



# TOWN COUNCIL REGULAR MEETING MINUTES

**TUESDAY, AUGUST 13, 2024 – 6:30 PM  
PIERSON TOWN HALL**

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## **1. Call meeting to order**

Mayor Samuel G.S. Bennett called the meeting to order at 6:30 PM and asked Deputy Clerk Ryan Smith to take the roll call.

## **2. Roll call**

PRESENT:

- Mayor Samuel G.S. Bennett
- Vice Mayor Robert Greenlund
- Councilmember Sergia Cardenas
- Councilmember Linnie Richardson
- Councilmember Brandy Peterson

Also present were Utility Clerk Marci Nichols, Public Works Foreman Louis Longo, Town Attorney Christian Waugh, Town Planner Mark Karet, and a deputy from Volusia Sheriff's Office.

## **3. Invocation and Pledge of Allegiance**

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

## **4. Approval of Minutes – Mayor Samuel G.S. Bennett**

- a. Regular Meeting July 23, 2024
- b. Special Meeting – Proposed Millage Rate July 29, 2024

Mayor Bennett read the titles and asked if there were any additions and/or deletions, if not he would entertain a motion for approval.

**Vice Mayor Robert Greenlund made the motion to approve the above listed minutes as written; seconded by Councilmember Brandy Peterson. All agreed; motion carries.**

## **5. NEW BUSINESS**

- a. Bisons Baseball request to use fields at Chipper Jones Park discussion and action – Coach Ryan Hickman

Coach Ryan Hickman introduced himself and gave a brief overview of his coaching history and travel ball organization. Mr. Hickman asked Council to consider allowing Bisons

47 Baseball to use the ball fields at Chipper Jones Park for team practices. Mr. Hickman stated  
48 that the organization was willing to work with the Town on facilities maintenance. Mr.  
49 Hickman said his teams currently practice in New Smyrna Beach but would soon move to  
50 fields in Port Orange. Mr. Hickman said he had been approached by parents in Deland,  
51 Astor, and Pierson regarding expanding teams to other areas. Mr. Hickman noted that  
52 Bisons Baseball carried the necessary insurance.

53

54 Vice Mayor Robert Greenlund thanked Mr. Hickman for his involvement in youth baseball,  
55 but noted that Pierson’s Little League organization was beginning practice tonight and  
56 would have at least eight teams for the fall season.

57

58 Vinny Ganz of Northwest Volusia Little League was in attendance. Mr. Ganz stated that  
59 there was not much room for other teams at Chipper Jones Park because of the number of  
60 teams playing and the fact that several of the fields were not ready.

61

62 Councilmember Brandy Peterson commended all the parents involved in the baseball  
63 organizations, but said she felt that the Council needed to address the field maintenance with  
64 Volusia County before proceeding with any decision regarding the use of the fields.

65

66 Mayor Bennett also commended the parents in attendance and expressed that the Town was  
67 limited in what space was available. Mayor Bennett said he would like to meet and speak  
68 with the local Little League coaches for their input. Mayor Bennett said that the use of the  
69 fields by Bisons Baseball could potentially be revisited in the spring.

70

71 Before moving onto the next agenda item, Volusia Sheriff Lieutenant Andrew Calkins  
72 introduced himself to the Council and explained that he would be the new Lieutenant for  
73 District 2, replacing Lieutenant Roy Galarza.

