

MINUTES
REGULAR COUNCIL MEETING
CITY OF NICEVILLE, FLORIDA
MAY 9, 2023

The Niceville City Council met in regular session at 6:00 PM, May 9, 2023 in the Council Chambers, 208 N Partin Drive. All Council members, except Councilman Nodjomian who joined via conference call and Councilwoman Alley who was absent, were present. Mayor Henkel was also present. Also present were City Manager, Lannie Corbin; City Clerk, Dan Doucet; City Attorney, Dixie Powell; Police Department, Chief Popwell; Fire Department, Chief Mayville; Public Works Director, Johnathan Laird; Deputy City Clerk, Wendy Farmer; Deputy City Clerk and Finance Director, Steven Rausch and Director of Technology and Purchasing, Chad Morris. There were approximately 30 visitors in the audience, including other City employees. Mayor Henkel called the meeting to order at 6:00 PM, offered the prayer, and led the pledge of allegiance.

APPROVAL OF MINUTES

Regular Council Meeting, March 14, 2023
Planning Commission Meeting, May 1, 2023
Local Planning Agency Meeting, No Meeting Held

Councilman Donahoo moved approval: Councilman Williams seconded. Council Vote: Nodjomian-yes; Schaetzle-yes; Donahoo-yes; Williams-yes. Motion passed

PUBLIC HEARINGS

PRESENTATIONS:

Proclamation – National Police Week - Mayor Henkel

Mayor Henkel read and presented Chief Popwell with the National Police Week Proclamation.

Lee Lewis, AVCON, gave a brief update on the Boggy Bayou Headwaters project. He stated construction was underway and progressing nicely. The western peninsula construction is underway and they will be installing erosion mattresses which will be covered by vegetation. They are needed to control sediment and erosion. He did state he had received some phone calls from residents and he will hold a community meeting to answer their questions. The project has a completion goal by the end of June.

Ruckel Properties, 2201 N Partin Dr, requested Preliminary and Final Review of Heritage Gardens Cemetery Phases 3-5. Metes and bounds description.

Councilman Schaetzle moved approval and Councilman Williams seconded. Matt Zinke, representing Ruckel Properties, stated the cemetery has no more plots for 3 or more in a row and no family plots. He went over the plans for growth to include grading, drainage plans, tree buffers, and expansion phases.

Council Vote: Nodjomian-yes; Schaetzle-yes; Donahoo-yes; Williams-yes. Motion passed

Land Purchase - Mosteferis Parcel id # 01-1S-23-0000-0020-0000. Enclosed map and property description forwarded for review. City Attorney Dixie Powell and Ammy Hanson to brief the council on this request to purchase.

Councilman Schaetzle moved approval and Councilman Donahoo seconded. Mrs. Hanson stated this land purchase would allow for a stormwater pond for Hart Street, provide a location for a master pump station, and enhance the Turkey Creek Park. Attorney Powell stated we were just awaiting signatures. Councilman Schaetzle asked what the final price was? Mrs. Hanson stated \$295,000 and Attorney Powell stated it was appraised for \$295,000.

Council Vote: Nodjomian-yes; Schaetzle-yes; Donahoo-yes; Williams-yes. Motion passed

Ordinance 23-06-01 – An ordinance annexing to the City of Niceville, Florida, contiguous lands described as set forth herein; providing for proper advertisement pursuant to §171.044, Florida Statutes; providing that the property will be zoned R-3, multiple family and have a future land use of MDR; providing for severability; providing for an effective date and providing for filing with the Clerk of Court, Okaloosa County and the Department of State. Property location is Andi’s Way Subdivision, 1501 23rd Street. (First Reading)

Mr. Doucet read Ordinance 23-06-01 by title. Councilman Schaetzle moved approval and Councilman Donahoo seconded. No one spoke for or against.

Council Vote: Nodjomian-yes; Schaetzle-yes; Donahoo-yes; Williams-yes. Motion passed

Ordinance 23-06-02 – An ordinance annexing property in the city limits of Niceville with a zoning classification of R-2, one or multifamily and a future land use of MU, mixed use. Metes and bounds description. John and Lynette Miesen, 250 White St. (First Reading)

Mr. Doucet read Ordinance 23-06-02 by title. Councilman Donahoo moved approval and Councilman Schaetzle seconded. No one spoke for or against.

