

City Council Meeting
Special Meeting
May 6, 2003

The Titusville City Council met in regular session on Tuesday, May 6, 2003 in the Council Chamber of City Hall, 555 South Washington Avenue, Titusville, Florida.

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Mayor Ron Swank called the meeting to order at 6:30 p.m. Present were Members Conrad Eigenmann and Ken Ward. Also present were City Manager Tom Harmer, Executive Director of Community Development Roy Crawford and Planning Administrator Keith Cunningham. Vice-Mayor Jeff Rainey and Member Chris Broome were absent.

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Mayor Swank asked for a moment of silence. The entire assembly stood to recite the Pledge of Allegiance to the Flag.

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The purpose of the meeting was to review the following: (1) Confirm continued participation in HOME Consortium with Brevard County for Fiscal Year 2004, 2005 and 2006; (2) Strategic Plan Update, Team 4; (3) Update on administrative rezoning of city-owned parks in the downtown area from Central Business District (CBD) to Public Use (P) use; (4) Status of proposed zoning matrices; (5) Council authorization to submit Five-Year Transportation Improvement Program to Metropolitan Planning Organization for state and federal funding; and (5) Continue discussion on City of Titusville Comprehensive Plan.

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HOME Consortium Participation City Manager Harmer noted that Marie Engblom, Housing and Community Development Director, would provide an update. Mrs. Engblom explained that the current three-year interlocal agreement that allowed the City of Titusville to be part of the Brevard County HOME Consortium expires on September 30, 2003. She noted that the agreement allowed participation along with the Cities of Melbourne, Cocoa and Palm Bay in the federally funded HOME Investment Partnership Program.

Mrs. Engblom received a letter from Brevard County, which addressed each member's participation in the Brevard County HOME Consortium. It was requested that council continue participation in the HOME Consortium for fiscal year 2004, 2005, and 2006. The City of Titusville could expect to receive HOME funds over this three-year period in the amount of \$520,000. Member Ward moved to approve participation in HOME Consortium with Brevard County for fiscal year 2004, 2005, and 2006. Member Eigenmann seconded the motion and it passed unanimously.

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Next, was the Strategic Plan Update City Manager Harmer discussed reorganization of the Community Development Department. He said the reorganization was to ensure that all development issues were identified under “one umbrella” to help facilitate developmental information. He introduced Roy Crawford, Executive Director of Community Development. Mr. Crawford provided a PowerPoint presentation.

Mr. Crawford discussed recent actions such as: update comp plan, process to update Downtown Redevelopment Plan, Zoning Matrix issue, and revising the development review process. Discussion continued regarding stormwater issues such as area of critical concern for potable water recharge, and review of ordinances for other municipalities as it related to stormwater concerns. It was noted that staff would provide an update to council later in the summer.

Comments from Public Present Walter Pine commented on current copies of the City of Titusville Comp Plan and the Downtown Redevelopment Plan. He requested a copy of both documents. Mayor Swank indicated that copies were available in the City Clerk’s Office.

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Update on administrative rezoning of city-owned parks in the downtown area from Central Business District (CBD) to Public Use (P) City Manager Harmer provided a brief update. It was noted that council directed staff to initiate the process to rezone several city owned parks and recreational facilities from the Central Business District (CBD) zoning designation to the Public Use (P) designation. He further explained the CBD zoning designation as it related to the Community Redevelopment Area. City Manager Harmer reviewed the schedule for the rezoning action. It was scheduled for City Council first reading on May, 13, 2003, Planning and Zoning Commission on May 21, 2003, and final public hearing on May 27, 2003.

Comments from the Public Present Walter Pine, Thelma Roper, Bea Polk, Susan Canada, and Joan Wheeler suggested that council not rezone city owned parks and recreational facilities to the Public Use (P) designation. Ms. Polk felt that if parks were rezoned to Public Use designation, this designation would make it easier to place properties on surplus list. Laura Ward expressed concern to properties as it related to Shoreline Mixed Use zoning designation. Discussion continued as it related to the Public Use zoning designation. It was noted that staff would provide an update at a later meeting.