74

75 **Regular meeting in recess**

76

77 **Public Hearing called to order**

78

79 Town Attorney Christian Waugh read the text of Ordinance 2024-14.

80

81 **b. PUBLIC HEARING 1<sup>st</sup> READING**

82

83 **ORDINANCE 2024-14**

84

85 **AN ORDINANCE OF THE TOWN COUNCIL OF PIERSON, FLORIDA,**  
86 **PROPOSING AMENDMENTS TO THE UNIFIED LAND DEVELOPMENT**  
87 **REGULATIONS OF THE TOWN OF PIERSON AMENDING THE SIGN**  
88 **REGULATIONS TO ALLOW ELECTRONIC MESSAGE CENTER SIGNS;**  
89 **PROVIDING FOR SEVERABILITY; PROVIDING FOR CODIFICATION**  
90 **AND PROVIDING FOR AN EFFECTIVE DATE.**

91

92 **End of Public Hearing**

93

94 **Call regular meeting to order**

95

96 Town Planner Mark Karet summarized Ordinance 2024-14 for the Council. Mr. Karet  
97 explained that the ordinance was to amend the Town’s sign ordinance to allow for electronic  
98 message center signs. The ordinance would remove the prohibition on electronic signs while  
99 adding restrictions or limits on brightness, movement, and flashing/animated displays to  
100 make the signs less distracting. The amendment was recommended for approval by the  
101 Planning & Zoning Commission.

102

103 **Vice Mayor Robert Greenlund made the motion to approve the first reading of**  
104 **Ordinance 2024-14; seconded by Councilmember Linnie Richardson. Motion carries**  
105 **on a roll call vote 5-0.**

106

107 c. Water Treatment Plant Operations – Discussion and approval of a Request for  
108 Proposals (RFP) for Water Treatment Plant Operation Maintenance, Service,  
109 and Repairs & authorization to proceed with publication of the RFP – Town  
110 Planner Mark Karet

111

112 Town Planner Mark Karet presented an RFP, prepared by himself and Town Attorney  
113 Christian Waugh, for a new water treatment plant operator. Mr. Karet said the RFP outlined  
114 services performed, standards and qualifications, proper licensure and insurance. Mr. Karet  
115 had the RFP reviewed by Zev Cohen & Associates, Mead & Hunt, and Florida Rural Water  
116 Association. Mayor Bennett said there had been issues with the current operator and he would  
117 like to proceed.

118

119 **Vice Mayor Robert Greenlund made the motion to approve the RFP as written and**  
120 **proceed; seconded by Councilmember Linnie Richardson. All agreed; motion carries.**

121

122 d. Quotes for culvert replacement on North Road discussion and action – Mayor  
123 Samuel G.S. Bennett

124

125 Mayor Bennett asked Deputy Clerk Ryan Smith to present the quotes received. Deputy Clerk  
126 Ryan Smith explained the difference between concrete culverts and HDPE plastic culverts.  
127 Mr. Smith read the quotes and noted that the Town would need to close the road for the  
128 duration of the construction.

129

130 Resident Mary Kay Hansen asked if any Council members had spoken with Volusia County  
131 about sharing the construction expense due to the increased traffic on North Road for the  
132 county-owned boat ramp at the end. The Council confirmed they had not approached the  
133 County.

134

135 Resident Katie Ruth asked about the duration of the construction and how long North Road  
136 would be closed. Councilmember Brandy Peterson stated that one of the quotes showed hourly  
137 charges based on approximately seven days.

138

139 **Vice Mayor Robert Greenlund made the motion to conditionally approve the quote from**  
140 **Built-Rite Construction for \$57,000 if the headwalls could be removed from the estimate,**

141 **otherwise approve the quote from Volusia County Road & Bridge for \$61,052.54;**  
142 **seconded by Councilmember Linnie Richardson. All agreed; motion carries.**

143

144 e. Quotes for extending fence at Community Center – Linnie R. Richardson -  
145 Councilwoman

146

147 Councilmember Linnie Richardson presented three quotes to extend the fence at the  
148 Community Center and close off the large, grassy area to prevent trucks from performing  
149 doughnuts and disturbing the dirt and grass. Councilmember Richardson stated that the white  
150 two-rail PVC fencing would extend from the existing Community Center fence along the  
151 frontage on Washington Avenue to Chipper Jones Lane, then a 6-foot chain-link fence with a  
152 25-foot rolling gate would continue from Chipper Jones Lane going north along the east side  
153 of the road to meet the existing fence at the ball field.

