

MINUTES
REGULAR COMMISSION MEETING
COMMUNITY REDEVELOPMENT AGENCY (CRA) MEETING
CITY OF HOLLY HILL, FLORIDA

July 22, 2014

1. CALL TO ORDER

A. Roll Call

Mayor Johnson called the meeting to order in the Commission Chambers at City Hall, 1065 Ridgewood Avenue, at approximately 7:00 pm. Attending with Mayor Johnson were Commissioners John Penny, Penny Currie, Donnie Moore and Elizabeth Albert.

Also attending were the following staff members: City Attorney Scott Simpson, (arrived at approximately 7:35 pm), Interim City Manager Kurt Swartzlander, Interim/Assistant Finance Director Catherine Colwell, Police Chief Steve Aldrich, Fire Chief Jim Bland, Officer Jason Weiss, Economic Development Director Lynn Dehlinger, Community Services Director Jacki Maswary, Building Official Larry Hites, City Planner Thomas Harowski, Human Resources Manager Sandy Fenwick and City Clerk Valerie Manning.

B. Invocation

Mayor Johnson led invocation.

C. Pledge of Allegiance to the Flag

Mayor Johnson led the Pledge of Allegiance.

2. MINUTES

Minutes from the Regular City Commission meeting – July 8, 2014 (*City Clerk*)

*Commissioner Moore moved **APPROVAL** for the **MINUTES**, seconded by Commissioner Currie.*

The motion **CARRIED** 5-0 by roll call vote: Moore – Yes, Currie – Yes, Albert – Yes, Penny – Yes, and Mayor – Yes

3. PUBLIC PARTICIPATION

Regarding items not on the agenda.

Mayor Johnson opened public participation.

The following individuals addressed the Mayor and City Commission: John Meneough and Teresa Rodgers from the YMCA to give an update on their annual report.

Mayor Johnson closed public participation.

4. CONSENT AGENDA

None.

5. BUSINESS AGENDA

**A. RESOLUTION 2014-R-42, PARTIAL SALE OF CITY OWNED PROPERTY AT
1200 CENTER AVENUE (*Economic Development Consultant*)**

City Clerk read by title only:

RESOLUTION 2014-R-42

**A RESOLUTION OF THE CITY COMMISSION OF THE
CITY OF HOLLY HILL, FLORIDA, APPROVING THE
SALE OF A PORTION OF THE CITY PROPERTY
LOCATED AT 1200 CENTER STREET BY NEGOTIATED
SALE; APPROVING THE NEGOTIATED CONTRACT
FOR SALE; AND WAIVING ANY AND ALL BIDDING
REQUIREMENTS; PROVIDING FOR SEVERABILITY;
PROVIDING FOR CONFLICTING RESOLUTIONS; AND
PROVIDING AN EFFECTIVE DATE.**

*Commissioner Moore moved **APPROVAL** for the **Resolution 2014-R-42**, seconded by
Commissioner Currie.*

Mrs. Dehlinger spoke briefly and introduced Kim Murphy, Senior Vice President from Royal American Properties who spoke about the Center Square project for a 55+ older community; 80 units will be in the Center Square.

Mayor Johnson opened public participation.

The following individuals addressed the Mayor and City Commission: Jim Legary, 342 Burleigh Avenue, Holly Hill; Dorothy Featherson, 109 Ridgewood Avenue, Holly Hill; Gilles Blais, 710 Magnolia Avenue, Holly Hill; Rose Schuhmacher, Executive Director for the Holly Hill Chamber; Arthur Byrnes, 294 Jeffery Avenue, Holly Hill.

Mayor Johnson closed public participation.

The motion **CARRIED** 5-0 by roll call vote: Moore – Yes, Currie – Yes, Albert – Yes, Penny – Yes, and Mayor – Yes

6. RECESS THE REGULAR CITY COMMISSION MEETING

**7. CONVENE THE COMMUNITY REDEVELOPMENT AGENCY (CRA) MEETING
BUSINESS AGENDA**

**A. RESOLUTION 2014-R-43, PARTIAL SALE OF CITY OWNED PROPERTY AT
1200 CENTER AVENUE (*Economic Development Consultant*)**

Attorney Simpson read by title only:

RESOLUTION 2014-R-43

**A RESOLUTION OF THE COMMUNITY
REDEVELOPMENT AGENCY OF THE CITY OF HOLLY
HILL, FLORIDA, APPROVING THE SALE OF A PORTION
OF THE CITY PROPERTY LOCATED AT
1200 CENTER STREET BY NEGOTIATED SALE;
APPROVING THE NEGOTIATED CONTRACT FOR SALE;
AND WAIVING ANY AND ALL BIDDING
REQUIREMENTS; PROVIDING FOR SEVERABILITY;
PROVIDING FOR CONFLICTING RESOLUTIONS; AND
PROVIDING AN EFFECTIVE DATE.**

*Commissioner Moore moved APPROVAL for the Resolution 2014-R-43, seconded by
Commissioner Currie.*

Mayor Johnson opened public participation. No one spoke.

