, force, or effect of any other section or part of this Resolution.

SECTION 4. CONFLICTS. All resolutions or parts of resolutions in conflict with any of the provisions of this Resolution are hereby repealed.

SECTION 5. IMPLEMENTING ACTIONS. The City Manager is hereby authorized to take any actions necessary to implement the action taken in this Resolution.

SECTION 6. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption by the City Council.

DULY PASSED AND ADOPTED by the City Council of the City of Palm Coast, Florida, on this 1st day of February, 2022.

ATTEST:

CITY OF PALM COAST

VIRGINIA A. SMITH, CITY CLERK

DAVID ALFIN, MAYOR

APPROVED AS TO FORM AND LEGALITY:

NEYSA BORKERT, CITY ATTORNEY

Attachment – Exhibit A – Tri-County Bobcat Services, Inc. and Norman Gardner Services, Inc. Wildfire Underbrush Mowing Services



City of PALM COAST

Finance Department
Budget & Procurement Office

160 Lake Avenue
Palm Coast, FL 32164
386-986-3730

NOTICE OF INTENT TO AWARD

Project: ITB-CD-22-10 - WILDFIRE UNDERBRUSH MOWING SERVICES

Date: 1/10/2022

Appeal Deadline: Appeals must be filed by 5:00 PM on 1/13/2022

Firm	Bid
Norman-Gardner Services, Inc. Palm Coast, FL	\$195.08
Tri-County Bobcat Services, Inc. Bunnell, FL	\$312.50

The intent of the City of Palm Coast is to award ITB-CD-22-10 to Norman-Gardner Services, Inc. and Tri-County Bobcat Services, Inc.

Cc: Contract Coordinator, Project Manager, BPO Manager, Financial Services Director, Department Director.

For questions regarding the NOIT please contact Procurement Coordinator jkscott@palmcoastgov.com.

Bid protests arising under City Bidding Documents or Procedures shall be resolved under the City of Palm Coast Budget and Procurement Office Bid Protest procedures.

A proposer may protest matters involving the award of this Bid within three (3) business days from the posting of this recommendation to award. Failure to protest to the City's Financial Services Director, Helena Alves (HALves@palmcoastgov.com) shall constitute a waiver of the protest proceedings.





ITB-CD-22-10 - WILDFIRE UNDERBRUSH MOWING SERVICES

Project Overview

Project Details	
Reference ID	ITB-CD-22-10
Project Name	WILDFIRE UNDERBRUSH MOWING SERVICES
Project Owner	Jesse Scott
Project Type	ITB
Department	Procurement
Budget	\$0.00 - \$0.00
Project Description	This Invitation to Bid is issued for the purpose of securing a Master Services agreement with one or more qualified Contractors to provide mowing of vacant lots for wildfire mitigation, on an as needed basis.
Open Date	Dec 15, 2021 8:00 AM EST
Intent to Bid Due	Jan 05, 2022 2:00 PM EST
Close Date	Jan 06, 2022 2:00 PM EST

Awarded Suppliers	Reason	Score
Tri-County Bobcat Services, Inc.		62.43 pts
Norman-Gardner Services, Inc.		100 pts



Seal status

Requested Information	Unsealed on	Unsealed by
Qualifications Letter	Jan 06, 2022 2:02 PM EST	Jesse Scott
License(s)	Jan 06, 2022 2:02 PM EST	Jesse Scott
References	Jan 06, 2022 2:02 PM EST	Jesse Scott
Price Schedule	Jan 06, 2022 2:02 PM EST	Jesse Scott
Required Forms 1-5	Jan 06, 2022 2:02 PM EST	Jesse Scott
Addendum 1 - Signed and Dated (REQUIRED)	Jan 06, 2022 2:02 PM EST	Jesse Scott

Conflict of Interest

Declaration of Conflict of Interest, You have been chosen as a Committee member for this Evaluation. Please read the following information on conflict of interest to see if you have any problem or potential problem in serving on this committee. ## Code of Conduct All information related to submissions received from Suppliers or Service Providers must be kept confidential by Committee members. ## Conflict of Interest No member of a Committee shall participate in the evaluation if that Committee member or any member of his or her immediate family: * has direct or indirect financial interest in the award of the contract to any proponent; * is currently employed by, or is a consultant to or under contract to a proponent; * is negotiating or has an arrangement concerning future employment or contracting with any proponent; or, * has an ownership interest in, or is an officer or director of, any proponent. Please sign below acknowledging that you have received and read this information. If you have a conflict or potential conflict, please indicate your conflict on this acknowledgment form with information regarding the conflict. I have read and understood the provisions related to the conflict of interest when serving on the Evaluation Committee. If any such conflict of interest arises during the Committee's review of this project, I will immediately report it to the Purchasing Director.

Name	Date Signed	Has a Conflict of Interest?
Barbara Grossman	Jan 07, 2022 12:44 PM EST	No



Jesse Scott	Jan 06, 2022 2:03 PM EST	No
Yvonne Robinson	Jan 07, 2022 11:50 AM EST	No
Liliana Filipe	Jan 07, 2022 1:52 PM EST	No



Project Criteria

Criteria	Points	Description
Admin Review	Pass/Fail	Documents completed and submitted as requested and required.
Admin Price Review	100 pts	Actual entry of Bid Price Total from submissions.
Technical Review - Project Team's Professional Qualifications	Pass/Fail	Review Contractor Background, Equipment Requirements, Staffing, Location, Project References, License and Insurance. Review and physically check references as submitted.
Technical Price Review	Pass/Fail	Are prices reasonable? If yes, pass. If no, fail. (You do NOT fail if they are NOT the lowest price. You are only verifying if the price submitted is reasonable based upon your market knowledge.)
Total	100 pts	



