

REGULAR CITY COUNCIL MEETING MINUTES  
COUNCIL CHAMBERS – CITY HALL  
1000 CITY CENTER CIRCLE  
PORT ORANGE, FLORIDA  
SEPTEMBER 2, 2025

THE REGULAR CITY COUNCIL MEETING of the City of Port Orange was called to order by Mayor Scott Stiltner at 6:30 p.m.

OPENING

Silent Invocation

Pledge of Allegiance

Roll Call	Present:	Councilman Jonathan Foley Councilman Shawn Goepfert Councilman Lance Green Vice Mayor Tracy Grubbs Mayor Scott Stiltner
	Also Present:	City Manager Wayne Clark City Attorney Matthew Jones Deputy City Clerk Amanda Bonin

4. Presentation - Senator Tom Wright

Senator Tom Wright provided a presentation highlighting ongoing projects aimed at building community resiliency, protecting neighborhoods, and safeguarding local waterways and the environment for future generations. As part of his presentation, Senator Wright presented the City with a check for \$4.4 million to support and invest in these initiatives. Council members expressed their gratitude to Senator Wright for his continued support and dedicated service to the community.

5. Public Comments on Consent Agenda Items Only

Robert Reinhagen, resident, expressed his concerns on the Webster Creek Mitigation Bank Wetland Mitigation Credit Reserve and Purchase Agreement.

City Council recessed at 6:40 p.m. to hold the Eastport Business Center CRA Joint Special meeting, minutes of which are under separate cover.

CITY COUNCIL/EASTPORT BUSINESS CENTER CRA JOINT SPECIAL MEETING

Council reconvened at 7:02 p.m. to hold the regular City Council meeting.

CONSENT AGENDA

6. Approval of Minutes

- a. August 19, 2025 - Regular City Council Meeting
7. Bid Awards and Contract Items
  - a. Approval of the FY 2025–2026 Cooperative Economic Development Agreement with Team Volusia Economic Development Corporation
  - b. Approval of Annual Service Agreement with Southeast Volusia Humane Society
  - c. Approval of Amendment No. 2 with Shelley's Environmental for Biosolids Hauling and Disposal
8. Resolution No. 25-43 - Webster Creek Mitigation Bank Wetland Mitigation Credit Reservation and Purchase Agreement for the Port Orange Riverwalk Park Day Docks Project

Motion to approve the consent agenda as presented was made by Councilman Jonathan Foley and Seconded by Vice Mayor Tracy Grubbs. Motion carried unanimously by roll call vote.

#### PUBLIC PARTICIPATION (Non-Agenda – 20 minutes)

Pat Miles, resident, on behalf of ArtHaus, announced the 29th annual Street Painting Festival that will be held at Family Days this fall and thanked the Council members for their ongoing support.

#### COMMENTS AND ADDITIONAL ITEMS

##### 9. Council Members

Councilman Foley congratulated former Mayor Don Burnette on his new position as President and CEO of the Port Orange South Daytona Chamber of Commerce.

Vice Mayor Tracy Grubbs reminded residents that on September 20, the Parks and Recreation Department will be at White Place Park to engage with the community and gather input on the park's future redesign. He also highlighted a new youth art exhibit now on display at ArtHaus.

Councilman Shawn Goepfert echoed support for the exhibit, commented on the new development of Beach Bros Coffee, and thanked staff for recent repairs completed on Yorktowne Boulevard's right-of-way. He also expressed gratitude to the Police Department for their efforts during a recent event.

Councilman Lance Green addressed the importance of stricter code enforcement, particularly for commercial properties, to ensure cleanliness and ongoing maintenance. He also shared concerns regarding the current agreement with the YMCA.

Mayor Scott Stiltner honored Mary Whitmeyer, thanking the Police Chief and staff for assisting with a Celebration of Life in her memory. He read her obituary into the record.

Additionally, Mayor Stiltner announced that a 9/11 ceremony will be held at Halifax Health Hospice on September 11, where he will be in attendance to read and present a proclamation.

10. City Attorney

There was nothing further.

11. City Manager

There was nothing further.

SPECIAL REPORTS

12. Report from KemperSports on the Cypress Head Golf

Jeff Dayton provided a report on Kemper Sports, covering financials for May through July and responded to questions from Council members. He noted that the course is in good condition and commended the team for their strong performance and dedication to maintaining the grounds. Mr. Dayton also discussed ongoing and upcoming events and announced that, beginning this month, military discounts will be offered to both active and retired military personnel. Additionally, he reported that the bunker project is scheduled to begin at the end of the month, with an expected 180-day timeline for completion. The work will be limited to no more than one hole per day.

BOARD APPOINTMENTS, INTERVIEWS, AND REPORTS

13. Golf Advisory Board Report

Rich Lee, Chair, provided an update on the recent quarterly meeting and expressed appreciation to the City Council for their support of the Mayor's Tournament, as well as for the cleanup of a ditch on the golf course, which was completed earlier in the week. He also shared concerns regarding the placement of signage used to promote the golf program and upcoming events.

