

CITY OF GREEN COVE SPRINGS CITY COUNCIL REGULAR SESSION

**321 WALNUT STREET, GREEN COVE SPRINGS, FLORIDA
TUESDAY, JANUARY 04, 2022 – 7:00 PM**



MINUTES

Invocation & Pledge of Allegiance to the Flag – **Chaplain Joseph Williams, CCSO**

Roll Call

COUNCIL MEMBERS PRESENT: Mayer Ed Gaw, Vice Mayor Matt Johnson, Council Member Connie Butler, Council Member Steven Kelley, Council Member Van Royal

STAFF MEMBERS PRESENT: L.J. Arnold, III, City Attorney, Steve Kennedy, City Manager, Mike Null, Assistant City Manager, Kimberly Thomas, Executive Assistant

Mayor to call on members of the audience wishing to address the Council on matters not on the Agenda.

1. Doug Conkey 2540 Sterling Oakes Ct. Orange Park advises it is great to be back in Public Service and representing North Florida as the Intergovernmental Coordinator with the St. Johns River Water Management District (SJRWMD). Mr. Conkey updates the Council on various upcoming events, operations and projects.
2. Rob Bradely 1279 Kingsley Ave. Orange Park advises he will speak during the public hearing for item 4. He is excited for the upcoming operations of SJRWMD.
3. Felicia Hampshire 508 Franklin St. GCS speaks to the Council concerning activities happening in the City. Ms. Hampshire advises they are looking for volunteers at the baseball field. Thank you to the staff for all the work on the Augusta Savage Center.

AWARDS & RECOGNITION

1. Proclamation – Martin Luther King, Jr Day
Human Resource Director, Dee Jones reads the proclamation.
Mayor Gaw this proclamation will also be read at the Martin Luther King, Jr Day activities.
2. Proclamation - Arbor Day
Council Member Royal reads the proclamation and presents to the GCS Garden Club.
A Garden Club representative speaks concerning Arbor Day.

PUBLIC HEARINGS

3. Establishing Procedure For Trespass After Warning Notice On City Property - Ordinance O-23-2021 ***L.J. Arnold III***
City Attorney reads Ordinance No. O-23-2021, by title and presents the information about the ordinance.
Commander Hines speaks concerning this ordinance.
Mayor Gaw opens the public hearing.
Following no public comment, Mayor Gaw closes the public hearing.
City Attorney Arnold advises the trespass form is also being updated.

Motion to approve on second and final reading Ordinance No. O-23-2021, Establishing Procedure for Trespass After Warning Notice on City Property.

Motion made by Council Member Butler, Seconded by Vice Mayor Johnson.

Voting Yea: Mayor Gaw, Vice Mayor Johnson, Council Member Butler, Council Member Kelley, Council Member Royal

4. Transmittal Hearing for the City of Green Cove Springs Comprehensive Plan Update. *Michael Daniels*

Development Services Director, Mike Daniels presents staff comments and updates for the Comprehensive Plan update. Mr. Daniels introduces S&ME representative Pat Tyjeski.

Ms. Tyjeski presents the updated Comprehensive Plan to the Council.

Mr. Daniels speaks to the Council concerning the future land use of Reynolds Park. He advises there are some exceptions required in the approval of the element. Typically, those items are included in a development agreement but in 2009 were included in the future land use. These items were negotiated and agreed on by the property owner, city staff and city council so they were left in the plan. There are some concerns by the property owner that will be discussed during the public hearing portion of this item. Section 1.7.8 and recreational facilities.

Mr. Daniels briefly describes a few future land use and transportation elements that will be submitted to be changed and the Downtown Master Plan.

Council discussion follows.

Mayor Gaw questions the mobility plan.

Mayor Gaw opens the public hearing.

Rob Bradely 1279 Kingsley Ave., Ste. 118 Orange Park regional wastewater plant at the south property. Specific language embedded with that in mind. New comp plan with new reality, mothballing the south plant. Adopt language that is consistent with today's plan on going in a different direction with the north plant. And language that they will comply with wastewater issues. Clay County supports the changed language.

Mr. Daniels explains the verbiage and staff wanted to provide both options.

Joe Sobotta 212 North St. GCS speaks concerning the historical language and the historical property in Green Cove Springs. Mr. Sobotta speaks concerning affordable housing.

Council discussion follows.

Mr. Daniels explains how affordable housing is defined.

Felicia Hampshire 508 Franklin St., speaks concerning the growth and annexation to Green Cove Springs. Ms. Hampshire asks about the concerns that were express with the MLK corridor.

Ms. Tyjeski advises during the second workshop a group did participate online. The need was expressed for change in that area. The area does need to be viewed to see what areas need improvement.

Mayor Gaw closes the public hearing.

Council Member Royal speaks about Reynolds Industrial Park and advises he agrees with pulling out the 17 ½ acres.

Council discussion followed.

