



## **SPECIAL CITY COUNCIL MEETING**

August 21, 2024 at 6:30 PM

**City Council Chambers, 16 Colomba Rd.**

**DeBary, Florida 32713**

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## **AGENDA**

### **CALL TO ORDER**

Invocation

Flag Salute

### **ROLL CALL**

**PUBLIC PARTICIPATION:** For any items **ON THE AGENDA**, citizen comments are limited to five (5) minutes per speaker. Speakers will be called when the item is introduced for discussion.

### **DELETIONS OR AMENDMENTS TO THE AGENDA (City Charter Sec. 4.11)**

### **NEW BUSINESS**

1. City Manager is requesting City Council approve the Commitment to Fund the City of DeLand Bridge Initiative for another 5 years.
2. City Manager is requesting City Council discuss and provide further guidance on the Fiscal Year 2024-25 Budget.

### **COUNCIL MEMBER REPORTS / COMMUNICATIONS**

Member Reports/ Communications

- A. Mayor and Council Members
- B. City Manager
- C. City Attorney

### **DATE OF UPCOMING MEETING / WORKSHOP**

Regular City Council Meeting September 4, 2024, 6:30 p.m.

### **ADJOURN**

If any person decides to appeal any decision made by the City Council with respect to any matter considered at this meeting or hearing he/she will need a record of the proceedings, and for such purpose he/she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based (FS 286.0105).

Individuals with disabilities needing assistance to participate in any of these proceedings should contact the City Clerk at least three (3) working days in advance of the meeting date and time at (386) 668-2040.



**City Council Meeting  
City of DeBary  
AGENDA ITEM**

<b>Subject:</b> Renewal Agreement to Fund City of DeLand’s Bridge Initiative	<b>Attachments:</b> <input type="checkbox"/> Ordinance <input type="checkbox"/> Resolution <input checked="" type="checkbox"/> Supporting Documents/ Contracts <input type="checkbox"/> Other
<b>From:</b> Carmen Rosamonda, City Manager	
<b>Meeting Hearing Date</b> August 21, 2024	

**REQUEST**

City Manager is requesting City Council approve the Commitment to Fund the City of DeLand Bridge Initiative for another 5 years.

**PURPOSE**

The purpose of this request to continue our collaboration with the City of DeLand to support the Bridge Initiative focused on regional homelessness services.

**CONSIDERATIONS**

- On February 1, 2017, the DeBary City Council approved a five-year commitment to fund \$20,000 annually to support the construction and operation of the Bridge. Funding started upon opening of the Bridge.
- The Bridge opened in September 2020. DeLand staff and volunteers have moved more than 300 clients into transitional housing, helped 400 clients find work, served over 115,000 meals, hosted 12 cold weather shelter nights, hosted 10 emergency weather nights and volunteers put in over 75,000 hours of service.
- The Bridge provides a regional service whereby homeless individuals can be transported from DeBary and other West Volusia cities to gain the necessary resources to improve their lives and return to normal life.
- It is requested the City of DeBary budget and fund \$20,000 annually to the City of DeLand to support the Bridge Initiative. This would begin FY 2024-25 and run through FY 2028-29.

**COST/FUNDING**

The cost of this FY 2024-25 contract is \$20,000.00.

**RECOMMENDATION**

It is recommended that the City Council approve the Commitment to Fund the City of DeLand Bridge Initiative for another 5 years at \$20,000 annually.

**IMPLEMENTATION**

Once approved, Staff will budget \$20,000 in the FY 2024-25 budget.

**ATTACHMENTS**

2024 City of Deland Request

2017 City Approval

June 2024 Reports

Listed on 2/1/17 Agenda under "Presentations"

RECEIVED

DEC 29 2016



## City of DeLand

"The Athens of Florida"

[www.deland.org](http://www.deland.org)

120 South Florida Avenue  
DeLand, Florida 32720-5481  
Telephone: (386) 626-7000  
Fax: (386) 626-7140

December 22, 2016

Ron McLemore, Interim City Manager  
City of DeBary  
16 Colomba Road  
DeBary, FL 32713

Dear Ron,

As you are aware, we have been working on a proposal for West Volusia to alleviate homelessness. At the most recent West Volusia Summit, DeLand made a presentation on the concept of creating a 5,000 square foot facility at 224 South Florida Avenue in DeLand that will house 20 crisis shelter beds and a day center (written proposal attached). DeLand has been working to obtain commitments from the DeLand area churches and businesses to help fund the operating costs for the facility in order to obtain a grant from the County for construction. So far the response from those we have talked to have been one hundred percent positive. At our most recent City Commission meeting, the City voted to commit \$50,000 per year for 5 years toward the operating costs.

Yesterday, the County Manager has asked us to make a presentation to the County Council in January to get a "preliminary" approval from them for the construction grant. At this point, we are requesting your City's 5 year commitment to this solution, so we can demonstrate to the County Council that all West Volusia Cities are participating at some level. As we indicated at the Summit, we are trying to get the West Volusia Cities to commit to one-third of the costs or roughly \$100,000, but that may have to increase if we don't meet our goals with the church and business communities. We estimate that funding of the operating cost will begin in the late Spring of 2018. If you want us to make a formal presentation to your City's commission, we will make ourselves available to do that. Additionally, we would ask that your City be represented at the County Council meeting when we seek preliminary approval. We will advise as soon as we know the date and time.

Thanks as always for what you do to make West Volusia a great place in which to live work and play. We look forward to working with you to help those experiencing poverty and homelessness in our community.