154

155 **Councilmember Linnie Richardson made the motion to approve a fence quote from Live**  
156 **Oak Fence & More in the amount of \$9,520.00; seconded by Councilmember Brandy**  
157 **Peterson. All agreed; motion carries.**

158

159 f. Grass seeding lot next to Community Center discussion and action – Mayor  
160 Samuel G.S. Bennett

161

162 Mayor Bennett said that once the Community Center is fenced he would like to see Public  
163 Works spread grass seed in the open areas. Mayor Bennett noted that Public Works had done  
164 this in the past at the Town Center building with good results.

165

166 **Vice Mayor Robert Greenlund made the motion to approve seeding of the open area**  
167 **next to the Community Center by Public Works; seconded by Councilmember Linnie**  
168 **Richardson. All agreed; motion carries.**

169

170 g. Quotes for painting Building 2 exterior discussion and action – Mayor Samuel  
171 G.S. Bennett

172

173 The Council discussed two quotes received for pressure washing, priming, and painting the  
174 exterior of Building 2. Both quotes were for labor only; the Town would be responsible for  
175 purchasing the paint and supplies. Councilmember Brandy Peterson said that any leftover  
176 paint or supplies should be left with the Town at the end of the job because they were paid for  
177 by the Town. Mayor Samuel Bennett stipulated that the bill for the work would have to be no  
178 more than the approved, quoted price.

179

180 **Vice Mayor Robert Greenlund made the motion to approve Steven Jones’s painting**  
181 **quote for Building 2 in the amount of \$2,000.00; seconded by Councilmember Linnie**  
182 **Richardson. All agreed; motion carries.**

183

184 h. Town Center landscaping in front of building discussion and action – Mayor  
185 Samuel G.S. Bennett

186

187 Mayor Bennett discussed placing landscaping at the front of the main Town Center building.  
188 Mayor Bennett said he would prefer something low maintenance such as rock.  
189 Councilmember Linnie Richardson agreed. Councilmember Brandy Peterson suggested  
190 soliciting donations of plants from one of the many nurseries or fern businesses in Town.  
191 Deputy Clerk Ryan Smith provided a price on white limestone rock from Tri-Town Ace  
192 Hardware. Mr. Smith said the rock was priced at \$149.99 per yard and the measured area  
193 would require approximately 3.5 yards, for a total of \$524.97 plus tax.

194

195 **Councilmember Linnie Richardson made the motion to approve the purchase of white**  
196 **limestone rock from Tri-Town Ace Hardware and solicit the donation of plants from**  
197 **local businesses; seconded by Vice Mayor Robert Greenlund. All agreed; motion carries.**

198

199 i. Transition between parking area and Fountain Drive at Farmworker’s  
200 Association building discussion and action – Sergia Cardenas – Councilwoman

201

202 Councilmember Sergia Cardenas was contacted by a resident who is a member of the  
203 Farmworker’s Association regarding a dip and potholes on the side of Fountain Drive in front  
204 of the Farmworker’s Association building. Councilmember Cardenas provided pictures to the  
205 Council and asked if Public Works could fill the holes with sand or limerock.

206

207 **Vice Mayor Robert Greenlund made the motion to approve filling the holes on Fountain**  
208 **Drive with sand by Public Works; seconded by Councilmember Linnie Richardson. All**  
209 **agreed; motion carries.**

210

211 j. RCM Utilities flow meter installation & water line repair on Pecan Street  
212 discussion and action – Mayor Samuel G.S. Bennett

213

214 Mayor Bennett explained that a GFL Environmental garbage truck ran over and damaged a  
215 2” water line on Pecan Street. Mayor Bennett said that Public Works placed a wrap on the  
216 pipe as a “band-aid” but noted that the water could not be shut off for a full repair because of  
217 an inoperable valve on the line. Mayor Bennett said that RCM Utilities would be able to repair  
218 the water line without having to shut off the entire Town’s water supply and asked the Council  
219 for approval to allow RCM Utilities to make the repair. Councilmember Linnie Richardson  
220 asked for the price of the repair quote; Mayor Bennett stated that he did not have a price but  
221 thought it might only be between \$1,000.00 and \$2,000.00. The Council agreed that the repair  
222 was necessary and agreed to approve the repair if it did not exceed \$4,000.00.

