



TOWN COUNCIL REGULAR MEETING MINUTES

**TUESDAY, SEPTEMBER 14, 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 7:00 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
- Councilmember Gray Leonhard

Also present were Town Attorney Christian Waugh, Town Planner Mark Karet and representatives from the VCSO.

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 August 24, 2021
- b. Budget Workshop September 2, 2021
- c. Budget 1st Public Hearing September 9, 2021

Mayor 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 Gray Leonhard. All agreed; motion carries.

5. NEW BUSINESS

- a. **ORDINANCE NO. 2021-05 PUBLIC HEARING Second Reading**
AN ORDINANCE OF THE TOWN OF PIERSON, FLORIDA RELATING TO THE AMENDMENT OF THE TOWN OF PIERSON COMPREHENSIVE PLAN; PROVIDING FOR ADOPTION OF A SMALL SCALE COMPREHENSIVE PLAN AMENDMENT FOR REAL PROPERTY TOTALING APPROXIMATELY 2.98± ACRES IN SIZE LOCATED AT 241 SOUTH CENTER STREET WITHIN THE TOWN OF PIERSON;

49 PROVIDING FOR A CHANGE IN THE FUTURE LAND USE MAP
50 DESIGNATION FROM TOWN OF PIERSON GENERAL RETAIL TO
51 TOWN OF PIERSON HEAVY COMMERCIAL AND INDUSTRIAL;
52 INCLUDING CONFORMANCE OF THE FUTURE LAND USE MAP OF
53 THE COMPREHENSIVE PLAN TO THE ADOPTED AMENDMENT;
54 REPEALING ALL CONFLICTING ORDINANCES; PROVIDING FOR
55 SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.
56 (Recommendation for approval from the Planning Commission)

57

58 Town Attorney Christian Waugh read the title into record and Mayor Bennett opened the floor
59 for Public participation. Mr. Tom Harowski, consultant representing the applicant, gave a
60 brief history on the application.

61

62 Hearing no further comments Mayor Bennett closed Public Participation.

63 **Councilmember Tom Larrivee made the motion to approve Ordinance 2021-05 on**
64 **second reading; seconded by Vice Mayor Robert Greenlund. All agreed; motion carries**
65 **on roll call vote 5-0.**

66

67 b. **ORDINANCE NO. 2021-06 PUBLIC HEARING Second Reading**
68 AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE
69 TOWN OF PIERSON, FLORIDA PROVIDING FOR THE REZONING OF
70 REAL PROPERTY TOTALING APPROXIMATELY 2.98± ACRES IN SIZE
71 LOCATED AT 241 SOUTH CENTER STREET WITHIN THE TOWN OF
72 PIERSON, FLORIDA; PROVIDING FOR THE IMPLEMENTATION OF
73 ADMINISTRATIVE PROCEDURES; PROVIDING FOR THE ADOPTION
74 OF THE OFFICIAL ZONING MAP; REPEALING ALL CONFLICTING
75 ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING
76 FOR AN EFFECTIVE DATE.

77

(Recommendation for approval from the Planning Commission)

78 Town Attorney Christian Waugh read the title into record and Mayor Bennett opened and
79 closed Public Participation as no requests to speak were heard.

80 **Councilmember Gray Leonhard made the motion to approve Ordinance 2021-06 on**
81 **second reading; seconded by Vice Mayor Robert Greenlund. All agreed; motion carries**
82 **on roll call vote 5-0.**

83

84 c. **ORDINANCE NO. 2021-08 PUBLIC HEARING Second Reading**
85 AN ORDINANCE OF THE TOWN OF PIERSON, FLORIDA RELATING TO THE
86 AMENDMENT OF THE TOWN OF PIERSON COMPREHENSIVE PLAN;
87 PROVIDING FOR ADOPTION OF A SMALL SCALE COMPREHENSIVE PLAN
88 AMENDMENT FOR REAL PROPERTY TOTALING APPROXIMATELY 7.0±
89 ACRES IN SIZE LOCATED ON THE WEST SIDE OF LAMAR ROAD AT ITS
90 INTERSECTION WITH COUNTY ROAD 3 WITH ADDRESS OF 208 LAMAR
91 ROAD WITHIN THE TOWN OF PIERSON; PROVIDING FOR A CHANGE IN
92 THE FUTURE LAND USE MAP DESIGNATION FROM VOLUSIA COUNTY
93 AGRICULTURAL RESOURCE TO TOWN OF PIERSON MEDIAN DENSITY
94 RESIDENTIAL; INCLUDING CONFORMANCE OF THE FUTURE LAND USE
95 MAP OF THE COMPREHENSIVE PLAN TO THE ADOPTED AMENDMENT;
96 REPEALING ALL CONFLICTING ORDINANCES; PROVIDING FOR

97 SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.
98 (Recommendation for approval from the Planning Commission)

99

100 Town Attorney Christian Waugh read the title into record and Mayor Bennett opened and
101 closed Public Participation as no requests to speak were heard.

