



# TOWN COUNCIL REGULAR MEETING MINUTES

**TUESDAY, JULY 13, 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 Planner Mark Karet and representatives from the VCSO. Town Attorney Christian Waugh was excused absent

## **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 June 22, 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 Gray Leonhard. All agreed; motion carries.**

## **5. NEW BUSINESS**

Mayor Bennett stated that Mr. Waugh is absent due to the birth of his daughter.

- ### **a. ORDINANCE NO. 2021-02 PUBLIC HEARING Second Reading**
- AN ORDINANCE AMENDING THE TOWN OF PIERSON’S UNIFIED LAND DEVELOPMENT REGULATIONS TO FACILITATE ADMINISTRATION OF THE REGULATIONS; AMENDING ARTICLE II - RULES OF INTERPRETATION AND DEFINITIONS, SECTION 2.2 DEFINITIONS; AMENDING ARTICLE III – ADMINISTRATION, ENFORCEMENT AND REVIEW, SECTION 3.2.10.A. COMPLAINTS

49 REGARDING VIOLATIONS.  
50 (Recommendation for approval from the Planning Commission on third review)

51  
52 **Vice Mayor Robert Greenlund made the motion to table item 5. a. until a future meeting;**  
53 **seconded by Councilmember Tom Larrivee. All agreed; motion carries.**

54  
55 b. **ORDINANCE NO. 2021-07 PUBLIC HEARING Second Reading**  
56 AN ORDINANCE THE TOWN OF PIERSON, FLORIDA, ANNEXING BY  
57 VOLUNTARY PETITION CERTAIN REAL PROPERTY OWNED BY LISL  
58 & TODD ANGEL, AMANDA & BRIAN MORENO WITH PARCEL ID  
59 5812-00-00-0472 AND LOCATED ON THE WEST SIDE OF LAMAR  
60 ROAD AT ITS INTERSECTION WITH COUNTY ROAD 3 WITH  
61 ADDRESS OF 208 LAMAR ROAD AND LOCATED CONTIGUOUS TO  
62 THE TOWN OF PIERSON IN ACCORDANCE WITH THE VOLUNTARY  
63 ANNEXATION PROVISIONS OF SECTION 171.044, FLORIDA  
64 STATUTES, AND OTHER CONTROLLING LAW; REDEFINING THE  
65 BOUNDARIES OF THE TOWN OF PIERSON TO INCLUDE SAID  
66 PROPERTY; PROVIDING FOR FINDINGS; PROVIDING FOR  
67 CONDITIONS; DIRECTING THE TOWN CLERK TO RECORD THE  
68 ORDINANCE WITH THE CLERK OF THE CIRCUIT COURT, WITH THE  
69 CHIEF ADMINISTRATIVE OFFICE OF VOLUSIA COUNTY AND WITH  
70 THE DEPARTMENT OF STATE; PROVIDING FOR LEGAL  
71 DESCRIPTION AND A MAP; REPEALING ALL ORDINANCES IN  
72 CONFLICT HEREWITH; PROVIDING FOR SEVERABILITY;  
73 PROVIDING FOR NON-CODIFICATION AND THE TAKING OF  
74 ADMINISTRATIVE ACTIONS AND PROVIDING FOR AN EFFECTIVE  
75 DATE.

76  
77 Mayor Bennett read the title into record.

78  
79 **Councilmember Tom Larrivee made the motion to approve Ordinance 2021-07 on**  
80 **second reading; seconded by Vice Mayor Robert Greenlund. All agreed; motion carries**  
81 **on roll call vote 5-0.**

82  
83 c. Request to take over the Community Garden functions by Rural Coalition/  
84 World Farmers and Farmworkers Self-help - Tirso Moreno

85  
86 Mayor Bennett invited Tirso Moreno to speak. Mr. Moreno introduced his organization and  
87 elaborated on his request to take over the Community garden functions.

88  
89 Councilmember Cardenas stated that a representative from the Farmworkers Association is  
90 present as well and would like to hear her position.

91  
92 Mayor Bennett asked for clarification if the Rural Coalition/ World Farmers and Farmworkers  
93 Self-help would work together with the Farmworkers Association, as they both seem to have  
94 the same goals for the Community Garden. Mr. Moreno confirmed.

95  
96 Maria Valdivia, area coordinator for the Farmworkers Association elaborated on the current  
97 transition with their Administration that occurred and some issues encountered during that

98 process. She elaborated that they are willing to work with the Rural Coalition as this will  
99 benefit the whole Community.

100

101 Discussion ensued about a three (3) year contract that is in effect with the prior FWA and  
102 Mrs. Spelorzi will check the expiration date.

103

104 Councilmember Cardenas felt that more communication between the two organizations is  
105 necessary and that both of them working together will be a great benefit for the Town.

106

107 Councilmember Leonhard inquired about who is in possession of the key to the property and  
108 discussion ensued.

109

110 Mayor Bennett spoke on creating an agreement and both organizations are partial to that  
111 suggestion. It was suggested that Councilmember Cardenas work with both groups to come  
112 up with an arrangement and she accepted.