223

224 Town Attorney Christian Waugh stated that GFL Environmental could be billed for the  
225 damages if it was clear that the company had caused the damage to the property.

226

227 **Vice Mayor Robert Greenlund made the motion to approve a 2” water line repair on**  
228 **Pecan Street by RCM Utilities with a \$4,000.00 price cap; seconded by Councilmember**  
229 **Linnie Richardson. All agreed; motion carries.**

230

231 k. Updates by Mayor Samuel G.S. Bennett

232

233 Mayor Bennett gave updates on the upgrades at the water tower and stated that the new gate  
234 valves had been installed. Mayor Bennett noted that Public Works was currently filling the  
235 tower, then it would need to be emptied again to remove any debris or old water before being  
236 filled and sampled for use.

237

238 1. Updates on Town Projects from Town Attorney Christian Waugh

239

240 Town Attorney Christian Waugh did not have any updates.

241

242 j. Updates on Town Projects from Town Planner Mark Karet

243

244 Town Planner Mark Karet said that Volusia County School Board approved the Memorandum  
245 of Understanding (MOU) regarding the wastewater treatment plant on July 30, 2024. The  
246 MOU had previously been discussed and approved by Town Council during its regular  
247 meeting on July 9, 2024.

248

249 Mr. Karet will be at the Town Center on Thursday, August 15, 2024 to meet with residents,  
250 and will attend a Planning & Zoning Commission meeting on Tuesday, August 20, 2024.

251

## 252 6. OLD BUSINESS

253

254 There was none at this time.

255

## 256 7. OTHER BUSINESS (Council and Staff Reports)

257

258 Vice Mayor Robert Greenlund said that the school year had started, and he was concerned  
259 about the traffic on East Washington Avenue. Vice Mayor Greenlund stated that the school  
260 had changed its pick-up and drop-off routes for parents, and that traffic could not continue  
261 this way. Deputy Carvajal of Volusia Sheriff's Office said that a new state law required all  
262 schools to have only one point of entry or exit as part of their security protocol. Deputy  
263 Carvajal said this was causing schools to open only a single gate for student pick-up or drop-  
264 off, leading to traffic congestion at school start and end times. Deputy Carvajal said there was  
265 nothing that could be done by Volusia Sheriff's Office and advised residents to avoid the area  
266 if possible during the school start and end times. Councilwoman Brandy Peterson said that  
267 the Council should consider discussing the matter with Volusia County School Board.  
268 Councilmember Linnie Richardson asked to make this an agenda item.

269

270 Councilmember Sergia Cardenas had three items:

271

272 • Councilmember Cardenas inquired about the TRIM meeting. Deputy Clerk Ryan  
273 Smith explained that the prior special meeting was to set a preliminary millage rate  
274 and that the first budget and TRIM public meeting would be September 5, 2024.

275

276 • Councilmember Cardenas said the Rotary Club of Flagler County would be  
277 distributing food at the Catholic Church in Emporia on Wednesday, August 14, 2024.

278

279 • Councilmember Cardenas highlighted the newly opened SunRail station in Deland

280 and said it would be a convenient way to reach several destinations including Orlando  
281 and the airports, while also lessening traffic on Interstate 4.

282

283 Councilmember Linnie Richardson had two items:

284

285 • Councilmember Richardson said the Community Center would be clean and stocked  
286 with toiletries for the upcoming Primary Elections on Tuesday, August 20, 2024.