Sincerely,

Robert F. Apgar  
Mayor- Commissioner

Michael Pleus, ICMA-CM  
City Manager

Cc: City Commission

# West Volusia Solution to Alleviate Homelessness

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## Executive Summary

Over the past couple of years, Volusia County and its cities have been focused on trying to find a solution to alleviate homelessness in our community. Daytona Beach had hired Robert Marbut, a Consultant that recommended a 250 bed come as you are shelter adjacent to Stewart Marchman Act's Crisis Services on Tiger Bay Road. As part of the proposal, cities were asked to contribute toward the operating costs. Since then, DeLand has been engaged in evaluating that proposal to determine whether it would be a good solution for DeLand and West Volusia County.

In Early 2016, the Elected Officials Roundtable asked 3 individuals – Ray Salazar, Former CEO of United Way, Chet Bell, Former CEO of Stewart Marchman Act, and Randy Croy, Former CEO of Serenity House to evaluate the homeless issue in Volusia County and develop a list of key elements needed for an effective solution. During that same timeframe, the Continuum of Care was reorganized as the Volusia/Flagler Commission on Homeless. Their mission is to develop and promote strategies to address the problem of homelessness and work collaboratively with all levels of government, non-profit providers and the community at-large. They are working to facilitate funding to provide emergency shelter, rapidly re-house homeless individuals and families; ensure permanent supportive housing for homeless persons with disabilities; promote access to and effective use of mainstream programs by homeless individuals and families; and optimize self-sufficiency among individuals and families in order to prevent and end homelessness in Volusia and Flagler counties.

The City of DeLand has been actively working with the Commission on Homelessness and a subgroup of West Volusia providers and stakeholder organizations to formulate a plan to address the homeless problems in West Volusia by expanding upon existing services in that area.

This proposal provides a viable solution to systematically addressing the homeless issue on the west side of the county following the recommendations of Ray Salazar, Chet Bell, and Randy Croy and the Strategies of the Commission on Homeless for Volusia/Flagler by utilizing a “comprehensive evidence based system” including the concepts of “Coordinated Entry”, and “Housing First.” This proposal provides an integrated and collaborative approach that affords all stakeholders an opportunity to participate.

Alleviating Homelessness in West Volusia includes:

1. Expanding the current number of emergency shelter beds available from 10 to 50.
2. Establishing a “Day Center” to provide assessment and support to ensure rapid movement from shelter to housing.
3. Creating additional affordable housing capacity to include reducing barriers for tenants.
4. Expanding rental options and acquiring additional grant funding for rental assistance.
5. Building strong collaborative partnerships between public, private and non-profit to provide seamless access to services.
6. Expanding Travelers Aide and Homeless Prevention Services.

This report includes:

- Summary of the current homeless situation in Volusia County.
- Overview of the philosophy behind the proposal (Coordinated Entry & Housing First)
- The recommendations of Ray Salazar, Chet Bell and Randy Croy.
- Overview of the Neighborhood Center of West Volusia.
- An outline of the proposed solution for West Volusia to include costs and funding.

### **Current Situation**

"Point-in-time counts" provide a regular count of people experiencing homelessness. In the most recent Point in Time Count for Volusia County, there were 901 homeless individuals; 720 were on the east side of the county and 181 on the west side of the county.

Of the 181 on the west side, the sheltered to unsheltered ratio was 54/127, leaving a significant unmet need for shelter in our community. This count does not include those staying with others or those who are at-risk for becoming homeless.

### **Commission on Homeless for Volusia/Flagler**

#### *Coordinated Entry*

Using a consistent and well-coordinated approach, coordinated entry systems screen applicants for eligibility to services; such as homelessness prevention; rapid re-housing, emergency shelter, affordable housing, permanent supportive housing, and other interventions. The strengths and needs of each individual or household are assessed to determine which interventions will be effective and are most appropriate, while also prioritizing people for assistance based on the severity of their needs.

#### *Housing First*

The Housing First model focuses on providing permanent housing to chronically homeless people, thus ending their homelessness and serving as a platform from which they can pursue personal goals and improve their quality of life. This approach is guided by the belief that people need necessities like food and a place to live before attending to anything less critical, such as getting a job, budgeting properly, or attending to substance abuse issues. Additionally, Housing First is based on the theory that client choice is valuable in housing selection and supportive service participation, and that exercising that choice is likely to make a client more successful in remaining housed and improving their quality of life.<sup>i</sup> Outcome based research indicates this approach is working effectively in those communities that have implemented a comprehensive system.

### **Recommendations of Ray Salazar, Chet Bell, Randy Croy**

- Treat all individuals, families and children experiencing homelessness with respect and dignity and ensure that their civil rights are protected.
- Develop crisis response shelters - 100 beds in East Volusia and 40-50 in West West Volusia.
- Develop a comprehensive day program.

- Support Expansion of Travelers Aid Program.
- Support the Commission on Homelessness as the area's primary resource for recommending homeless strategies and the optimal appropriations of fiscal resources.
- Volusia County retains commitment of \$4 million for capital outlay funding and utilizes any funds remaining after shelter site developments to invest in permanent supportive housing.

## **The Neighborhood Center**

The Neighborhood Center offers a variety of programs helping those experiencing poverty to include those who are actually homeless, serving over 12,000 individuals in 2015 with homeless prevention, housing, and shelter services. Prevention services include food assistance, case management, job counseling, food pantry, financial assistance including utility payments.

The shelter programs include:

- Emergency Housing provides immediate overnight shelter for 10 single individuals for up to 30 days.
- Transitional Housing (60) for up to one year.
- Permanent supportive housing (PSH) (70) to families and individuals for up to one year.
- Homeless Prevention Assistance via an Emergency Solutions HUD Grant facilitated through the County of Volusia.

Currently, the Center has 26 employees to support the existing services, which are fully funded through multiple funding sources including grants, donations, etc. The Center's Personnel Budget is currently funded at \$650,000.

In an effort to address the unmet need for shelter service in the community, the Neighborhood Center is constructing 20 new individual crisis shelter beds in the spring of 2017 bringing the total available bed count at the Center to 30. The additional 20-bed project including two new staff members will be funded through the Center's current funding stream including existing grants and internal revenue sources.

