

MINUTES  
REGULAR COUNCIL MEETING  
CITY OF NICEVILLE, FLORIDA  
SEPTEMBER 9, 2014

The Niceville City Council met in regular session at 7:00 PM, September 9, 2014 in the Council Chambers, 208 N Partin Drive. All Council members, and the Mayor was present. Also present were City Manager Lannie Corbin; City Clerk, Dan Doucet; Public Works Director, Bruce Price; Police Department, Chief Popwell; Fire Department, Chief Mayville; Technology Department, Chad Morris; a member of the press, and 15 visitors in the audience. Councilman Henkel offered the prayer and led the pledge of allegiance. Mayor Wise called the meeting to order at 7:00 PM.

APPROVAL OF MINUTES:

Regular Council Meeting, August 12, 2014  
Special Council Meeting, August 19, 2014  
Special Council Meeting, August 26, 2014  
Special Council Meeting, August 28, 2014  
Planning Commission Meeting, September 2, 2014  
Local Planning Agency Meeting, No Meeting Held

PUBLIC HEARINGS:

Councilman Schaetzle moved approval. Councilman Henkel seconded. Council Vote: Henkel-yes; Schaetzle-yes; Boudreaux-yes; Nodjomian-yes; Rominger-yes. Motion passed

Ordinance 14-10-01 – An ordinance for the rezoning of certain properties in the City of Niceville, Florida; providing zoning for same and an effective date; from R-1 Single Family to R-1B Single Family; Lot 3, Block 7, Niceville Heights addition to Valparaiso, according to the plat thereof as recorded in Plat book 1, page 102, Public Records of Okaloosa County, Florida. Jimmy Parish, 205 Florida Street. (Second Reading)

Mr Doucet read Ordinance 14-10-01 by title. Councilman Henkel moved approval on second reading. Councilman Rominger seconded. No one spoke for or against. Discussion followed. Council Vote: Henkel-yes; Schaetzle-yes; Boudreaux-yes. Nodjomian-yes; Rominger-yes. Motion passed

Resolution 14-09-01 – A resolution requesting a special exception to the Land Development Code, to allow for 2.47 parking spaces per 1000 square foot of office space as proposed to the required 5 spaces per 1000 square foot. Metes and bounds description. Property is located at 109 Kelly Road.

Mr Doucet read Resolution 14-09-01 by title. Ordinance 14-10-01 by title. Councilman Schaetzle moved approval. Councilman Nodjomian seconded. Discussion followed to determine if it was appropriate to change our code regarding parking space requirements. Vote: Henkel-abstained; Schaetzle-yes; Boudreaux-yes; Nodjomian-yes; Rominger-yes. Motion passed

Resolution 14-09-02 – A resolution authorizing the City Manager to purchase services for the modification of a fire suppression system.

Mr Doucet read Resolution 14-09-02 by title. Councilman Nodjomian moved approval. Councilman Schaetzle seconded. No one spoke for or against. Vote: Henkel-yes; Schaetzle-yes; Boudreaux-yes; Nodjomian-yes; Rominger-yes. Motion passed

Resolution 14-09-03 – A resolution authorizing the City Manager to purchase services for the construction of a chain link fence.

Mr Doucet read Resolution 14-09-03 by title. Councilman Nodjomian moved approval. Councilwoman Boudreaux seconded. No one spoke for or against. Vote: Henkel-yes; Schaetzle-yes; Boudreaux-yes; Nodjomian-yes; Rominger-yes. Motion passed

**CITY MANAGER REPORTS/REQUESTS/RECOMMENDATIONS:**

**Water/Sewer/Drainage Projects – Update**

Mr Price briefed the status of current projects.

**South Bayshore Pump Station Project:**

The installation of the new pump station and force main is completed and the startup is scheduled for this week. The service area for this new facility will include the Magnolia Woods Development, the Shirks Cove development and most of the existing flow from Palm Estates. The flow from Palm Estates will be diverted into this station once it is operational and the older Palm Estates station will be taken out of service. We have also completed a force main cross connection at the intersection of Valparaiso Boulevard and Palm Boulevard between the new force main that travels down Finck Road to the Cedar Ave. Station and the pre-existing force main that travels up Palm Blvd. to the Cedar Ave. Station. This cross connection provides alternative pumping routes should a problem occur with one of these force mains.

**750,000 Gallon Storage Tank:**

The painting of the tank is completed and the electrical work is underway. Other work to be completed includes the perimeter fencing, connecting the supply lines and overflow lines to the tank, installing the SCADA controls and some additional site work.

**Wells #5, #4 and # 8 Upgrade:**

The installation of the new pump motor, control panel and generator at well #5 are completed along with all of the well building renovations except for the new doors which will be installed when they arrive. We also relocated the old well #5 generator to well #4 to provide standby power to that facility. We experienced a pump motor failure at well #8 and that has been repaired.

**SR 285 Reclaim line upgrades:**

The contractor has completed the installation of the new reclaimed water mains along SR 285. Remaining work includes the installation of the meters which will be done when the meter vaults arrive.

**Rocky Bayou Drive W&S Line Extensions:**

All utility relocation work is completed and the contractor has started installing the gravity sewer line, when the sewer line installation is completed the water main will be installed.

**Palm Estates Manhole relining:**

The contractor has started the relining of the sewer manholes in the Palm Estates area. This work is being done to eliminate the groundwater infiltration problems occurring in the brick manholes.

**Big Oak Water Main Installation:**

The 400 lf of water main along Big Oak Lane in the Nathey Estates service area has been completed and cleared.

