



TOWN COUNCIL REGULAR MEETING MINUTES

**TUESDAY, June 8, 2021 - 7:00 P.M.
PIERSON TOWN HALL**

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1. CALL MEETING TO ORDER

Mayor Samuel G.S. Bennett called the meeting to order at 7:01 PM and asked Town Clerk Carmen Spelorzi to call roll.

2. ROLL CALL

PRESENT:

Mayor Samuel G.S. Bennett
Vice Mayor Robert Greenlund
Councilmember Thomas R. Larrivee
Councilmember Sergia Cardenas

Also present were Town Attorney Christian Waugh and Town Planner Mark Karet

3. Invocation and pledge of allegiance

Mayor Samuel Bennett gave the invocation, which was followed by the Pledge of Allegiance.

4. APPROVAL OF MINUTES – Mayor Samuel Bennett

a. Regular Meeting May 25, 2021

Mayor Samuel Bennett entertained a motion for approval if there are no deletions or additions.

Councilmember Tom Larrivee made the motion to approve the minutes as written; seconded by Councilmember Sergia Cardenas. All agreed; motion carries.

5. NEW BUSINESS

a.

1. ORDINANCE NO. 2021-03 First Reading

AN ORDINANCE OF THE TOWN COUNCIL OF PIERSON, FLORIDA, PROPOSING AMENDMENTS TO THE UNIFIED LAND DEVELOPMENT REGULATIONS OF THE TOWN OF PIERSON CREATING STANDARDS FOR THE ESTABLISHMENT OF ACCESSORY DWELLING UNITS AS A SPECIAL EXCEPTION IN ALL ZONING CLASSIFICATIONS THAT PERMIT SINGLE FAMILY HOMES; PROVIDING FOR SEVERABILITY;

46 PROVIDING FOR CODIFICATION AND PROVIDING FOR AN
47 EFFECTIVE DATE. (Recommendation for approval from the Planning
48 Commission on second review)

49 Mayor Bennett asked Town Attorney Waugh to read the title into record. Town Planner Mark
50 Karet spoke on the ordinance and stated that this is the Accessory Dwelling ordinance that
51 was revised by the Planning and Zoning Commission to include special exception verbiage.

52
53 Discussion ensued that if the property is sold the new owner has to adhere to the special
54 exception. Mr. Karet and Mr. Waugh explained that the primary structure has to be owner
55 occupied and that the main purpose of the accessory dwelling is to create affordable housing
56 and it also reduces the competition for the scarce inventory of affordable rental apartments in
57 the community.

58
59 **Vice Mayor Robert Greenlund made the motion to approve Ordinance 2021-03 on first**
60 **reading; seconded by Councilmember Sergia Cardenas. All agreed; motion carries on**
61 **roll call vote 4-0.**

62
63 a.

64 2. **RESOLUTION NO. 2021-02**

65 A RESOLUTION OF THE TOWN OF PIERSON, VOLUSIA COUNTY,
66 FLORIDA ADOPTING AN ADJUSTMENT FOR THE INCREASE IN
67 RATES FOR WATER SERVICES; PROVIDING FOR CONFLICT;
68 PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE
69 DATE.

70
71 Mayor Bennett asked Town Attorney Waugh to read the title into record.

72
73 Town Clerk Spelorzi spoke on

- 74
- 75 • Water Rate schedule increase has two tiers of inside and outside town limit
 - 76 • Base rate for both inside and outside town residential was \$15, will go to \$17.66 inside
town residential and \$22.08 outside town residential
 - 77 • Base rate for both inside and outside town commercial was \$28, will go to \$54.06
78 inside Town Limits commercial and \$67.58 outside town commercial
 - 79 • Scenarios on how this increase can affect residential and commercial customers
- 80

81 Mr. Waugh explained that the effective date needs to be adjusted in the resolution to either
82 July 1, 2021 or the Council may choose to give extra time. Mrs. Spelorzi stated that the date
83 in the resolution was based on the water bill cycle, but can be changed at the Council's
84 discretion.

85
86 Vice Mayor Greenlund questioned the steep increase of the inside town limit commercial
87 water rate. Mrs. Spelorzi elaborated that these rates are based on the recent water study where
88 it was determined that the Commercial rates were way below what they should have been.

89
90 Mrs. Spelorzi elaborated on how she will advertise and notify the residents of the increase.

91

92 **Vice Mayor Robert Greenlund made the motion to approve Resolution 2021-02 with the**
93 **water rates as indicated in the resolution with a start date of July 1, 2021; seconded by**
94 **Councilmember Tom Larrivee. All agreed; motion carries on roll call vote 4-0.**
95

96

97 b. Water Billing Adjustments: April-May 2021- Water Committee Chairman/
98 Vice Mayor Robert Greenlund

99

100 Vice Mayor Greenlund spoke on four (4) water bill adjustments that were made and the issues
101 were corrected.

102

103 c. Sanitary Sewer Collection and Treatment System – Clean Water State
104 Revolving Fund (CWSRF) Loan Program Design Loan Request for Inclusion
105 (RFI) – Mayor Samuel G.S. Bennett

106

107 Mayor Bennett read the title and invited Brad Blais with Mead and Hunt to speak on the
108 Revolving fund Loan Program application Mr. Blais elaborated on the program and
109 summarized that the Town’s principal fund balance to be repaid would be \$150,000 at around
110 \$10,000 per month. Discussion ensued on the timeline for construction and the month for the
111 first repayment.