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Status of proposed zoning matrices for commercial, industrial, and special districts City Manager Harmer noted that the update was informational only. He stated that staff had prepared a brief synopsis for council to review. City Manager Harmer expected that staff would finalize a report and provide council with an update within 60-90 days to address duplicate Conditional Use Permits, and Variance requests.

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Next, was Metropolitan Planning Organization (MPO) Transportation Improvement Program (TIP) and Requests for State and Federal Transportation funding Roy Crawford, Community Development Director, provided a brief update. The five following traffic operation requests were identified by the Public Works Department: Park Avenue and Knox McRae Drive Intersection; U.S. Highway 1 (SR 5)); Hopkins Avenue from Jackson Street to U.S. Hwy 1; Harrison Street from Park Avenue to U.S. Highway 1; and Knox McRae Drive from Fox Lake Road to U.S. Highway 1.

Mr. Crawford also indicated that staff had provided council with a copy of the report, which identified the Five-Year project detail for the Transportation Improvement Program. He indicated that the requests were due to the MPO on May 9, 2003.

Comments from the Public Present Joan Wheeler asked whether or not impact fee funds would be used to fund the traffic operation request. City Manager Harmer indicated that the improvement projects were state funded. Member Ward requested for future reference that staff provide location maps when specific sites were being discussed.

Mayor Swank announced that Attorney Severs' absence from tonight's meeting was excused. Member Eigenmann moved to authorize that the following five requests: Park Avenue and Knox McRae Drive Intersection; U.S. Highway 1 (SR 5)); Hopkins Avenue from Jackson Street to U.S. Hwy 1; Harrison Street from Park Avenue to U.S. Highway 1; and Knox McRae Drive from Fox Lake Road to U.S. Highway 1 be forwarded to MPO for five-year Transportation Improvement Program and request for State and Federal Transportation funding. Member Ward seconded the motion and it passed unanimously.

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The final item discussed was to continue discussion regarding the Comprehensive Plan City Manager Harmer indicated that council agreed at its February 4, 2003 special meeting to discuss each Element separately as related to the Comprehensive Plan. He indicated that Roy Crawford would highlight the goals, objectives and policies of each element. It was noted that the goal of the Future Land Use Element was to direct growth to suitable areas, regulate land development, provide for the location and distribution of the most appropriate density and intensity of the land while protecting the public health, safety and welfare.

Discussion continued regarding historic resources, elimination or reduction of land uses that were inconsistent with the Comprehensive Plan. Conversation continued as to the designation of industrial and commercial land uses. Mr. Crawford highlighted general factors and performance criteria for each land use designation. Mayor Swank asked that Attorney Severs provide clarification to *Objective No. 6, Policy 1 item I* as it related to the commercial land use designation to increase or convey commercial land rights to an alternate site. Keith Cunningham commented on land uses for high and low intensity commercial areas. It was suggested that sites for low intensity commercial developments remain located along major or minor arterial streets, major/minor arterial intersections.

Due to the late hour Member Eigenmann stated that he would like to continue discussion on the Future Land Use Element at a special meeting in June and begin discussion on the Transportation Element portion. There was a consensus to continue discussion at the special meeting on June 3, 2003.

Comments from the Public Present Walter Pine expressed concern about the attorney's absence particularly given with council's comments and suggestions to update the City of Titusville's Comprehensive Plan. Mayor Swank indicated that all items that were discussed would be addressed in a public hearing. City Manager Harmer reiterated no specific action was taken as it related to the Comprehensive Plan. Member Eigenmann recommended that staff forward comments to Attorney Severs to review.

Laura Ward commended council on its effort to review each element of the Comprehensive Plan separately and asked that council be very specific with any text change to provide clarity for the future. Susan Canada and Joan Wheeler echoed comments stated earlier regarding rezoning city-owned parks and other recreational facilities.

Bea Polk asked whether or not council could provide some type of guarantee that city-owned parks rezoned to a Public Use (P) zoning designation would be available for future use. Member Eigenmann asked that staff provide clarification as to recommendation for Public Use (P) zoning designation to the parks and other recreational facilities.

Thelma Roper felt that council should hear all comments made by the public, not only specific items identified on the agenda.

The meeting adjourned at 9:30 p.m.

Ronald G. Swank, Mayor

Karan J. Rounsavall, City Clerk