287

288 • Councilmember Richardson said the 8” discharge/drain valve in the water tower was  
289 not replaced by the contractors from USG Water and could be returned for a refund.

290

291 Councilmember Brandy Peterson had two items:

292

293 • Councilmember Peterson inquired about the status of the interlocal agreement  
294 between the Town and Volusia County Parks & Recreation regarding the ball field  
295 maintenance at Chipper Jones Park. Town Attorney Christian Waugh and Mayor  
296 Samuel Bennett stated that a draft contract had been received and would need to be an  
297 agenda item at the next meeting for discussion.

298

299 • Councilmember Peterson said the Council needed to address the potholes on Vannote  
300 Road before the entire road needed to be re-paved. Councilmember Peterson asked if  
301 Public Works could patch the holes with asphalt. Public Works Foreman Louis Longo  
302 said that some parts of Vannote Road belonged to Volusia County. Councilmember  
303 Peterson asked if we needed to call Volusia County regarding any potholes in their  
304 portions of the road.

305

306 Deputy Carvajal of Volusia Sheriff’s Office had three items:

307

308 • Deputy Carvajal said that the Volusia Sheriff’s Office backpack giveaway with Town  
309 of Pierson had distributed 270 free backpacks to school children.

310

311 • Deputy Carvajal said a mobile command post would be in town through the end of the  
312 week. The Sheriff’s Office wanted to show an increased presence after a shooting last  
313 week. Deputy Carvajal stated that while the shooting was an isolated incident and that  
314 the greater public was not at risk, it was no less scary for citizens, especially in a small  
315 town.

316

317 • Deputy Carvajal acknowledged that the Sheriff’s Office had received multiple calls  
318 about a homeless woman who had been seen around town, near Barberville. Deputy  
319 Carvajal said that being homeless wasn’t a crime and that the woman was slowly  
320 passing through, but he wanted residents to know that the Sheriff’s Office was aware.

321

## 322 **8. GOOD AND WELFARE (Public Participation)**

323

324 Resident Katie Ruth spoke on the condition of the ball fields at Chipper Jones Park and said  
325 they needed to be addressed. Councilwoman Brandy Peterson stated that parents also needed  
326 to be involved with Little League. Councilwoman Peterson asked if the parents had a work

327 day to attend to issues at the fields. Town Planner Mark Karet asked the parents if they had  
328 called anyone from the County Council. Mayor Bennett echoed this, and said parents should  
329 ask the County Council members to do more for the parks in Pierson because those parks also  
330 serve neighboring unincorporated towns such as Astor, Emporia, Seville, and Barberville.  
331 Mayor Bennett said the baseball field maintenance discussion would be added to the next  
332 meeting agenda.

333

334 Resident Katie Ruth expressed her concern with the promotional sign for Big Dog Signs in  
335 the parking lot at the intersection of East 1<sup>st</sup> Avenue and US Highway 17. Ms. Ruth stated  
336 that the sign obstructed the view for anyone attempting to cross or turn onto US Highway 17  
337 from East 1<sup>st</sup> Avenue. Resident Gray Leonhard agreed that the sign obstructed the view and  
338 said that a similar sign on the opposite side of the road at Pierson Discount & Groceries also  
339 caused issues. Mayor Bennett said he would look into what could be done.

340

341 Resident David Buttons thanked the Council for their support of Little League. Mr. Buttons  
342 said that Ryan Hickman of Bisons Baseball had made the same presentation regarding his  
343 travel baseball team to the City of Palm Coast and was turned down. Mr. Buttons said he felt  
344 that it would take away from Northwest Volusia Little League.

345

346 **9. ADJOURNED**

347

348 **Hearing no further business, meeting adjourned at 8:39 PM.**

349

350 Minutes prepared by:

Minutes approved by:

351

352

353

354 \_\_\_\_\_  
Ryan Smith, Deputy Town Clerk

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