Mr. Clark confirmed that the ditch cleanup was performed by a City contractor.

PUBLIC HEARING

14. Second Reading - Ordinance No. 2025-20 - Administrative Rezoning/Various Locations East of Nova Road

City Attorney Matt Jones read Ordinance No. 2025-20 into the record.

ORDINANCE NO. 2025-20

AN ORDINANCE OF THE CITY OF PORT ORANGE, VOLUSIA COUNTY, FLORIDA, REZONING ±0.46 ACRES FROM COMMUNITY COMMERCIAL (CC) TO NEIGHBORHOOD PRESERVATION (NP) LOCATED AT 412 JEFFERSON AVENUE, 414 JEFFERSON AVENUE, AND 416 JEFFERSON AVENUE; REZONING ±0.18 ACRES FROM RIDGEWOOD DEVELOPMENT (RD) TO NEIGHBORHOOD PRESERVATION (NP) LOCATED AT 117 FLEMING AVENUE; REZONING ±0.77 ACRES OF FROM NEIGHBORHOOD PRESERVATION (NP) TO OFFICE/RESIDENTIAL TRANSITION (ORT) LOCATED AT 608 ROSELLE STREET AND PARCEL NO. 6304-07-00- 0760, GENERALLY LOCATED ON DUNLAWTON AVENUE; REZONING ±0.24 ACRES FROM NEIGHBORHOOD PRESERVATION (NP) TO GOVERNMENT PUBLIC USE (GPU) LOCATED AT 413 HERBERT STREET; REZONING ±1.07 ACRES FROM PLANNED COMMERCIAL DEVELOPMENT (PCD) TO GOVERNMENT PUBLIC USE (GPU) BEING IDENTIFIED AS PARCEL NOS. 6304-07-00- 1820 AND 6304-07-00-1401, GENERALLY LOCATED AT SPRUCE CREEK ROAD & DUNLAWTON AVENUE; REZONING ±1.66 ACRES FROM MULTI-FAMILY RESIDENTIAL (R-3M) TO GOVERNMENT PUBLIC USE (GPU) BEING IDENTIFIED AS PARCEL NOS. 6341-05-00- 0010 AND 6341-04-03-0142, GENERALLY LOCATED ON RUTH STREET; REZONING ±0.31 ACRES FROM SINGLEFAMILY RESIDENTIAL (R-10SF) TO GOVERNMENT PUBLIC USE (GPU) LOCATED AT 5797 DEVON STREET; AUTHORIZING REVISION OF THE OFFICIAL ZONING ATLAS; AND PROVIDING AN EFFECTIVE DATE.

Motion to adopt was made by Councilman Shawn Goepfert and Seconded by Councilman Jonathan Foley. Motion carried unanimously by roll call vote.

15. Second Reading - Ordinance No. 2025-21- Code of Ordinances Amendment/Chapter 82 - Waterways - Installation of Private Aids to Navigation (PATONs)

City Attorney Matt Jones read Ordinance No. 2025-21 into the record.

ORDINANCE NO. 2025-21

AN ORDINANCE OF THE CITY OF PORT ORANGE, VOLUSIA COUNTY, FLORIDA, AMENDING CHAPTER 82, ARTICLE I TO ESTABLISH A NEW SECTION 82-6 AUTHORIZING AND ADOPTING A PRIVATE AIDS TO NAVIGATION (PATON) PLAN FOR THE PURPOSE OF ESTALISHING JUIRDICITION TO

INSTALL AND MAINTAIN UNIFORM WATERWAY MARKERS TO SAFELY GUIDE BOATERS TO AND FROM THE RIVERWALK DAY DOCK; AUTHORIZING THE CITY MANAGER TO SIGN ALL REQUIRED ENVIRONMENTAL AND NAVIGATIONAL PERMIT APPLICATIONS NECESSARY FOR THE RIVERWALK PARK DAY DOCK PROJECT; PROVIDING FOR CODIFICATION; PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

Motion to adopt was made by Councilman Jonathan Foley and Seconded by Vice Mayor Tracy Grubbs. Motion carried unanimously by roll call vote.

16. Administrative Amendments to the Land Development Code (LDC)

a. Second Reading - Ordinance No. 2025-23 - Land Development Code (LDC) Amendment/ Chapter 3 Administration and Chapter 5 Subdivisions – Approval Process for a Subdivision Plat or Replat According to Senate Bill 784

City Attorney Matt Jones read Ordinance No. 2025-23 into the record.