The motion **CARRIED** 5-0 by roll call vote: Moore – Yes, Currie – Yes,
Penny – Yes, Albert – Yes, and Mayor – Yes

8. CONVENE THE REGULAR CITY COMMISSION MEETING

BUSINESS AGENDA

**A. FIRST READING OF ORDINANCE 2952, COMPREHENSIVE PLAN
AMENDMENT – 1405 AND 1409 GRAHAM AVENUE – APPLICANT: CLAY
ERVIN (*City Planner*)**

**B. FIRST READING OF ORDINANCE 2953, REZONING TO INDUSTRIAL
PLANNED UNIT DEVELOPMENT (IPUD) (*City Planner*)**

Attorney Simpson read Ordinances 2952 and 2953 by title only:

ORDINANCE NO. 2952

AN ORDINANCE OF THE CITY OF HOLLY HILL, FLORIDA, AMENDING THE LAND DEVELOPMENT REGULATIONS, BY AMENDING THE FUTURE LAND USE MAP TO DESIGNATE THE PARCELS IDENTIFIED AS 1405 AND 1409 GRAHAM AVENUE HAVING PARCEL NUMBERS 4242-42-00-0020 AND 4242-42-00-0030 AS WHOLESALE, COMMERCIAL AND INDUSTRIAL; PROVIDING FOR CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

ORDINANCE NO. 2953

AN ORDINANCE OF THE CITY OF HOLLY HILL, FLORIDA, AMENDING THE LAND DEVELOPMENT REGULATIONS, BY AMENDING THE OFFICIAL ZONING MAP TO DESIGNATE THE PROPERTY AT 460 WALKER STREET, 1405 GRAHAM AVENUE AND 1409 GRAHAM AVENUE AS MORE SPECIFICALLY DESCRIBED IN ATTACHMENT A FROM CC-1 COMMERCIAL CORRIDOR AND R-3 MEDIUM DENSITY SINGLE-FAMILY RESIDENTIAL TO IPUD – INDUSTRIAL PLANNED UNIT DEVELOPMENT; PROVIDING FOR CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

*Commissioner Albert moved **APPROVAL** for **First Reading of Ordinances 2952 and 2953**, seconded by Commissioner Moore.*

Mr. Harowski gave a brief staff reports pertaining to both ordinances and mentioned vacating a portion of Park Avenue that goes along with these two ordinances.

Mayor Johnson opened public participation. No one spoke.

The motion **CARRIED FOR ORDINANCES 2952 and 2953**, 5-0 by roll call vote:
Albert – Yes, Moore – Yes, Currie – Yes, Penny – Yes, and Mayor – Yes

C. RESOLUTION 2014-R-41, VACATING A PORTION OF PARK AVENUE
(City Planner)

Attorney Simpson read by title only:

RESOLUTION 2014-R-41

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF HOLLY HILL, FLORIDA, APPROVING THE VACATION OF APPROXIMATELY 350 LINEAR FEET OF PARK AVENUE, AN UNOPENED RIGHT-OF-WAY IN THE CANAL PARK POWERS SUBDIVISION; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTING RESOLUTIONS; AND PROVIDING AN EFFECTIVE DATE.

Commissioner Moore moved APPROVAL for RESOLUTION 2014-R-41, seconded by Commissioner Albert.

Mayor Johnson opened public participation. No one spoke.

The motion **CARRIED** 5-0 by roll call vote: Moore – Yes, Albert – Yes, Penny – Yes, Currie – Yes, and Mayor – Yes

D. FIRST READING OF ORDINANCE 2954, DEMOLITIONS AND HISTORIC PRESERVATION
(Building Official)

Attorney Simpson read by title only:

ORDINANCE NO. 2954

AN ORDINANCE OF THE CITY OF HOLLY HILL, FLORIDA, AMENDING SECTION 14-2 OF THE CITY'S CODE OF ORDINANCES REQUIRING THAT PRIOR TO THE ISSUANCE OF A DEMOLITION PERMIT FOR A STRUCTURE THAT HAS BEEN IDENTIFIED BY THE CHIEF BUILDING OFFICIAL AS HAVING HISTORIC SIGNIFICANCE, THE HISTORICAL SOCIETY SHALL HAVE THE RIGHT TO INSPECT THE STRUCTURE FOR A PERIOD UP TO FIVE (5) BUSINESS DAYS; PROVIDING FOR CONDITIONS OF THE RIGHT TO INSPECT; PROVIDING FOR CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

*Commissioner Moore moved **APPROVAL** for **First Reading of Ordinance 2954**, seconded by Commissioner Albert.*

Mayor Johnson opened public participation.

The following individual addressed the Mayor and City Commission: Gilles Blais, 710 Magnolia Avenue, Holly Hill.

Mayor Johnson closed public participation.

The motion **CARRIED** 5-0 by roll call vote: Moore – Yes, Albert – Yes, Currie – Yes, Penny – Yes, and Mayor – Yes

E. RESOLUTION 2014-R-39, INTERLOCAL AGREEMENT FOR MUNICIPAL FLEET FUELING SERVICES WITH THE COUNTY OF VOLUSIA
(Community Services Director)

Attorney Simpson read by title only:

RESOLUTION 2014-R-39

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF HOLLY HILL, FLORIDA, AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH THE COUNTY OF VOLUSIA TO PROVIDE MUNICIPAL FLEET FUELING SERVICES; AND PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

*Commissioner Moore moved **APPROVAL** for **RESOLUTION 2014-R-39**, seconded by Commissioner Penny.*

Mayor Johnson opened public participation. No one spoke.