Council Vote: Nodjomian-yes; Schaetzle-yes; Donahoo-yes; Williams-yes. Motion passed

Ordinance 23-06-03 – An ordinance rescinding Ordinance No. 13-04-01, the title of which is as follows: An Ordinance annexing to the City of Niceville, Florida, contiguous lands described as set forth herein; providing for proper advertisement pursuant to Florida Statutes §171.044; providing that the property will be zoned PUD; providing for the severability of this ordinance; providing for an effective date and providing for filing with the Clerk of Court and the Department of State. Property located on 23rd St. (First Reading)

Mr. Doucet read Ordinance 23-06-03 by title. Councilman Schaetzle moved approval and Councilman Donahoo seconded. Councilman Schaetzle stated this ordinance and others like it were confusing and asked for it to be explained. Mrs. Hanson stated the GIS Department was in the process of correcting the city limits and while doing so, scribes' errors have been identified in several of the descriptions. This ordinance and others like it will correct the errors. Attorney Powell stated they are all minor errors.

Council Vote: Nodjomian-yes; Schaetzle-yes; Donahoo-yes; Williams-yes. Motion passed

Ordinance 23-06-04 – An ordinance annexing to the City of Niceville, Florida contiguous lands described as set forth herein; providing for proper advertisement pursuant to §171.044 Florida Statutes; providing that the property will be zoned R-1, Residential single family and have a future land use of LDR; providing for severability; providing for an effective date and providing for filing with the Clerk of Court, Okaloosa County and the Department of State. This property is located as outlined in Section 1 of this ordinance. (First Reading)

Mr. Doucet read Ordinance 23-06-04 by title. Councilman Schaetzle moved approval and Councilman Williams seconded. No one spoke for or against.

Council Vote: Nodjomian-yes; Schaetzle-yes; Donahoo-yes; Williams-yes. Motion passed

Ordinance 23-06-05 – An ordinance annexing to the City of Niceville, Florida, contiguous Lands described as set forth herein; providing for proper advertisement pursuant to 171.044, Florida Statutes; providing that the property will be zoned R-1A, residential single family and have a future land use of LDR; providing for severability; providing for an effective date and providing for filing with the Clerk of Court, Okaloosa County and the Department of State. This property is located between 1439 and 1449 Bayshore Drive, and is a portion of P.I.N. 05-1S-22-256F-0092-0000. (First Reading)

Mr. Doucet read Ordinance 23-06-05 by title. Councilman Schaetzle moved approval and Councilman Donahoo seconded. Councilman Williams asked if we knew their plans for the property? Mrs. Hanson states she did not but this was to bring in the second parcel that was missed is the original annexation.

Council Vote: Nodjomian-yes; Schaetzle-yes; Donahoo-yes; Williams-yes. Motion passed

Resolution 23-05-01 – A resolution granting a special exception to the Land Development Code Table 7-2, R-1 zoning, to allow for a 21' 7" front setback as opposed to the required 25'. Robert and Adrienne Daniels, 100 Black Bear Circle.

Mr. Doucet read Resolution 23-05-01 by title. Councilman Schaetzle moved approval and Councilman Donahoo seconded. Luke Philpott, of Randy Wise Construction and representing the Daniels', stated that the plot plan on file showed the construction plan was within setbacks. However, when they asked Gustin, Cothorn, and Tucker to do an updated survey, they found discrepancies between the survey and plot plan. Discussion followed regarding the need to go back to the Architect Control Committee of Swift Creek Preserve again for approval. Dave Deitch, from the HOA, stated he felt confident that if this was brought before them again it would be approved.

Council Vote: Nodjomian-yes; Schaetzle-yes; Donahoo-yes; Williams-yes. Motion passed

CITY MANAGER REPORTS/REQUESTS/RECOMMENDATIONS:

Police Department – Update

Chief David Popwell briefed the status of department operations.

During the month of April, the Police Department responded to 3,205 calls for police assistance. There was a total of 39 traffic crash reports written involving 75 vehicles. The

estimated amount of damage to these vehicles and related property was \$212,060. A total of 183 traffic citations and 301 traffic warnings were issued, 8 misdemeanor, and 5 felony arrests were made.

Councilman Schaetzle asked how much Narcan had been used since the last meeting? Chief Popwell stated that none had been used in the last 30 days by the Police Department.

Fire Department – Update

Chief Tommy Mayville briefed the status of department operations.

During the month of April, the Fire Department ran 206 calls, 11 of those calls were overdose/poisoning calls. Chief Mayville stated that on most of the overdose/poisoning calls, Narcan was used.

Also, this month Pack 52 and 566 visited the station to experience a day in the life of a firefighter. There was ongoing training with Battalion Chief James and Lieutenant Sallee attending FDTN training in Indiana, crew members attending quarterly JTC training at the Regional Fort Walton Beach training center, and all crew members actively working on certifications and continued education. A-shift participated in the Annual Fire Truck Pull benefiting the Twin Cities Pavilion, placing 4th.