113

114 **Councilmember Tom Larrivee made the motion to form a committee with**  
115 **representatives from both organizations and to have Councilmember Cardenas be the**  
116 **Town's representative. Findings are to be presented to the Council once an agreement**  
117 **has been reached; seconded by Councilmember Gray Leonhard.**

118

119 d. Discussion of the creation of a board for the new Town Center needs -  
120 Councilwoman Sergia Cardenas

121

122 Councilmember Cardenas spoke on the reason for that request and elaborated on needing  
123 insurance requirements and to have rules and policies in place before the new Center opens.

124

125 Resident Sue Elliott, Minshew Rd, agrees with the importance for having a board dedicated  
126 to the new Town Center to use it to its fullest potential.

127

128 Discussion ensued that about the timetable for opening the new Town Center.

129

130 Vice Mayor Greenland and Councilmember Leonhard feel that a board may not be necessary,  
131 and to have folks address the Council with suggestions and recommendations pertaining to  
132 the Town Center.

133

134 Councilmember Cardenas stated that if the Council is not in favor of a Board she would  
135 recommend getting help for Mrs. Spelorzi as there are additional duties that will fall on her  
136 once the Town Center opens.

137

138 Resident Robin Greene respectfully asked the Council to reconsider creating a Board because  
139 a lot of residents are not comfortable going before the Council.

140

141 Mrs. Sue Elliott spoke on the process the TPO uses for suggestion and idea gathering for  
142 projects, which is very informal and those ideas go back before the TPO during a meeting and  
143 are being voted on. This gets the residents in the Community to come together and make  
144 suggestions to help their Community.

145

146 Mr. Paul Martel, 506 N. Pine feels that a Board may not be needed at this time and if people  
147 feel their concerns or suggestions are important enough they will speak before the Council.

148

149 Further discussion ensued and a suggestion was made that suggestions can also be submitted  
150 in writing to the Town Clerk for those that don't feel comfortable speaking in front of the  
151 Board.

152

153 e. Recommendation for a new Planning Commissioner - Mayor Samuel G.S.  
154 Bennett

155

156 Mayor Bennett read the title and opened the floor to hear candidate suggestions.  
157 Councilmember Leonhard suggested Brandy Peterson who was present in the audience. Mrs.  
158 Peterson stated that she would be honored to serve in that capacity, and she would be available  
159 at the August meeting since she would not be able to attend the meeting in July. Hearing no  
160 further names Mayor Bennett called for a motion.

161

162 **Vice Mayor Robert Greenlund made the motion to appoint Brandy Peterson to the**  
163 **Planning and Zoning Commission; seconded by Councilmember Tom Larrivee. All**  
164 **agreed; motion carries.**

165

166 f. Updates by Mayor - Mayor Samuel G.S. Bennett

167

168 Mayor Bennett

- 169 • thanked the Council, staff, the VCSO and all the volunteers for helping during the 4<sup>th</sup>  
170 of July festivities.  
171 • Will give a more detailed report from a recent round table meeting at the next Council  
172 meeting

173 g. Update of Town projects from Town Attorney – Town Attorney Christian  
174 Waugh

175

176 None

177

178 h. Update of Town projects from Town Planner – Town Planner Mark Karet, Zev  
179 Cohen & Associates

180

181 Town Planner Kare spoke on:

- 182 • Sanitary Sewer project request for inclusion submitted for August Meeting  
183 • CDBG – design nearing completion  
184 • July 15<sup>th</sup> – onsite at 9 am  
185 • July 20<sup>th</sup> – next P&Z meeting, review Comp Plan changes  
186 • Legislation passed affecting planning and zoning decisions (  
187 • House bill 59 – need to add property rights element to comp plan  
188 • House bill 403 – preempting governments to restrict homebased businesses  
189 • House bill 47 – small scale amendment has increased to 50 acres  
190 • House bill 401 – related to building codes and design elements of Single family  
191 residences

192

193 Discussion ensued about property rights.

194 **6. OLD BUSINESS**

195 None

196 **7. OTHER BUSINESS**

197

198 Vice Mayor Robert Greenlund and Councilmember Sergia Cardenas had no additional  
199 comments.

200

201 Councilmember Tom Larrivee stated that lawsuit involving the Airport has been settled and  
202 that the case is closed.

203

204 Councilmember Gray Leonhard spoke on Palm trees on 2<sup>nd</sup> Ave and if there is any  
205 consideration to remove them. Discussion ensued to look into it and to check the trees for  
206 nesting woodpeckers.

207

208 Mayor Bennett read dates of upcoming meetings.

209

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

211

212 Mr. Paul Martel asked if an appraisal on the old Town Hall has been ordered. Mayor  
213 explained.

214

215 Mr. Rich Davis stated that residents lost water pressure and inquired about the capacity of the  
216 water tanks. Mayor explained.

217

218 Mr. Blair Davis spoke on Apopka's septic sewer project. Mayor stated to give any information  
219 to Mr. Karet.

220

221 **9. ADJOURNED**

222 **Hearing no further business, meeting adjourned at 8:17 PM.**

223 Minutes prepared by:

Minutes approved by:

224

225

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228

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230 \_\_\_\_\_  
Carmen Spelorzi, Town Clerk

\_\_\_\_\_   
Mayor Samuel G.S. Bennett