102 **Vice Mayor Robert Greenlund made the motion to approve Ordinance 2021-08 on**
103 **second reading; seconded by Councilmember Gray Leonhard. All agreed; motion**
104 **carries on roll call vote 5-0.**

105

106 d. **ORDINANCE NO. 2021-09 PUBLIC HEARING Second Reading**
107 AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE TOWN
108 OF PIERSON, FLORIDA PROVIDING FOR THE REZONING OF REAL
109 PROPERTY TOTALING APPROXIMATELY 7.0± ACRES IN SIZE LOCATED
110 ON THE WEST SIDE OF LAMAR ROAD AT ITS INTERSECTION WITH
111 COUNTY ROAD 3 WITH ADDRESS OF 208 LAMAR ROAD WITHIN THE
112 TOWN OF PIERSON, FLORIDA; PROVIDING FOR THE IMPLEMENTATION
113 OF ADMINISTRATIVE PROCEDURES; PROVIDING FOR THE ADOPTION OF
114 THE OFFICIAL ZONING MAP; REPEALING ALL CONFLICTING
115 ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN
116 EFFECTIVE DATE.

117 (Recommendation for approval from the Planning Commission)

118 Town Attorney Christian Waugh read the title into record and Mayor Bennett opened and
119 closed Public Participation as no requests to speak were heard.

120 **Councilmember Tom Larrivee made the motion to approve Ordinance 2021-09 on**
121 **second reading; seconded by Vice Mayor Robert Greenlund. All agreed; motion carries**
122 **on roll call vote 5-0.**

123

124 e. Letter to Council regarding derelict property at 149 W 3rd Ave – Edgar Hallman

125

126 Mayor Bennett spoke on the letter and Mrs. Spelorzi stated that Mr. Hallman would not be
127 available. Mrs. Spelorzi explained that Mr. Hallman is a former resident of Pierson and lived
128 at the property in questions. Mrs. Spelorzi continued that Mr. Hallman was allegedly asked to
129 clean up the property which he did back then and now that he is visiting it appears that the
130 property is derelict again.

131

132 Mr. Waugh spoke on the matter and advised the Council that there is no legal need to take
133 action in response to this letter. Discussion ensued.

134

135 Resident Paul Martel, 506 N. Pine Street, inquired if a non-resident has any jurisdiction in
136 Pierson. Mr. Waugh explained that anybody can address the Council, but it's at the Council's
137 discretion how to respond if at all.

138

139 f. Request for Sponsorship of Taylor Middle-High School Annual Fall Festival –
140 Kathy Gibbons, Principal

141

142 Chair Bennett read the title. Jaime Blair spoke on behalf of Principal Gibbons that financial
143 and/or volunteer participation from the Council is always appreciated. Discussion ensued.

144

145 **Councilmember Tom Larrivee made the motion to approve sponsorship in the amount**
146 **of \$250.00; seconded by Councilmember Sergia Cardenas. All agreed; motion carries.**
147

148 g. State of Florida, Division of Emergency Management Funding Agreement -
149 American Rescue Plan Act in the amount of \$948,116.00 as a non-entitlement
150 unit in the state – Austin Katz, LFRF-FDEM
151

152 Mayor Bennett read the title and asked the Council to accept this money and that the funds
153 can be used for

- 154 • Response to Public Health Emergency services
- 155 • Premium wages for work performed during emergency
- 156 • Loss in revenue during emergency
- 157 • Investment in water and sewer infrastructure

158 **Councilmember Tom Larrivee made the motion to approve the funding agreement;**
159 **seconded by Councilmember Gray Leonhard. All agreed; motion carries.**
160

161 h. Renewal of the FY 2021/2022 Animal Sheltering Services Contract –
162 Agreement for Services between Halifax Humane Society, Inc. and the Town
163 of Pierson - Mayor Samuel G.S. Bennett
164

165 Chair Bennett read the title and spoke on the item. Discussion ensued that the cost remained
166 the same and that it is a worthwhile agreement.
167

168 **Vice Mayor Robert Greenlund made the motion to approve the Renewal of the FY**
169 **2021/2022 Animal Sheltering Services Contract Agreement for Services between Halifax**
170 **Humane Society, Inc. and the Town of Pierson; seconded by Councilmember Gray**
171 **Leonhard. All agreed; motion carries.**
172