In addition to the need for more "crisis shelter beds", there is a need for a "daytime" component to shelter operations that will give people access to services through the Coordinated Entry approach. The Neighborhood Center already has a number of viable relationships with local landlords and has a short term (6 months to 1 year) grant for rental assistance.

In order to effectively eliminate homelessness in our community, the community must plan for and build additional crisis shelter beds and a day center, and find a permanent source of revenue for long-term rental assistance.

## **Proposal**

The West Volusia Community proposal addresses the unmet need for 20 additional crisis shelter beds beyond those currently provided (10) or planned (20 –Spring 2017). Furthermore, this proposal addresses the unmet need for a Day Center, which would serve as an intake center for assessing individual needs for the prevention/diversion assistance needed to find or maintain housing options outside of the traditional shelter system. The Center will also be utilized to create a centralized feeding program. The goal of this proposal is to tap current resources and

plan for additional resources, which will provide a full set of complimentary services to help prevent and resolve homelessness in our community.

#### Description

The City of DeLand proposes to collaborate with the Neighborhood Center to construct a 5,000 square foot facility that will house 20 additional crisis shelter beds, commercial kitchen, showers, laundry and approximately 2,500 square foot of space for a day center. The new facility as proposed would bring the total number of crisis shelter beds to 50 (including the 10 existing and the 20 additions scheduled for Spring 2017). The facility will be staffed by a Shelter Manager, 4 Shelter Coordinators and a Case Manager.

The day center would include Coordinated Entry, Case Management, Job Counseling, Mental Health Counseling, Basic medical, Food, Showers, Laundry, and an array of services specifically oriented to serve the population. The facility will also provide the platform from which we can provide immediate housing (Housing First). The goal would be to find permanent housing within 90 days.

#### Location, Zoning, Estimated Construction Costs

The site chosen for this project is located at 224 South Florida Avenue, which is owned by the City of DeLand. This .85 acre site is zoned R1A which will accommodate the proposed use. The estimated construction budget for the facility is \$1,130,000.

\$140,000	Site work (permitting, clearing, drainage, paving, sidewalks, landscaping, lighting)
\$815,000	Building and Pavilions (Design, Construction, Permits and Impact Fees)
\$100,000	Furniture, Fixtures, Equipment
\$75,000	Project Contingency
\$1,130,000	Total Estimated Costs

#### Attachment A,B - Site Aerial, Site Plan

#### Construction Funding

The City of DeLand will request that the County of Volusia provide a grant of \$1,130,000 to fund construction. The County has indicated they would be willing to consider this request on the condition that the City is the grant recipient and will construct the facility. Additionally, the County has indicated it would not pay for on-going operating costs. Therefore, the City is proposing to obtain 5-year funding commitments from West Volusia Cities, Businesses, and Churches.

#### Facility Management

The City is proposing a long-term lease and contract with the Neighborhood Center to run/operate the facility. The Neighborhood Center will provide professional staff to operate the facility seven days a week and coordinate community and church volunteers to provide a supportive environment to assist shelter clients.

Volunteers will be utilized to help with such daily tasks as check-in, meal preparation and serving, transportation coordination, dormitory preparation, inventory management, childcare, and classes.



The facility will provide professional staffing services to assist people by providing for basic needs and getting them back into housing as quickly as possible, including: Coordinated Entry, Meals, Access to Medical Care, Shelter, Showers, Laundry, Haircuts, Job Counseling and Placement, Mental Health Counseling and access to assistance to Permanent Housing.

#### Operating Budget

The estimated annual operating costs for the facility is \$315,668 which is outlined below and detailed in Attachment C. It is proposed that operating costs will be funded through the generous support of West Volusia Cities, Businesses, Churches, and Mainstreet DeLand Association.

\$157,968	Salaries
\$91,200	Facilities (Food Costs assume volunteers support for preparation and serving)
\$10,000	Vehicle (To be purchased out of current Center Resources)
\$35,000	Client Care
\$21,500	Shelter Admin
\$315,668	Total Costs