Motion to approve transmittal to the Florida Department of Economic Development (DEO) proposed updates to the City's Comprehensive Plan (FLUL-21-003) as set forth in Florida Statutes 163.3184(3).

Motion made by Council Member Royal, Seconded by Council Member Kelley.

Voting Yea: Vice Mayor Johnson, Council Member Butler, Council Member Kelley, Council

Member Royal
Voting Nay: Mayor Gaw

CONSENT AGENDA

All matters under the consent agenda are considered to be routine by the city council and will be enacted by one motion in the form listed below. There will be no separate discussion on these items. If discussion is desired, that item will be removed from the consent agenda and will be considered separately. Backup documentation and staff recommendations have been previously submitted to the city council on these items.

Mayor Gaw pulled item 10.

Motion to approve Consent Agenda Item 5 through 11 minus item 10.

Motion made by Council Member Kelley, Seconded by Council Member Butler.

Voting Yea: Mayor Gaw, Vice Mayor Johnson, Council Member Butler, Council Member Kelley, Council Member Royal

5. City Council approval of Online Facility Reservations Application and absorbed pricing option fee of 2.75 % per transaction. *Angel Alicea*
6. City Council approval of funding in the amount of \$40,394.00 to Data Flow Systems for control systems upgrades to the Harbor Road Water Treatment Plant. *Scott Schultz*
7. City Council approval of Minutes from 8/26/2021, 11/10/2021, 11/16/2021, 12/28/2021 Special Sessions. *Erin West*
8. City Council approval of, and authorization for the Assistant Water Utilities Director (Project Manager) to execute, SJRWMD Payment Request #4, in the amount of \$246,477.87 for construction of the Advanced Wastewater Treatment Plant (AWWTP), as part of the Florida Department of Environmental Protection (FDEP), State Revolving Fund (SRF), Harbor Road Water Reclamation Facility (WRF) Expansion, Phase 2, SRF Agreement No. WW1000420 in the total amount of \$15,426,644.33. Note: This request returns the funds to the Wastewater CIP Budget. *Scott Schultz*
9. City Council approval of, and authorization for the Mayor to execute, Disbursement Request #8, in the amount of \$603,903.15 for construction of the Advanced Wastewater Treatment Plant (AWWTP), as part of the Florida Department of Environmental Protection (FDEP), State Revolving Fund (SRF), Harbor Road Water Reclamation Facility (WRF) Expansion, Phase 2, SRF Agreement No. WW1000420 in the total amount of \$15,426,644.33. Note: This request returns funds to the Wastewater CIP budget. *Scott Schultz*
10. 2022 American Cruise Line Docking Schedule. *Kimberly Thomas*
Mayor Gaw suggests talking to area businesses about staying open a little later on days that the cruise line docks in Green Cove Springs.
Council discussion follows.

Motion to approve Consent Agenda Item 10.

Motion made by Council Member Kelley, Seconded by Council Member Butler.
Voting Yea: Mayor Gaw, Vice Mayor Johnson, Council Member Butler, Council Member Kelley, Council Member Royal

11. Review and approval of a street closure request and fee waiver request for a Major Event, Augusta Savage Cultural Arts Festival. *Michael Daniels*

COUNCIL BUSINESS

12. FMPA - January 2022 *Bob Page*

Mr. Page gave an overview of the January 2022 report.

13. City Council discussion of modifications to Hazard Mitigation Grant Program (HMGP) Project Number 4337-218-R, Lift Station # 318 Hardening, changing the scope from installation of a generator and raising the wet well / electric panels to converting the lift station to a gravity sewer system. *Scott Schultz*

Assistant Water Utility Director, Scott Schultz, presents and speaks to the Council concerning the HMGP grant. Mr. Schultz speaks about the problems with lift station #318.
Council discussion follows.

14. Approval to fund and add a full time Public Works Field Supervisor position and a part time Warehouse Worker position to the Personnel Allocation as approved in the FY 2022 Operating Budget. *Mike Null*
Assistant City Manager, Mike Null presents concerning the addition of a full time and part time position being added to the FY 2022 Operating Budget.

Motion to authorize the funding, as listed above, and addition of a full time Public Works Field Supervisor position and a part time Warehouse Worker position to the Personnel Allocation as approved in the FY 2022 Operating Budget.

Motion made by Vice Mayor Johnson, Seconded by Council Member Butler.
Voting Yea: Mayor Gaw, Vice Mayor Johnson, Council Member Butler, Council Member Kelley, Council Member Royal

15. City Manager & City Attorney Reports / Correspondence
The City Manager and City Attorney made comments regarding various city activities, events, operations, and projects.
16. City Council Reports / Correspondence
The City Council made comments regarding various city activities, events, operations, and projects.

Adjournment

There being no further business to come before the City Council, the meeting was adjourned at 10:30 p.m.

CITY OF GREEN COVE SPRINGS, FLORIDA

Edward R. Gaw, Mayor

Attest:

Erin West, City Clerk