Scoring Summary

Active Submissions

	Total	Admin Review	Admin Price Review	Technical Review - Project Team's Professional Qualifications	Technical Price Review
Supplier	/ 100 pts	Pass/Fail	/ 100 pts	Pass/Fail	Pass/Fail
Norman-Gardner Services, Inc.	100 pts	Pass	100 pts (\$195.08)	Pass	Pass
Tri-County Bobcat Services, Inc.	62.43 pts	Pass	62.43 pts (\$312.5)	Pass	Pass

City of Palm Coast, Florida Agenda Item

Agenda Date : February 1, 2022

Department Item Key	Amount Account #
Subject WORKSHEET	
Presenter : City Clerk	
Background :	
Recommended Action :	

February 8, 2022 WORKSHOP MEETING				
1	Presentation	PW Master Plan Update		Cote
2	Presentation	COPC Legislative Priority Update		DeLorenzo
3	Resolution	Green Lion Contract		DeLorenzo
4	Resolution	Utility Rate Study Piggyback Palm Bay/Stantec		Flanagan
February 15, 2022 BUSINESS MEETING				
1	Resolution	Green Lion Contract		DeLorenzo
2	Resolution	Utility Rate Study Piggyback Palm Bay/Stantec		Flanagan
3	Resolution	Emergency water and wastewater construction services		Flanagan/Ashburn
4	Resolution	Services contract with Solitude Lake Management for citywide fountain maintenance		Mancill
5	Appointment	BEAC Member		Smith
March 1, 2022 BUSINESS MEETING				
1	Resolution	State Revolving Fund Loan Agreement for Construction WWTP #2 Expansion		Blake
2	Resolution	Construction Contract WWTP2 Expansion		Blake
3	Presentation	Employee Calendar Contest winners		Mini
March 8, 2022 WORKSHOP MEETING				
1	Presentation	PW Master Plan Update		Cote
2	Presentation	Whiteview Safety Improvements		Cote
3	Resolution	Design Services Matanzas Woods West Extension		Cote
4	Presentation	Dredging Vendor Proposal Update		DeLorenzo
5	Presentation	Town Center Vision Update		DeLorenzo
6	Resolution	St. Joe Canal ROW vacation		Hoover
7	Presentation	Citizen Survey results		Kershaw
8	Resolution	Assessment of Fair Housing		Papa
March 15, 2022 BUSINESS MEETING				
1	Resolution	Design Services Matanzas Woods West Extension		Cote
2	Resolution	St. Joe Canal ROW vacation		Hoover
3	Resolution	Assessment of Fair Housing		Papa
March 22, 2022 SPECIALBUDGET WORKSHOP MEETING				
1	Presentation	SAP Evaluation #1		SAP
2	Presentation	10 year Capital Improvement Forecast		SAP/Cote
Future				
1	Presentation	YTD Budget -SPECIAL BUDGET WORKSHOP 4/26		Alves
2	Presentation	Fund Account and Revenue Restrictions-SPECIAL BUDGET WORKSHOP 5/24		Alves
3	Presentation	Budget Prep Series-Overview Property Tax and TRIM-SPECIAL BUDGET WORKSHOP 6/14		Alves
4	Presentation	Proposed General Fund Budget and TRIM Rate - 7/12		Alves
5	Presentation	Proposed Millage and Proposed Budget- 7/19		Alves
6	Presentation	Proposed Utility, St. Water, IT Ent. & Bldg. Fund Budgets- SPECIAL WORKSHOP 7/26		Alves
7	Presentation	Capital, Internal Svcs, Special Revenue, Proposed Budget for all remaining funds- 8/9		Alves
8	Presentation	Final Proposed Budget-SPECIAL BUDGET WORKSHOP 8/23 or ???		Alves
9	Presentation	Final Tentative Millage and Tentative Budget-TENTATIVE SPECIAL MEETING 9/8 OR 9/9		Alves
10	Presentation	Final Millage & Budget -TENTATIVE SPECIAL MEETING 9/21 OR 9/22		Alves
11	Resolution	Lehigh Trailhead - Post Design WO & CEI Services Contract & Construction Contract		Cote
12	Resolution	P1 Control Structure Rehab		Cote
13	Ordinance	Memorial Markers		Cote/Grunewald
14	Presentation	Building/Planning Level of Service		DeLorenzo
15	Ordinance	Boat code		DeLorenzo
16	Ordinance	Open burn		DeLorenzo/Berryhill
17	Resolution	Piggyback for integrated fuel system solutions replacement of fuel tanks		Flanagan/ Rousell
18	Resolution	Core Engineered Integrated Fuel Systems		Flanagan
19	Ordinance 1st	Animal Control amendment		Grossman
20	Presentation	Council Priority Community Center Parking		Johnston
21	Ordinance	Logo		Kershaw
22	Presentation	Citizen's Academy Graduates		Kershaw
23	Presentation	Citizen's Academy Graduates		Kershaw
24	Resolution	Fleet Purchases		Mancill
25	Resolution	Toll Brothers Final Plat		Tyner/Leap
26	Presentation	SAP Evaluation #2 SPECIAL BUDGET WORKSHOP 4/26		SAP
27	Presentation	Council Priority and Update-SPECIAL BUDGET WORKSHOP 6/28		SAP
28	Resolution	Solid Waste Extension		Schweers
29	Presentation	Presentation by FCTC and FCPA-SPECIAL BUDGET WORKSHOP 5/24		TC AND PA