#### *Attachment C - Proposed Operating Budget*

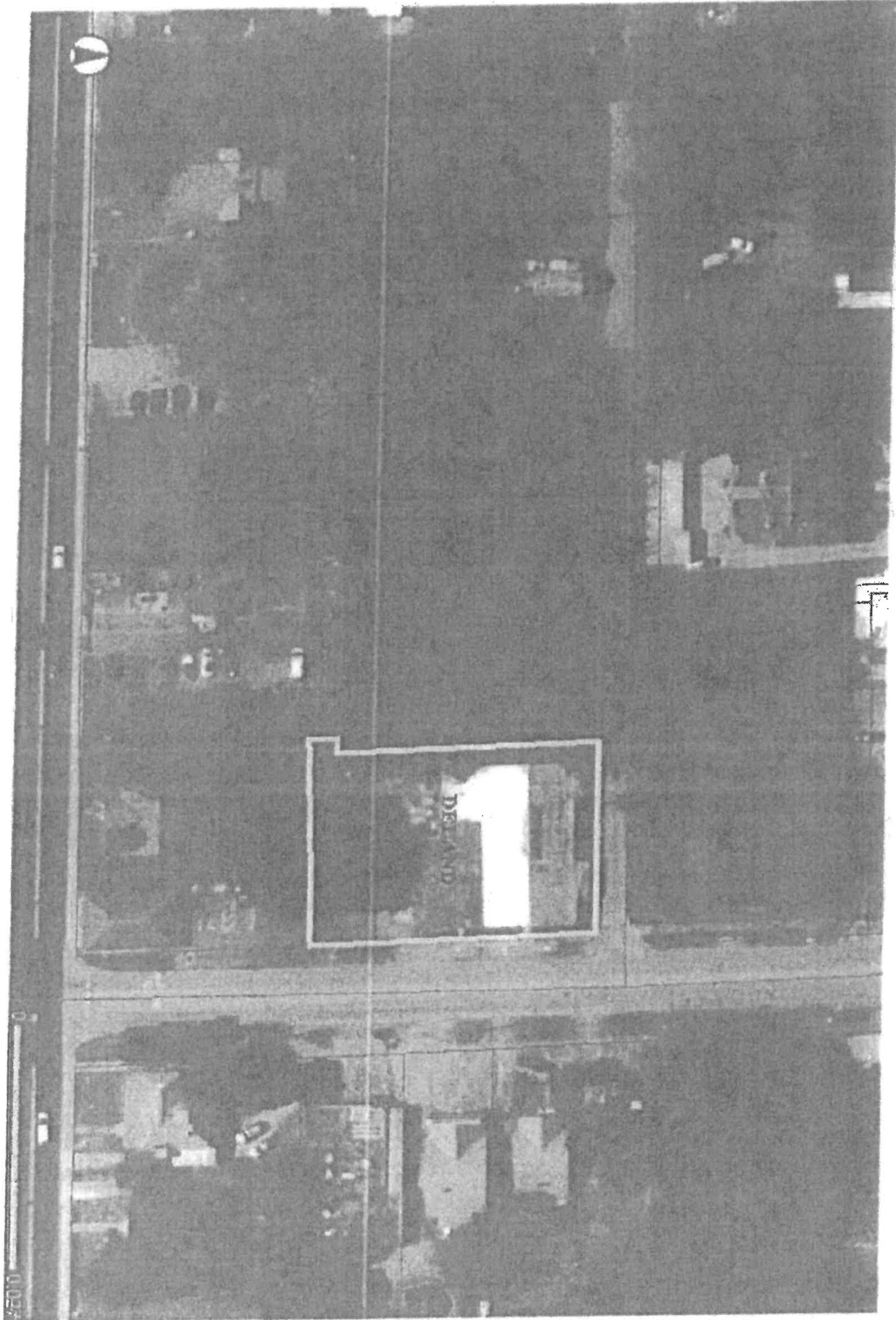
#### Rationale

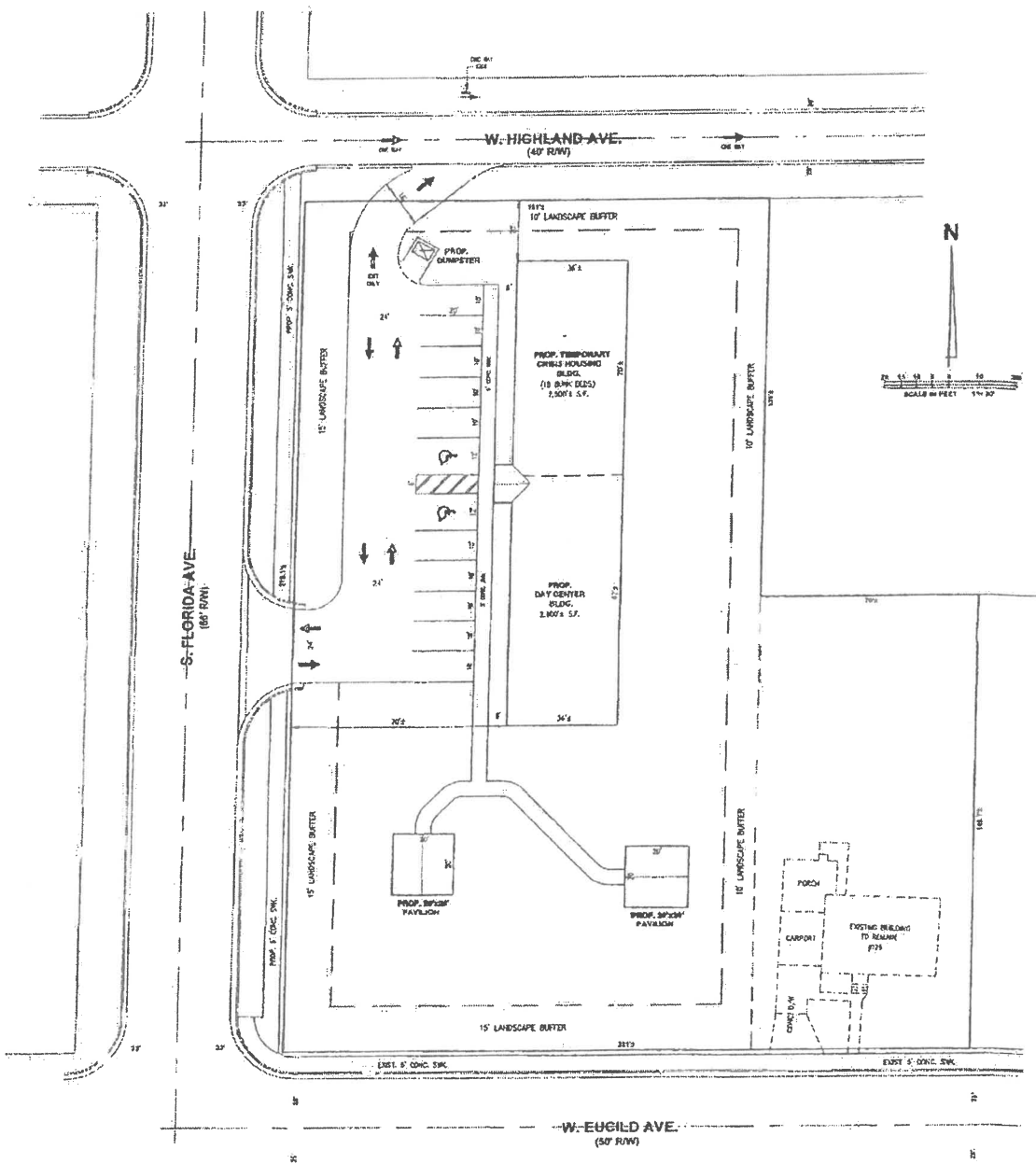
- The proposal supports a proven model for addressing homelessness, The Coordinated Entry/ Housing First Model
- The proposed facility meets the key components needed for solution to the homeless problem:
  - Access to services focused on permanent housing
  - Access to jobs
    - 64% of homeless individuals surveyed ranked this as important.
  - Access to transportation
    - 70% of homeless individuals surveyed ranked this as important.
  - Includes a daytime element
    - 95% of homeless individuals surveyed stated they would go if available.
- The proposal embraces the recommendations of Ray Salazar, Randy Croy and Chet Bell
- Partners with the Neighborhood Center, an agency that has a proven record of accomplishment.
- Financially feasible and cost effective.
- Serves all West Volusia with Shelter, Prevention, and Permanent Housing.
- It is the right thing to do.