173 i. Updates by Mayor - Mayor Samuel G.S. Bennett
174

175 Mayor Bennet spoke on the blessing of receiving the ARPA monies.
176

177 j. Update of Town projects from Town Attorney – Town Attorney Christian
178 Waugh
179

180 Mr. Waugh had no additional comments.
181

182 k. Update of Town projects from Town Planner – Town Planner Mark Karet,
183 Zev Cohen & Associates
184

185 Mr. Karet spoke on

- 186 • Onsite meeting 9/2/21
 - 187 • Will be available again for meetings on 9/16/21 from 9 AM – 11:30 AM
 - 188 • Next P&Z meeting on 9/21/21
 - 189 • Staff waiting on DEO response for Water system
- 190

191 **6. OLD BUSINESS**

192 Mayor Bennett asked if the Saddle Club has submitted the necessary documents and Vice
193 Mayor Greenlund and the Town Clerk spoke on the matter.

194 **7. OTHER BUSINESS**

195

196 Vice Mayor Robert Greenlund followed up about ruts behind the little League Field made by
197 the garbage truck. Mrs. Spelorzi will contact the contractor again.

198

199 Councilmember Tom Larrivee spoke on Pierson Pharmacy having COVID Test kits available.

200

201 Town Clerk Spelorzi spoke on

- 202 • Notice to commence on FRDAP grants for Chipper Jones and Palmetto Park to be
203 completed by April 2023.

204

205 Councilwoman Sergia Cardenas spoke on the FLC conference in August and summarized
206 some of the workshops she attended and what she has learned. Councilmember Cardenas
207 informed the Council that she has been invited to the “Young Elected Officials” and
208 “Legislative Home rule”. Chair Bennett clarified the process of getting approval by council
209 for any conferences.

210

211 Councilmember Gray Leonhard

- 212 • inquired about the letter from Councilwoman Sergia Cardenas included in the agenda
213 packet regarding the Community Gardens. Mrs. Cardenas spoke on the outcome of a
214 meeting she had with the FWAF- Farmworkers Association and the Rural Coalition.

- 215 • advised of abandoned furniture on Blake Street and Mrs. Spelorzi stated that it has
216 been removed.

- 217 • Asked about No parking signs on the driveway between Town Hall and Dollar Store.
218 Mrs. Spelorzi stated that they have been removed after having been run down on
219 several occasion. Councilmember Leonhard made a few suggestions and it was
220 decided to make this an agenda item for a future meeting.

- 221 • Branches overhanging Road

- 222 • Spoke about donations of carriers for docile cats/kittens being brought to the Humane
223 Society

224

225 VCSO Captain introduced Lt. Eric Powers.

226

227 Mayor Bennett read dates of upcoming meetings.

228

229 **8. GOOD AND WELFARE (public participation)**

230

231 Mr. Paul Martel 506 N. Pine Street

- 232 • Thanked the Town Attorney for his quick responses

- 233 • Inquired about status of Palm tree trimming/removal and discussion ensued about
234 nesting wood peckers

- 235 • Appraisal for old Town Hall. Mayor asked Town Clerk to send it to whomever
236 requests a copy and to make this an agenda item for the next Council meeting

- 237 • Follow up for DRA, who has been selected. Mrs. Spelorzi recommended discussing
238 this matter in a workshop setting and not during good and welfare.

239

240 Linnie Richardson, 270 Richardson Lane
241 • spoke on lighting issue that has been brought up 22 months ago that has still not been
242 resolved. Mrs. Richardson is frustrated about the time it takes to get any results and
243 feels Pierson should be given back to the county if they cannot get things done.
244

245 Resident Jamie Davis, 148 E. 2nd Avenue
246 • inquired on how residents can get involved with the Community Garden. Discussion
247 ensued. Ms. Maria Valdivia, organizer for FWA is working on a plan to involve school
248 children.
249

250 Resident Sue Elliott, 525 Minsheew Road
251 • inquired about any progress on the Elementary School/New Town Center. Mayor
252 Bennet stated that a move could happen within 45 to 60 days and listed work that has
253 been completed since the Town received the property, to include two (2) new roofs,
254 new A/C units and Agreement for Sewer extension with VCSB. Mayor Bennett
255 explained that the Town is also trying to be frugal with its funds and not to incur any
256 unnecessary costs.
257

258 Resident Robin Green, 570 N Pine Street
259 • spoke on getting rooms rented at the town center and discussion ensued on how it will
260 be done and how it may affect the tax base for the property.
261

262 **9. ADJOURNED**

263 **Hearing no further business, meeting adjourned at 8:23 PM.**

264 Minutes prepared by:

Minutes approved by:

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Carmen Spelorzi, Town Clerk

Mayor Samuel G.S. Bennett