Water/Sewer/Drainage Projects – Update

Johnathan Laird, Public Works Director, briefed the status of current projects.

Water and Sewer:

The Reeves Street waterline upgrade is complete and tied into the main line.

The force main on Cedar Avenue will have a start date in June and the goal is to have it completed before school reopens.

We had a road closure this morning moving a sewer tap on Bayshore Drive, and it is complete.

Calls: 46 water calls and 32 sewer calls; made 17 water taps and 10 sewer taps; 271-line spots. We changed out 37 meters and have completed 408 service orders.

STORMWATER:

We are looking into redoing the pond on Gracie Lane and are currently waiting on core samples from Nova to return.

We are working with Okaloosa County on a stormwater issue at 1754 Thomas Street, Okaloosa County has agreed to partner with us.

We have completed the stormwater project on Cedar Avenue.

We are in the process of designing a new roadway from Hill Lane to Marquette Street.

Streets:

Construction Services have completed the sidewalk project in Swift Creek Plantation, with only some minor clean up left to do. They should be starting Rocky Shores Drive within the next two weeks.

Spoke with the State this morning and John Sims Parkway should be finishing up within the next three weeks.

Update on Highway 85 project. Should be finishing up by the end of the month.

The paving of Palm Blvd has been completed.

The paving of 27th Street from Phyllis to Cedar Avenue has been completed. The striping crew should be out tonight to finish.

We have started the renovation of Meigs Park. Next week the curbs and sidewalks will be complete and then paving will be done for the four pickleball courts.

Sidewalks:

Parks:

Parks Department has upgraded the splash pad and manifold system for the water feature at the Children's Park.

Sanitation:

Due to a manning shortage in the sanitation department, Waste Management has been contracted to help in the Swift Creek area.

Other:

We met with K-Rock 100.3 yesterday at Lion's Park to discuss 4th of July celebrations.

Councilman Schaetzle questioned the possibility of installing illuminated suspended signs on John Sims Parkway (SR20), perhaps at the pedestrian crossover at the high school football field, to show the new turn lane and the straight lane? Mr. Laired stated that would be up to DOT, but he would call and make a recommendation.

Technology and Purchasing Departments:

Chad Morris, Director of Technology and Purchasing, briefed the status of current operations and projects.

Bills Payable:

Councilman Schaetzle moved approval and Councilman Williams seconded. Council Vote: Nodjomian-yes; Schaetzle-yes; Donahoo-yes; Williams-yes. Motion passed

Other Business:

Councilman Schaetzle inquired about the status of the structure that was erected without permission at 212 21st Street? Mr. Corbin stated it had been turned over to Carl Scott but that he would have an update at the next meeting.

Councilman Schaetzle extended his appreciation to the Planning Department, Mrs. Hanson, and the Building Inspection Department for going through and fixing our records. He also thanked the Police Chief, the Fire Chief, and the Public Works Department for all they do for the City.

Councilman Nodjomian informed the Council that yesterday he spoke on the Florida League of Cities webcast regarding the success of Niceville's Youth Advisory Council for the last 10 years. He stated he had since been contacted by several cities who were interested in starting their own. Mrs. Farmer stated she had been contacted as well. Councilman Nodjomian explained the last meeting this session would be held May 18th at 5:30 PM and would resume again in August when they return to school.

Mayor Henkel stated that after 52 years, Lannie Corbin is retiring. He stated he and 7 others made up a team to go through resumés to recommend for interviews. The team is recommending Kristen Shell and David Deitch as finalists for the City Council to interview. He also stated he would be sending out a packet prior to the interviews.

Luke Villavaso, 130 Tamara Cove, presented a request for renovations to the skate park stating the concrete needs resurfacing and could use updated equipment. He believes the park condition is hindering people from honing their skill. He even offered to work with the City to obtain grants if that is possible.

Nick Dokianos, requested the installation of a speed bump on Rocky Shore Drive. Mayor Henkel stated the City is not opposed to speed bumps but a study had been done in that area and shockingly there were not as many speeding as you would think. Councilman Schaetzle asked if there was a specific time it seemed to be happening? Mr. Dokianos stated it was during rush hour from 3-7 PM, mostly. Mayor Henkel stated it would be looked into.

There being no further discussion, the meeting adjourned at 7:05 PM.

MAYOR

ATTEST:

CITY CLERK

Minutesregularcouncil05092023