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<sup>1</sup>Housing First Fact Sheet

224 S. Florida Avenue – DeLand (Best Cleaner)





**Conceptual Site Plan**  
**for Neighborhood Center Expansion**  
 N.E. corner of S. Florida Ave. & W. Eucild Ave.



# City of DeLand

“The Athens of Florida”  
www.deland.org

December 7, 2016

Mr. Michael Pleus  
City of DeLand  
120 S. Florida Ave.  
DeLand, FL 32720

RE: Z-16-78; Rezoning for +/- 1.01 acres located at the southwest corner of S. Florida Ave. and W. Carolina Ave., from P-1 and C-2 to C2A

Dear Mr. Pleus:

At their December 5, 2016 meeting, the City Commission approved the above referenced application.

If you have any questions, please feel free to contact the Planning Department at 386-626-7011.

Sincerely,

Mike Holmes  
Planning Director  
MH/jk

Letters/2016/afterccz16-78

120 South Florida Avenue, DeLand, FL 32720

Community Development (386) 626-7023 Planning Division (386) 626-7016 Building Division (386) 626-7009

**Neighborhood Center of West Volusia  
Shelter Proposal  
Annual Operating Budget**

<b>Salaries &amp; Fringes</b>		<b>Comments</b>
Salaries	\$ 138,216.00	See Salaries and Fringes Budget tab
FICA	\$ 10,573.52	See Salaries and Fringes Budget tab
State Unemployment	\$ 2,268.00	See Salaries and Fringes Budget tab
WC Insurance	\$ 2,764.32	See Salaries and Fringes Budget tab
Simple Retirement	\$ 4,146.48	See Salaries and Fringes Budget tab
<b>Sub-Total</b>	<u>\$ 157,968.32</u>	
<b>Facilities</b>		
Electricity	\$ 24,000.00	
Water	\$ 18,000.00	
Repairs & Maintenance	\$ 8,000.00	
Supplies	\$ 10,000.00	Cleaning supplies, paper products etc.
Insurance	\$ 12,000.00	
Pest Control	\$ 1,200.00	
Furniture & Equipment	\$ 18,000.00	
<b>Sub-Total</b>	<u>\$ 91,200.00</u>	
<b>Vehicle</b>		
Fuel	\$ 5,000.00	
Repairs & Maintenance	\$ 2,500.00	
Insurance	\$ 2,500.00	
<b>Sub-Total</b>	<u>\$ 10,000.00</u>	
<b>Client Care Costs</b>		
Food	\$ 25,000.00	Second Harvest. Seek to have this provided by Faith Community.
Food Service Supplies	\$ 6,000.00	
Hygiene		Seek to have these items donated from suppliers.
Clothing	\$ 2,000.00	Undergarments. Rest will be donations
UA's	\$ 2,000.00	
Medical	\$ -	In Kind
Prescription	\$ -	In Kind
Bus Passes		
<b>Sub-Total</b>	<u>\$ 35,000.00</u>	
<b>Shelter Admin</b>		
Office Supplies	\$ 10,000.00	
Equipment Lease	\$ 2,000.00	Copier lease
Cable/Phone/Internet	\$ 5,000.00	
Taxes/Licenses/Permits	\$ 4,000.00	4 HMIS Licenses @ \$750/each
Postage/Shipping	\$ 500.00	
<b>Sub-Total</b>	<u>\$ 21,500.00</u>	
<b>Grand Total</b>	<u><u>\$ 315,668.32</u></u>	

**Neighborhood Center of West Volusia  
Shelter Proposal  
Salaries & Fringes Budget**

Position	Hourly Rate	Annual Wages	FICA	State Unemployment	Workers Compensation	Simple Retirement	Total Compensation
Case Manager	\$ 12.02	\$ 25,001.60	\$ 1,912.62	\$ 378.00	\$ 500.03	\$ 750.05	\$ 28,542.30
Shelter Supervisor	\$ 14.43	\$ 30,014.40	\$ 2,296.10	\$ 378.00	\$ 600.29	\$ 900.43	\$ 34,189.22
Shelter Coordinator	\$ 10.00	\$ 20,800.00	\$ 1,591.20	\$ 378.00	\$ 416.00	\$ 624.00	\$ 23,809.20
Shelter Coordinator	\$ 10.00	\$ 20,800.00	\$ 1,591.20	\$ 378.00	\$ 416.00	\$ 624.00	\$ 23,809.20
Shelter Coordinator	\$ 10.00	\$ 20,800.00	\$ 1,591.20	\$ 378.00	\$ 416.00	\$ 624.00	\$ 23,809.20
Shelter Coordinator	\$ 10.00	\$ 20,800.00	\$ 1,591.20	\$ 378.00	\$ 416.00	\$ 624.00	\$ 23,809.20
		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		<b>\$ 138,216.00</b>	<b>\$ 10,573.52</b>	<b>\$ 2,268.00</b>	<b>\$ 2,764.32</b>	<b>\$ 4,146.48</b>	<b>\$ 157,968.32</b>

This is a 24/7 CAYA Shelter requiring 24 hr staffing with Shelter Coordinators at 168 hrs

**VI. Additions, Deletions or Amendments to the Agenda**

Councilperson Benfield requested that the item 1 on the Consent Agenda be moved to item 2 under New Business. Consensus of the council to agree.