The motion **CARRIED** 5-0 by roll call vote: Moore – Yes, Penny – Yes, Albert – Yes, Currie – Yes, and Mayor – Yes

F. RESOLUTION 2014-R-40, CONTINUING SERVICES CONTRACT RENEWAL – TRAFFIC ENGINEERING DATA SOLUTIONS, INC.
(Community Services Director)

Attorney Simpson read by title only:

RESOLUTION 2014-R-40

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF HOLLY HILL, FLORIDA, AUTHORIZING THE CITY MANAGER TO RENEW THE CONTINUING SERVICES AGREEMENT WITH TRAFFIC ENGINEERING DATA SOLUTIONS, INC. FOR THE FIRST RENEWAL TERM; AND PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

Commissioner Penny moved APPROVAL for RESOLUTION 2014-R-40, seconded by Commissioner Albert.

Mayor Johnson opened public participation. No one spoke.

The motion **CARRIED** 5-0 by roll call vote: Penny – Yes, Albert – Yes, Currie – Yes, Moore – Yes, and Mayor – Yes

G. GROUP HEALTH INSURANCE AND GROUP LIFE INSURANCE PROPOSALS *(Human Resources Manager)*

Mr. Swartzlander stated these are grandfathered plans.

Commissioner Penny moved APPROVAL for GROUP HEALTH INSURANCE AND GROUP LIFE INSURANCE PROPOSALS, seconded by Commissioner Currie.

Mayor Johnson opened public participation. No one spoke.

The motion **CARRIED** 5-0 by roll call vote: Penny – Yes, Currie – Yes, Moore – Yes, Albert – Yes, and Mayor – Yes

H. CONDEMNATION AND DEMOLITION – 1391 BENDER AVENUE
(Building Official)

Mr. Hites gave a brief staff report on 1391 Bender Avenue.

*Commissioner Moore moved **APPROVAL** for **CONDEMNATION AND DEMOLITION OF 1391 BENDER AVENUE**, seconded by Commissioner Albert.*

Mayor Johnson opened public participation. No one spoke.

The motion **CARRIED** 5-0 by roll call vote: Moore – Yes, Albert – Yes, Currie – Yes, Penny – Yes, and Mayor – Yes

9. CONTINUATION OF PUBLIC PARTICIPATION
Regarding items not on the agenda.

None.

10. COMMUNICATIONS

A. Interim City Manager

Mr. Swartzlander asked if the Mayor and Commissioners wanted to have a workshop on Out Door Displays at 6:00 pm before the August 12th meeting since they did not get to finish tonight. There was consensus to do that. Mr. Swartzlander gave an update on the backflows that have been taking place throughout the city; health department is pleased with the improvements and progress that is being made. Reminded the candidates about political signs and where to find them if any get pulled by Code Enforcement. Spoke briefly about an email he sent out regarding VLC proposed merger.

B. City Attorney

None.

C. City Clerk

Mrs. Manning reminded the candidates about The Meet the Candidates on August 7th at The Market from 5:00 pm to 8:00 pm.

D. Mayor & Commissioners

Commissioner Moore thanked everyone for coming out.

Commissioner Currie read a quote from John Maxwell. She apologized to Mr. Legary for being overly passionate earlier in the meeting. Commissioner Currie reminded everyone about the upcoming National Night Out on August 5th from 5:00 pm to 7:00 pm at the Police Department.

Commissioner Albert asked Mr. Swartzlander about the inventory list that staff is working on. Mr. Swartzlander stated staff is continuing to work on it. He should be able to bring something to the Commission at the first meeting in September. Commissioner Albert stated she is proud of what the Commission did tonight, especially with 1200 Center Avenue. She shared her concerns and thoughts about the misinformation that was going around and encouraged those that are doing that not too, that it's not necessary.

MINUTES
REGULAR CC & CRA MEETING
July 22, 2014

Commissioner Penny asked about the poles, FPL, street lights – Phase 1 of the underground utilities project. Would like to have some discussion and participation in the decision before its final. There was consensus from the Commission and staff that it will be discussed at the next meeting. Commissioner Penny thanked Mrs. Dehlinger for her efforts and accomplishments in getting businesses to come to Holly Hill and for getting someone to come and develop on 1200 Center Avenue. Commissioner Penny mentioned the article that was published in the *Boss Hoss* magazine about Holly Hill; great article.

Mayor Johnson shared his thoughts about the CRA district and the misconceptions that are out in the community about it. Mayor Johnson thanked Mrs. Dehlinger for all that she has done for the City and continues to do to bring businesses here to Holly Hill.

11. ADJOURNMENT

Mayor Johnson officially adjourned the meeting at approximately 8:45 pm.

Valerie Manning
City Clerk