

**City of DeBary**  
**CITY COUNCIL WORKSHOP**  
**Tuesday**  
**June 23, 2009**  
**6:00 PM**  
City Council Chambers  
16 Colomba Road  
DeBary, Florida 32713

**MINUTES**

**I. Call to Order**

Vice Mayor Erickson called the workshop to order at 6:00 p.m.

**II. Roll Call**

**Members Present:** Vice Mayor Norman Erickson, Council Member Van Conoley, Council Member Jack Lenzen, and Council Member Leonard Marks

**Members Absent:** Mayor Bob Garcia (excused)

**Others Present:** Acting City Manager Anthony Gonzalez, City Clerk Stacy Tebo, and City Planner Shalene Estes

**III. Business – Discussion of Comprehensive Plan**

Vice Mayor Erickson stated that they would be considering Sections Four and Five as the Land Planning Agency.

Mr. Gonzalez briefed the Council on the Strategic Planning Workshop held the previous Saturday and explained the items discussed by the small groups.

Vice Mayor Erickson asked everyone to go to Section Four, Management of Natural Resources, and suggested adding, “It shall be the goal of the City...” to the Goal at the beginning. There was consensus to include the phrase.

There was discussion in Section 4.1 to change “reservations” to “to identify, monitor and reserve open space.”

There was discussion to add “or filtering” to 4.102 (c) after “no spilling”.

In 4.102(d), change “is” to “it.” After “by others” add “who will” ensure their preservation.

In 4.103, add “The city will continue to” incorporate “and reflect”.

The Council agreed to change “will” to “may” in 4.203.

In 4.303, the Council agreed to delete “will” and change it to “the City may cooperate...”.

In Section 4.304, change to “The City has identified well field protection...”

In Section 4.307, change to “The City has established and will continue to monitor regulations applicable...”

In Section 4.402, end the sentence at “treatments” and delete the rest “reduce adverse impacts”.

There was consensus to delete all policies relating to mining of minerals in Section 4.5.

The Council then discussed Section Five, Future Land Use.

The Council agreed to delete 5.103.

There was discussion to change the objective in 5.3 to “The City will encourage efforts to reduce uses which are...”

There was consensus to delete 5.301 and 5.303.

In Section 5.302, there was discussion to delete the first sentence and to move Benson Junction to 5.404 or 5.405.

There was discussion to delete the word “generally.” in 5.401(a).

There was extensive discussion regarding wetland mitigation.

In 5.402(a)(1), there was discussion to strike “generally” at the beginning, and delete the “25 percent...”

In Section 5.402(b)(1) there was agreement to delete “generally” and delete the second sentence.

The Council discussed agricultural/rural and residential/low density classifications and the need to insert two steps between them for more graduated density categories.

There was agreement to insert “up to 14” in 5.402 (C ) (1) and then delete the rest.

In Section 5.403(a), the Council agreed to delete “This area is recommended for a specific redevelopment plan.” There was also agreement in the third paragraph to delete “While the long term development...”. There was consensus to delete “initially” in the second paragraph.

It was agreed to change 5.403(a)(4)(a) to “Individual retail establishments will be 10,000 feet or less.”

There was discussion regarding restaurants in 5.403 (b).

There was consensus to insert Benson Junction in 5.404 (d).

The Council agreed to end Section 5.406(a) (3) at the word “phase” and to delete the rest regarding VGMC.

There was consensus to change 5.406(b) “south of Highbanks Road” to “South of Barwick Road.”

The Council agreed to insert “4 or less.” in 5.406(b)(3).

The Council agreed to delete the last sentence entirely in Section 5.406(b)(2).

Ms. Estes suggested a change to Section 5.5 to read, “The City has established a set of land development regulations to implement the provisions of this Plan.” The Council agreed.

There was agreement to delete “Not later than 1997” in Section 5.501 and to delete the first sentence in Section 5.510.

The Council agreed to discuss Sections Six and Seven at the next workshop.

#### **IV. Adjournment.**

The workshop adjourned at 10:48 p.m.

**APPROVED  
CITY OF DeBARY  
CITY COUNCIL**

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**Bob Garcia, Mayor**

**ATTEST:**

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**Stacy Tebo, City Clerk**