**VII. Presentations**

1. Proclamation - Veterans of Foreign Wars Post 8093.

Proclamation presented by Mayor Garcia and Council Member Benfield.

2. City of Deland Presentation on West Volusia Solution to Alleviate Homelessness.

Presentation made by Mayor Apgar and City Manager Michael Pleus.

Vice Mayor Handy-Peters made the motion to support the Neighborhood Center and funds to be determined during the budget process for five (5) years. Council Member Brady seconded the motion, motion approved 5-0.

**VIII. Consent Agenda**

1. DeBary Babe Ruth Agreement. (Moved to New Business)

2. River City Nature Park Pavilion Bid Opening.

Council Member Brady made the motion to approve item number 2 of the consent agenda. Vice Mayor Handy-Peters seconded the motion, motion approved 5-0.

**IX. Public Hearings**

1. Ordinance 02-17, City of DeBary 2017 Capital Improvement Program and required by Florida Statutes.

Council Member Brady made the motion to approve the 2017 Capital Improvement Program on the first reading. Vice Mayor Handy-Peters seconded the motion, motion approved 5-0.

2. Ordinance 03-17, amends the Land Development Code to clarify exempt banner signs placed by local government entities.

Phyllis Butlien addressed the council.

Council Member Brady made the motion to approve Ordinance 03-17 on the first reading. Council Member Benfield seconded the motion, motion approved 5-0.

3. Ordinance 01-17, to establish a moratorium on Medical Marijuana Dispensaries for a period of 270 days.

<ul style="list-style-type: none"> <li>• <b>Subject: Homeless Crisis Shelter</b></li> <li>•</li> <li>• <b>From: Ron McLemore</b></li> <li>•</li> <li>• <b>Meeting/Hearing Date: March 1, 2017</b></li> <li>•</li> </ul>	<ul style="list-style-type: none"> <li>• <b>Attachments:</b></li> <li>• <input type="checkbox"/> <b>Ordinance</b></li> <li>• <input type="checkbox"/> <b>Resolution</b></li> <li>• <input type="checkbox"/> <b>Other</b></li> <li>• <input checked="" type="checkbox"/> <b>Supporting Documents/Cont</b></li> <li>•</li> </ul>
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• **Summary/Highlights**

• At the February 1, 2017 City Council meeting the Council voted to participate with the City of Deland in the operational funding for the Homeless Crisis Shelter to be built in Deland. The City of Deland is requesting the the City of DeBary contribute to the operating cost which is estimated to be \$100,000.00 per year. The City of Deland has committed \$50,000.00 and is requesting funding form DeBary, Orange City, Deltona and Lake Helen. The funding will be required for Fiscal Year 2017-2018 and continue for five years. Based on the population of five cities, DeBary has 13% of the population of the cities involved.

• **Recommended Motion**

• City Council should determine the dollar amount they wish to participate with the other cities.

<ul style="list-style-type: none"> <li>• <b>City Council Action:</b></li> <li>• <input type="checkbox"/> <b>Approved As Recommended</b></li> <li>• <input type="checkbox"/> <b>Approved With Modification</b></li> <li>• <input type="checkbox"/> <b>Disapproved</b></li> <li>• <input type="checkbox"/> <b>Continued Date:</b></li> <li>•</li> </ul>	<ul style="list-style-type: none"> <li>• <input type="checkbox"/> <b>Other</b></li> <li>•</li> <li>• <b>Modifications:</b></li> <li>•</li> </ul>
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ordinance.

Council Member Benfield made the motion to approve Ordinance 03-17, amending the land development code to clarify exempt banner signs placed by local government entities from the sign permitting process. Council Member Bacon seconded the motion, motion approved 5-0.

3. Resolution 17-02 Petition to Vacate portions of Valencia Rd. ROW. City Attorney Kurt Ardaman read the title of Resolution 17-02 into the record.

Growth Management Director Boerger presented the details of the resolution.

Vice Mayor Handy-Peters made the motion to approve Resolution 17-02 Petition to Vacate portions of Valencia Rd. ROW. Council Member Benfield seconded the motion, motion approved 5-0.

**X. Growth Management and Development Review**

1. None

**XI. Old Business**

1. None

**XII. New Business**

1. Discussion on possible future contribution amount for the Homeless Shelter project in Deland.

Council Member Benfield made a motion to table the decision on the amount of the City's contribution to April 5, 2017 (date certain).

Council Member Bacon seconded the motion, motion approved 5-0.

1. Discussion of Bear resistant – Grant from Florida Wildlife Commission and to approve Waste Pro as the low bidder on the purchase of the bear resistant totes.

Council Member Brady made the motion to approve the low bidder, Waste Pro for the purchase of the bear resistant totes in the amount of \$40,000.00. The grant from FWC in the amount of \$20,000.00 and the sale of the totes to the citizens of DeBary will result in no cost to the City. Council Member Benfield seconded the motion, motion approved 5-0.

Council Member Brady made the motion to remove item 2, Approve bid from Creative Pyrotechnics for the 4<sup>th</sup> of July fireworks and item 3, Grant request from University High School bowling team to new business. Vice Mayor Handy-Peters seconded the motion, motion approved 5-0.

**VII. Presentations/Proclamations**

1. Presentation concerning the opening of the new Halifax Health Care facility by Rafael Ramirez.
2. Proclamation declaring the month of April as Water Conservation Month.
3. Proclamation declaring the month of April as Child Abuse Prevention Month.

