

City of DeBary
REGULAR CITY COUNCIL MEETING
Wednesday
February 4, 2015
7 PM
Florence K. Little Town Hall
12 Colomba Road
DeBary, Florida 32713

MINUTES

I. Call To Order

Mayor Johnson called the meeting to order at 7:00 p.m.

II. Roll Call

Members Present: Mayor Clint Johnson, Vice Mayor Lita Handy-Peters, Council Member Mike Brady, Council Member Chris Carson, and Council Member Rick Dwyer

Others Present: City Manager Dan Parrott, Assistant City Manager Kassandra Blissett, Planning Administrator Matt Boerger, City Attorney Kurt Ardaman, Assistant City Attorney Dan Langley, and Planning Consultant Rebecca Hammock

III. Committee Reports

None.

IV. Public Participation For Any Issues Not On the Agenda - Citizen comments are limited to three minutes per speaker.

Phyllis Butlien, Ray Leake, Morton Culligan, Jessica Ford, and Carla Leake addressed the Council.

V. Approval of Minutes

1. Regular City Council Meeting held January 7, 2015.
2. Special City Council Meeting held January 14, 2015.

Council Member Dwyer moved to approve the minutes as presented. Council Member Carson seconded, and the motion passed unanimously.

VI. Additions, Deletions, or Amendments to the Agenda

Council Member Dwyer moved to postpone Item XII until the February 18th meeting. Council Member Brady seconded, and the motion passed unanimously.

VII. Consent Agenda

*Agenda items marked with * are considered routine matters or have been previously discussed by the City Council. All items are considered by one motion unless removed from the Consent Agenda by a member of the City Council.*

- *1. Riviera Bella Unit 3 Preliminary Plat/Construction Plan Revision.

Council Member Dwyer moved to approve the Consent Agenda, and Council Member Carson seconded. The motion passed unanimously.

VIII. Public Hearings

Members of the Council should disclose for the record the substance of any ex-parte communication that has occurred before or during the public hearings for the following items:

- 1. Resolution #15-01 – Minor Amendment to the Country Estates at Riverbend PUD Providing for Modification of the Expiration of Development Agreement Provision and Extension of the Deadline for the Applicant to File and Obtain Preliminary Plat Approval.

Mr. Ardaman read Resolution #15-01 aloud by title. Council Member Dwyer moved to approve Resolution #15-01, and Council Member Brady seconded. The motion passed unanimously.

- 2. Ordinance #12-14 – Second Reading - Major Planned Unit Development (PUD) Amendment #14-02-PUD-SHOPPES – Request to Amend the PUD for Approximately 17.77 Acres Known as Commercial Area #2 of the Swallows PUD to Approve a Master Plan and Development Agreement for a Shopping Center with Commercial Uses with a 44,000 Square Foot Anchor Tenant, 15,000 Square Feet of Retail Shops and Two Out Parcels.

Mr. Ardaman read Ordinance #12-14 aloud by title. He outlined the rules for quasi-judicial proceedings as adopted by Resolution #10-19. Mr. Langley swore in all those who would be testifying. The Council members disclosed their ex-parte communications.

Council Member Dwyer moved to approve Case #14-02-PUD-SHOPPES and adopt Ordinance #12-14 with the six conditions established at the first reading, along with the reduction to .20 FAR (floor area ratio) as offered and agreed upon by the applicant. Council Member Brady seconded. The motion passed 3-2, with Vice Mayor Handy-Peters and Council Member Carson dissenting.

IX. Growth Management and Development Review

None.

X. Old Business

None.

XI. New Business

None.

XII. Council Member/Staff Reports

- 1. Board / Committee Appointments
 - Public Safety Advisory Committee
 - Regular Member Mayor Johnson
 - Planning & Zoning Commission
 - Regular Member Council Member Dwyer
 - Streetscape Advisory Committee
 - Mike Kolba Council Member Brady
 - Laura Lee Clark Vice Mayor Handy-Peters
 - Aileen McRae Mayor Johnson
 - Marcia Steele Council Member Carson

Jef Shelby
Dave Barkan (alternate) Council Member Dwyer
At-Large

Economic Development Advisory Committee
Regular Member Mayor Johnson
Regular Member Vice Mayor Handy-Peters
Sedrick Harris Council Member Dwyer
John Rokop Council Member Carson
Regular Member Council Member Brady
Nick Koval At-Large
Regular Member At-Large

The appointments were postponed until February, 18, 2015.

2. Member Reports/Communications
 - A. Mayor and Council Members
 - B. City Manager
 - C. City Attorney

XIII. Date of Upcoming Meeting and/or Workshop

1. Special City Council Meeting February 18, 2015.
2. Regular City Council Meeting March 4, 2015.

XIV. Adjournment

The meeting adjourned at 12:39 a.m.

**APPROVED
CITY OF DeBARY
CITY COUNCIL**

Clint Johnson, Mayor

ATTEST:

Stacy Tebo, City Clerk