ORDINANCE NO. 2025-23

AN ORDINANCE OF THE CITY OF PORT ORANGE, VOLUSIA COUNTY, FLORIDA AMENDING THE LAND DEVELOPMENT CODE CHAPTER 3 ADMINISTRATION AND CHAPTER 5 SUBDIVISIONS RELATING TO PLAT APPROVAL PROCEDURES TO ENSURE CONSISTENCY AND COMPLIANCE WITH RECENTLY ADOPTED STATE LEGISLATION AMENDING SECTION 177.071, FLORIDA STATUTES, REQUIRING CERTAIN PLAT AND REPLAT SUBMITTALS BE ADMINISTRATIVELY APPROVED WITHOUT FURTHER ACTION BY THE GOVERNING BODY; REQUIRING THE DESIGNATION OF AN ADMINISTRATIVE AUTHORITY FOR THE PLAT REVIEW AND APPROVAL PROCESSES; SETTING FORTH THE REVIEW TIMEFRAME AND NOTICE REQUIREMENTS RELATED TO THE APPROVAL PROCESS FOR PLAT AND REPLAT SUBMITTALS; CONFORMING SECTION 177.111, FLORIDA STATUTES, TO BE CONSISTENT WITH SECTION 177.071, FLORIDA STATUTES; PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

Motion to adopt was made by Councilman Jonathan Foley and

Seconded by Vice Mayor Tracy Grubbs.  
Motion carried unanimously by roll call  
vote.

b. Second Reading - Ordinance No. 2025-24 - Land Development Code (LDC) Amendment/Chapter 15 Signs - Electronic Message Center Minimum Message Displayed Time

City Attorney Matt Jones read Ordinance No. 2025-24 into the record.

ORDINANCE NO. 2025-24

AN ORDINANCE OF THE CITY OF PORT ORANGE, VOLUSIA COUNTY, FLORIDA AMENDING THE LAND DEVELOPMENT CODE CHAPTER 15 RELATING TO DIGITAL SIGNS AND STRING LIGHTING, AMENDING THE MESSAGE DISPLAY TIME; PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

Motion to adopt was made by  
Councilman Jonathan Foley and  
Seconded by Vice Mayor Tracy Grubbs.  
Motion carried unanimously by roll call  
vote.

c. Second Reading - Ordinance No. 2025-25 - Land Development Code (LDC) Amendment/Chapter 16 – Miscellaneous Regulations – Setbacks for an Elevated Wood Deck

City Attorney Matt Jones read Ordinance No. 2025-25 into the record.

ORDINANCE NO. 2025-25

AN ORDINANCE OF THE CITY OF PORT ORANGE, VOLUSIA COUNTY, FLORIDA AMENDING THE LAND DEVELOPMENT CODE CHAPTER 16 RELATING TO SPECIAL SETBACKS FOR ELEVATED WOOD DECKS,; PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

Motion to adopt was made by  
Councilman Jonathan Foley and  
Seconded by Vice Mayor Tracy Grubbs.  
Motion carried unanimously by roll call  
vote.

17. First Reading - Ordinance No. 2025-19- Land Development Code (LDC) Amendment/Chapter 15 - Signs - Nonconforming signs

City Attorney Matt Jones read Ordinance No. 2025-19 into the record.

ORDINANCE NO. 2025-19

AN ORDINANCE OF THE CITY OF PORT ORANGE, VOLUSIA COUNTY, FLORIDA AMENDING THE LAND DEVELOPMENT CODE CHAPTER 15 RELATING TO NONCONFORMING SIGNS TO INCENTIVIZE THE REMOVAL OF CERTAIN EXISTING NONCONFORMING SIGNS AND SIGN FACES IN EXCHANGE FOR THE ALLOWANCE OF RECONSTRUCTING BY AGREEMENT CERTAIN EXISTING NONCONFORMING SIGNS AND SIGN FACES ALONG THE I-95 CORRIDOR AND RIDGEWOOD AVENUE; REMOVING UNINTENDED DUPLICATE LANGUAGE; PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

Motion to approve was made by Vice Mayor Tracy Grubbs and Seconded by Councilman Shawn Goepfert.

Mr. Burman introduced the item, provided details, and answered Council members' questions.

Applicant, Rob Merrill with Cobb Cole, spoke on the lighting and the brightness of the sign. There is an automatic dimming solution on the sign once dusk sets in to adjust the brightness.

Motion carried unanimously by roll call vote.

COUNCIL COMMITTEE REPORTS

18. City Council Committee Reports

a. Volusia Flagler TPO - Councilman Jonathan Foley

Vice Mayor Grubbs attended the meeting on Councilman Foley's behalf and stated there is nothing new to report.

b. Police Pension Board - Councilman Lance Green

Councilman Green provided an update on the Police Pension's quarterly meeting.

Regular City Council Meeting  
September 2, 2025  
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ADJOURNMENT – 7:46 p.m.

  
\_\_\_\_\_  
Mayor Scott Stiltner

Attest:

  
\_\_\_\_\_  
Robin Fenwick, MMC  
City Clerk