**Consumptive Use Permit & Water Facilities Plan:**

The additional comments and revisions were submitted to the Water Management District for the City's consumptive use permit, those changes were made and it is scheduled for

final board review and approval this Thursday. The final draft of the Water Facilities Plan has been completed.

**Third Year Water System Sampling:**

We are in the final phase of our 3<sup>rd</sup> year water sampling requirements. All Large Community Water systems are required every 3 years to do extensive chemical sampling of our water distribution to determine if there are detectable levels of certain chemicals. This requires hundreds of water samples from multiple locations. (Nitrates, nitrites, inorganics, secondary contaminants, Volatile Organics (VOC's), synthetic Organic's (SOC's), Radiological Contaminants, Stage 2 Disinfection By Products, Lead & Copper)

**Storm Water Projects**

**Magnolia Shores:**

Crews have completed the installation of the Magnolia Shores outfall line and service laterals. The final site restoration should be completed today with the exception of asphalt replacement on Magnolia Shores.

**Rhonda Drive:**

We have also completed the pipe replacement phase of the damaged outfall system at the Rhonda Drive Detention Pond. 160 LF of 30 inch pipe was installed to replace the deteriorated metal pipe.

**College Boulevard Pipe:**

We also installed 80 feet of pipe along College Boulevard near the south entrance of the Twin Oaks Complex extending a driveway crossing and eliminating an erosion problem along the right of way.

**Upcoming Projects include:**

Oak Avenue underdrain replacement, Pin Oak & Pine Cone Cove Outfall Replacement. Materials are on hand and we plan to start these projects as soon as all the restoration work is completed at Magnolia Shores & Rhonda Drive.

**Palm Plaza Drainage Improvements:**

We are meeting the engineers tomorrow to review & discuss their proposal and the scope of work this drainage improvement project. We will also be discussing the status of the permit for the Juniper Avenue Project.

**Community Rating System:**

We are also preparing our annual CRS report. (ISO)

**Other City Projects**

**F D Upstairs:**

The painting was started but we have encountered some issues with the work performed by the sheet rock finisher and are in the process of resolving those. Remaining work includes the installation of the doors, acoustical ceiling, sprinkler system adjustments and remaining mechanical.

**Tennis Center:**

Crews also installed some landscaping and completed the parking lot area at the new Tennis complex.

**Library Storage Building:**

Work is continuing on the library storage room.

**Map Room:**

Crews have completed the interior framing and sheet rock installation for the upstairs map room area at the Cedar Complex.

**Other activities we supported include:**

Numerous street sign replacements, several tree removals, and a hydrant replacement.

**Development Update:**

**Parkview Place:** Site work is completed and we are awaiting clearances on the potable water and the installation of the reclaim meter.

**VRC 17 Shirks Cove:** Clearances for water have been received and sewer will be available when the new Bayshore Pump Station is operational.

**Magnolia Woods Phase II:** A partial clearance of the water system has been granted and sewer will be available when the new pump station is put on line.

**Hattie's Grove:** This 21 lot single family development is located between King Street and Bullock Avenue south of 27<sup>th</sup> Street. It is a county development but will be served by city water and sewer.

**FLUM Mapping:**

We met with Peggy Fowler, our planning consultant this week and finished identifying the remaining properties parcels that had no clear zoning and/or land use designation. That information was provided to the GIS technician to complete the Land Use Map. Frankie has researched the majority of the zoning ordinances and we expect to be able to complete that research and produce a zoning map within a few weeks. At that point we will be able to determine what zoning and land use changes are necessary to bring everything into compliance. In the meantime we plan to start drafting LDC changes needed to comply with the JLUS and SEIS. Any comprehensive plan and FLUM changes will require state and City Council approval, the LDC changes will only require city council approval.

**Regional Sewer System – Update**

No Report.

**FIRE DEPARTMENT – UPDATE**

Chief Mayville stated that during the month of August the fire department responded to a total of 164 calls, there were 161 calls located within the City limits with 3 mutual aid calls. Chief Mayville stated that firefighters will standby at all the home football games for the safety of the players and the audience. He advised they are gearing up for and scheduling the schools and day care centers for Fire Prevention Week which begins October 6<sup>th</sup>. This year the topic of the campaign is “Working Smoke Alarms Saves Lives, Test Yours Every Month”. Chief Mayville advised that firefighters continue to paint and test hydrants and should have that project completed by the end of the month. He also stated that firefighters attended and were honored at an appreciation dinner held at the Assembly of God Church.

**POLICE DEPARTMENT – UPDATE**

Chief Popwell stated that during the month of August the Police Department responded to 1988 calls for police assistance. There were a total of 43 traffic crash reports written involving 85 vehicles. The estimated amount of damage to these vehicles and related property was \$119,516. A total of 189 Traffic Citations were issued, 13 Misdemeanors, 11 Felony and no DUI arrests were made. Discussion followed.

**TECHNOLOGY – UPDATE**

Chad Morris stated they continue to work to maintain and troubleshoot various issues. He advised that our phone system is back up and running and stated that new features are being added. Discussion followed.

Other Business:

**BILLS PAYABLE**

Councilman Henkel moved approval. Councilman Nodjomian seconded. Council Vote: Henkel-yes; Schaetzle-yes; Boudreaux-yes; Nodjomian-yes; Rominger-yes. Motion passed.

The meeting adjourned at 7:55 PM.

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MAYOR

ATTEST:

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CITY CLERK