**VIII. Consent Agenda**

1. Seminole County school bus agreement for DeBary Summer camp program.
2. Pegasus task order 2015-14, 265 Ponce Lane drainage.
3. Fiber optic network for the City Hall complex.

Council Member Brady made a motion to approve the Consent Agenda. Vice Mayor Handy-Peters seconded the motion, motion approved 5-0.

**IX. Public Hearings**

1. Variance for 219 Bunker Court.  
Vice Mayor Handy-Peters recused herself from voting on the variance due to her having a financial interest in the property.  
Council Member Bacon made a motion to approve the variance for 219 Bunker Court. Council Member Benfield seconded the motion, motion approved 4-0.

**X. Growth Management and Development Review**

1. Sign Beautification Request.  
Council Member Benfield made the motion to approve the sign grant applications (Plantation Plaza at 155 S Charles Richard Beall Blvd. for \$5,000.00 and AAA Animal Clinic at 2899 Enterprise Road for \$3,416.25). Council Member Brady seconded the motion, motion approved 5-0.

**XI. Old Business**

1. Discussion on possible future contribution amount for the Homeless Shelter project in Deland. This item was tabled from the

March 1, 2017 Regular Council Meeting.

Council Member Benfield made a motion to approve \$20,000.00 per year for five (5) years for a total amount of \$100,000.00. Vice Mayor Handy-Peters seconded the motion, motion was approved 5-0.

## **XII.**

### **New Business**

1. Rob Sullivan Park Playground Selection.

Parks Director John Fletcher presented several proposals with drawings for the Council to review and select one for the park.

Council Member Brady made a motion to select proposal number three (3). Vice Mayor Handy-Peters seconded the motion, motion approved 5-0.

2. Resolution No. 17-04, A resolution to establish a policy for promoting volunteerism in the City of DeBary through the provision of volunteer matching grants.

Morton Culligan addressed the Council.

Council Member Brady made a motion to approve Resolution 17-04.

Council Member Benfield seconded the motion, motion approved 5-0.

3. Resolution No. 17-05, Fiscal year 2017 budget amendment.

Council Member Brady made a motion to approve Resolution 17-05.

Vice Mayor Handy Peters seconded the motion, motion approved 5-0.

4. At Council Members Bacon's request – Discussion on length of meetings and additional meetings.

Council Member Bacon made a motion to end the council meetings at 11PM and to add an additional council meeting each month.

Motion dies to a lack of a second.

5. Grant request from University High School bowling team.

Morton Culligan addressed the council.

Council Member Brady made a motion to grant a matching grant in the amount of \$500.00 to the bowling team. Vice Mayor Handy-Peters seconded the motion, motion approved 5-0.

6. Approve bid from Creative Pyrotechnics for the 4th of July.

Morton Culligan addressed the council.

Council Member Benfield made a motion to approve the contract with Creative Pyrotechnics in the amount of \$20,000.00 for one year with two renewable years upon mutual consent. Council Member Bacon seconded the motion, motion approved 5-0.

## **XIII.**

### **Informational Items**

1. Code enforcement case load study.



CITY OF DEBARY, FL

JUN 17 2024

RECEIVED

# City of DeLand

“The Athens of Florida”

[www.deland.org](http://www.deland.org)

120 South Florida Avenue  
DeLand, Florida 32720-5481  
Telephone: (386) 626-7000  
Fax: (386) 626-7165

June 6, 2024

City of Debary  
Mr. Carmen Rosamonda  
16 Coloma Road  
DeBary, FL 32713

Dear Mr. Rosamonda:

I am pleased to announce that the Bridge is having a great fourth year. Since opening in September of 2020, the staff and volunteers have moved more than 300 clients into transitional housing, helped 400 clients find work, served over 115,000 meals, hosted 12 cold weather shelter nights, hosted 10 emergency weather nights and volunteers put in over 75,000 hours of service. We are so grateful to our volunteers as it cannot be successful without their help.

We know that you have kept your five-year commitment supporting the Bridge and we greatly appreciate that. However, our success depends upon your continued financial support. We were hoping that you would consider renewing your previous 5-year commitment for another 5 years. If you are willing to recommit, we would ask that you complete the attached funding partner commitment request. If you are able to recommit, we would sincerely appreciate you sending us a check for your first year's commitment with the commitment request.

Thank you again for your prior commitment to the Bridge and we look forward to your continued support so that we can help those experiencing poverty and homelessness successfully navigate their reentry challenges.

Sincerely,

Christopher M. Cloudman  
Mayor – Commissioner

Michael Pleus, ICMA-CM  
City Manager



### Funding Partner Commitment Request

June 6, 2024

Contact Name	Carmen Rosamonda
Company	City of DeBary
Address	16 Coloma Road DeBary, FL 32713

Annual Commitment to the Bridge      \$ \_\_\_\_\_

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Please make checks payable to:

**City of DeLand**

Remit to:

Michael Pleus, City Manager  
120 South Florida Avenue  
DeLand, Florida 32720



## JUNE 2024 SERVICE TOTALS

Bridge Clients Served	12	WVHA	3
Non-Resident Clients Served	346	Birth Certificates	1
Clients Moved to Housing	4	Clothing Vouchers	8
Clients Gained Income	7	Transportation Provided	18
Lunches Served	1954	Day Center	293
Dinners Served	1359		
Average Client Stay	39		
Volunteer Hours	564		
Unsheltered Prospects	52		
Resident Clients with Income	13		
Showers	190		
Haircuts	31		
Public Laundry	78		
Bus Fare	9		