112

113 **Councilmember Tom Larrivee made the motion to move forward with the Sanitary**
114 **Sewer Collection and Treatment System – Clean Water State Revolving Fund (CWSRF)**
115 **Loan Program Design Loan Request for Inclusion (RFI); seconded by Vice Mayor**
116 **Robert Greenlund. All agreed; motion carries on roll call vote 4-0.**

117

118 d. Taylor Middle-High School 2021-2022 Wildcats Gridiron Club Sponsorship -
119 Mayor Samuel G.S. Bennett

120

121 Mayor Bennett read the title and the Council agreed to purchasing a full ad in the amount of
122 \$225.

123

124 **Vice Mayor Robert Greenlund made the motion to approve a full ad in the Taylor High**
125 **School football program in the amount of \$225.00; seconded by Councilmember Sergia**
126 **Cardenas. All agreed; motion carries**

127

128 e. Appointment of a new council member - Mayor Samuel G.S. Bennett

129

130 Mayor Bennett stated that Mr. Paul Martel and Mr. Jimmy Anderson have been nominated to
131 fill the vacant Council seat. Mayor Bennett gave a brief history on the candidates.

132

133 Councilmember Larrivee inquired if there could be a conflict of interest with Jimmy Anderson
134 being related to employees of the Town. Mrs. Spelorzi stated that as long as Mr. Anderson is
135 not a direct supervisor of those employees there is no conflict and Mr. Waugh added that Mr.
136 Anderson would have to abstain from voting on any matters coming before the Council where
137 his relatives would derive a benefit from the vote.

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Mayor Bennett asked for any additional nominations but none were given.

Town Attorney Waugh read the Charter section “Vacancies in office” explaining the process for appointments. Discussion ensued to table this item until the next meeting.

Councilmember Tom Larrivee made the motion to table this item to the next regular Council meeting; seconded by Vice Mayor Robert Greenlund. All agreed; motion carries.

f. Discussion on creating a committee to address the New Town Center needs - Mayor Samuel G.S. Bennett

Mayor Bennett spoke on the matter and feels that the Town should have an executed agreement for Sewer in hand from the School Board before creating a Town Center Committee.

Discussion ensued.

Councilmember Tom Larrivee made the motion to table this item; seconded by Councilmember Sergia Cardenas. All agreed; motion carries.

g. Rental Rate Increase for the Community Center - Mayor Samuel G.S. Bennett

Mayor Bennett read the title and Mrs. Spelorzi explained the current rental rate structure. Discussion ensued to increase the rate by \$50.00.

Vice Mayor Robert Greenlund made the motion to increase the rate for the rental of the Community center by \$50; seconded by Councilmember Sergia Cardenas. All agreed; motion carries.

h. State of Emergency Florida / Town of Pierson - Mayor Samuel G.S. Bennett

Mr. Waugh stated that Florida is still under a State of Emergency based on the Governor’s executive order(s).

Vice Mayor Robert Greenlund made the motion to extend the State of Emergency for the Town of Pierson for an additional seven (7) days; seconded by Councilmember Tom Larrivee. All agreed; motion carries.

i. Updates by Mayor - Mayor Samuel G.S. Bennett

Mayor Bennett gave an update on having had a meeting with Legal counsel of the School Board in regards to extending sewer agreement with School and that he is hopeful to have an agreement soon

182 j. Update of Town projects from Town Attorney – Town Attorney Christian
183 Waugh

184
185 Nothing extra to report at this time.

186
187 k. Update of Town projects from Town Planner – Town Planner Mark Karet,
188 Zev Cohen & Associates

189
190 Mr. Karet spoke on:

- 191 • CDBG water supply design moving rapidly, will be at 90% design soon
- 192 • P&Z meeting on 6/15/21
- 193 • Available for on-site meeting June 17, 2021 9 am – 11:30

194 **6. OLD BUSINESS**

195 None

196 **7. OTHER BUSINESS**

197
198 Vice Mayor Robert Greenlund stated that the large limb that fell off a Pine tree on Shaw Lake
199 Rd has been removed and this tree and another one were tended to.

200
201 Councilmember Tom Larrivee spoke on CDC guidelines with wearing masks and spoke on
202 statistics.

203
204 Councilmember Sergia Cardenas had no additional comments.

205
206 Town Clerk Spelorzi spoke

- 207 • Mayor Sowell plaque dedication is Saturday 6/12/21
- 208 • Pierson Elementary Newsletter
- 209 • Taylor High Thank you note for yearbook support letter

210
211 **8. GOOD AND WELFARE (public participation)**

212 None

213 **9. ADJOURNED**

214 **Hearing no further business, meeting adjourned at 8:01 PM.**

215 Minutes prepared by:

Minutes approved by:

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220 _____
Carmen Spelorzi, Town Clerk

Mayor Samuel G.S. Bennett