## **2024 YTD Service Totals**

Bridge Clients Served	83
Non-Resident Clients Served	2049
Clients Moved to Housing	32
Clients Gained Income	26
Lunches Served	16068
Dinners Served	10513
Average Client Stay	28
Volunteer Hours	4765
Unsheltered Prospects	296
Residential Clients with Income	69
Showers	1340
Haircuts	146
Public Laundry	417
Bus Fare	39
WVHA	9
Birth Certificates	5
Clothing Vouchers	32
Transportation Provided	139
Day Center	1940
Storm Shelter	0
Cold Weather Shelter	185
Hot Weather Shelter	0
Locker Rentals	141





**City Council Meeting  
City of DeBary  
AGENDA ITEM**

<b>Subject:</b> Discussion of the FY 2024-25 Budget	<b>Attachments:</b> <input type="checkbox"/> Ordinance <input type="checkbox"/> Resolution <input checked="" type="checkbox"/> Supporting Documents/ Contracts <input type="checkbox"/> Other
<b>From:</b> Carmen Rosamonda, City Manager	
<b>Meeting Hearing Date</b> August 21, 2024	

**REQUEST**

City Manager is requesting City Council discuss and provide further guidance on the Fiscal Year 2024-25 Budget.

**PURPOSE**

The purpose of this request to continue discussions regarding the upcoming budget and make the necessary adjustments, if any, to the requirements and strategies for the organization and community.

**CONSIDERATIONS**

- On or before July 15, 2024, the City Manager presented the proposed budget to the City Council. The City Manager gave a presentation highlighting the key issues.
- The City Manager is recommending an Ad Valorem Millage Rate increase from 2.9247 mils to 3.5 mils for FY 2024-25. The primary business reason for the increase is the doubling of our fire services. Reports indicate the City of DeBary, due to our growth over the last 10 years, is significantly understaffed in our fire services. The City is breaking ground on our new fire station on Ft. Florida Rd in September 2024. When fully staffed and operational, the fire service budget is expected to increase from \$2.2 million to over \$4.5 million.
- Other significant factors include the funding of the remaining City’s share of the reconstruction of Benson Junction Rd (\$400,000). The City was granted \$4.3 million from the River –to-Sea Transportation Planning Organization. The Law Enforcement Services Contract with Volusia Sheriff’s Office is increasing \$395,000 to \$4.3 million. Other expense increases involve inflation of goods and services, additional legal services on pending negotiations, and insurance.
- Changes from the proposed budget of July 15, 2024 include:
  - We increased the employee salary increases from 4% to 5% as requested by Council. The difference totals \$36,381 across General and Stormwater Funds.
  - Increase legal services another \$50,000 for pending negotiations and litigation.
  - Revenue reductions from the State involving sales tax collections.
  - We offset some of these increases, by reducing the Fire Station furnishing budget.
- Even with millage increase, the City of DeBary has the lowest millage rate in Volusia County. In West Volusia, our rate is 46% less than DeLand and 51% less than Orange City and Deltona.



**COST/FUNDING**

N/A

**RECOMMENDATION**

It is recommended that the City Council discuss and provide further guidance on the Fiscal Year 2024-25 Budget.

**IMPLEMENTATION**

City Manager and Staff will present the tentative millage and budget on September 4, 2024.

**ATTACHMENTS**

Schedule A – Budget Adjustments

Account Number	Type	Account Description	FY25 Proposed	FY25 Tentative	Pos/(Neg) Variance	Notes
001-3100-315-0000	R	Communications Services Tax	675,000	704,294	29,294	State estimates
001-3300-335-1200	R	State Revenue Sharing	1,016,294	959,980	(56,314)	State estimates
001-3300-335-1800	R	Half Cent Sales Taxes	1,620,733	1,608,848	(11,885)	State estimates
001-3100-312-4100	R	Local Option Gas Tax			-	State estimates
001-3100-314-1000	R	Utility Tax Electric	1,900,000	1,930,108	30,108	Estimate
001-3600-361-1000	R	Interest Income	193,000	300,000	107,000	Estimate
001-1900-519-4500	E	Gen Govt - Insurance	322,000	287,261	34,739	Received preliminary liability insurance quote
001-Various	E	Personnel Costs (S&W, FICA, Retire, WC)	3,572,945	3,604,629	(31,684)	Adjust from 4% to 5%. Also PR Prog Coord and Superint salary adjust
001-Various	E	Life & Health Insurance	582,320	584,325	(2,005)	IRS HDP Increased from \$1600 to \$1650
001-1400-514-3101	E	Legal - Legal Fees	400,000	450,000	(50,000)	Anticipated needs
001-3300-331-7011	R	Grant - ECHO - Pickleball Courts	200,000	-	(200,000)	Remove Keller Pickleball Courts
001-3300-334-7000	R	Grant - State - Culture/Recreation	200,000	-	(200,000)	Remove Keller Pickleball Courts
001-7201-572-6300	E	Parks & Rec Admin - Infrastructure	529,204	129,204	400,000	Remove Keller Pickleball Courts
001-4100-541-3400	E	Public Works - Contracted Svcs	40,000	82,000	(42,000)	Add Quiet Zone railroad study
001-2200-522-3400	E	Fire - Contract Services	2,225,788	2,308,041	(82,253)	Updated estimates as of 8/10/23
001-2200-522-6400	E	Fire - Machinery and Equipment	557,200	482,200	75,000	Reduce Fire Station #39 furninshings from \$200k to \$125k
120-Various	E	Personnel Costs (S&W, FICA, Retire, WC)	506,056	510,753	(4,697)	Adjust from 4% to 5%.
120-3800-538-2301	E	Life & Health Insurance	95,334	95,679	(345)	IRS HDP Increased from \$1600 to \$1650
120-3800-538-4660	E	Mgt & Flood - Maintenance Equipment	30,000	44,958	(14,958)	Estimate of needs
120-3200-325-2000	R	Stormwater Assessment	1,840,000	1,860,000	20,000	Adjust based on units