

REGULAR CITY COUNCIL MEETING MINUTES  
COUNCIL CHAMBERS – CITY HALL  
1000 CITY CENTER CIRCLE  
PORT ORANGE, FLORIDA  
FEBRUARY 3, 2026

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

4. Public Comments on Consent Agenda Items Only

Robert Reinhausen, resident, commented on items #9 and 10 regarding the mitigation bank and raised concerns regarding the recording of the property in public record.

CONSENT AGENDA

5. Approval of Minutes
  - a. Regular City Council Meeting - January 13, 2026
6. Bid Awards and Contract Items
  - a. Approval of Task Authorization No. 7 with Zev Cohen and Associates, Inc. for the design of the Devon Street Stormwater Improvement Project (SW263)
  - b. Approval of Task Authorization No. 8 with Zev Cohen and Associates, Inc. for the design of the Sweetwater Boulevard Stormwater Improvement Project (SW263)
  - c. Approval of Change Order No. 1 to the AIA Agreement for ITB #25-02 for the Construction of the Forestry Building with S.A. Casey Construction, Inc.
  - d. Approval to Award ITB #25-01 to Enviro-Tech Systems, Inc. for the Police Department Shooting Range Berm Restoration
7. Authorize the Port Orange Police Department to enter into a Memorandum of Understanding with the United States Department of Veterans Affairs, Orlando Care System
8. Ratification of the Mutual Aid Agreement for Combined Operational Assistance and Voluntary Cooperation Agreement for Volusia County, Florida

9. Resolution No. 26-6 - Webster Creek Mitigation Bank Wetland Reservation and Purchase Agreement for the Cambridge Canal Pump Station Upgrades Project

10. Resolution No. 26-7 - Farmton Mitigation Bank Credit Reservation and Purchase Agreement for the Cambridge Canal Pump Station Upgrades Project

11. Resolution No. 26-8 - Approval of State of Florida Department of Environmental Protection Grant Agreement in the amount of \$1,400,000 for the upgrade of the Ponce Inlet Master Lift Station and Replacement of the Wastewater Pipes along S. Peninsula Drive

Motion to approve the Consent Agenda as presented was made by Councilman Shawn Goepfert and Seconded by Vice Mayor Tracy Grubbs. Motion carried unanimously by roll call vote.

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

Sandra Snodgrass, resident, spoke on the Let Volusia Vote campaign regarding the discharge of treated wastewater into the aquifer. Ms. Snodgrass referenced a petition released on Sunday, asking Council members to sign it, stated over development is a concern, and asked if Council members spoke with any of the legislators in Tallahassee about proposed Senate Bill 718 and House Bill 479.

#### COMMENTS AND ADDITIONAL ITEMS

##### 12. Council Members

Councilman Lance Green highlighted items related to two stormwater projects.

Councilman Shawn Goepfert asked City Manager, Wayne Clark to further explain the mitigation bank associated with the Cambridge project.

Mr. Clark explained that, as part of the project requirements, the City must provide mitigation. He clarified that the designated land will remain in its current natural state in perpetuity and cannot be sold or developed. When the mitigation bank was established, it was assigned a specific number of credits, and the City cannot alter the property in any way. Mr. Clark noted that these actions represent the final steps necessary for the City to obtain the required permit to begin construction on the Cambridge project this spring.

Regarding the wastewater concerns, Councilman Goepfert sought clarification from Mr. Clark, who confirmed, that the City does not pump wastewater into the aquifer nor does the City plan to. Mr. Clark advised the City utilizes reclaimed water ponds rather than discharging wastewater into the river.

Vice Mayor Tracy Grubbs commented on consent agenda item 6D regarding the police shooting berm restoration. He noted that the project was budgeted last year and carried forward into the current fiscal year. Out of the \$340,000, a portion of the funding is provided by FEMA. He emphasized that the City continues to actively pursue all available

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funding opportunities. Vice Mayor Grubbs provided an update on the Jackson Street project, stating that completion is estimated for the end of March. Vice Mayor Grubbs also shared that he attended the Parks and Recreation Kings and Queens dance and commended staff and volunteers for organizing a successful event.

Mayor Scott Stiltner reported that the recent trip to Tallahassee was productive. He and City staff met with state legislators, including members of the House and Senate, to advocate for appropriation and grant funding for City projects. He thanked staff for their extensive preparation and noted they presented three project requests, receiving positive feedback from legislators on both sides of the aisle. Mayor Stiltner also addressed ongoing discussions regarding property taxes, stating that the outcome remains uncertain at both the state and local levels. While various concepts and proposals are under discussion, he emphasized that there are necessary costs associated with operating the City.

Finally, Mayor Stiltner clarified comments regarding “toilet-to-tap” water in the City of Daytona Beach. He explained that while the City of Daytona Beach conducted a pilot program to determine whether the wastewater could be treated to state-required standards, the City did not distribute treated wastewater to their residents. He further noted that the State now requires municipalities and counties to submit plans by 2028, outlining how they will cease discharging wastewater into surface waters. If a plan is not submitted, discharge must stop immediately; however, jurisdictions that submit an approved plan may have until 2032 to comply. He added that many years ago, the City of Port Orange discontinued surface water discharge and instead purchased property to create reclaimed water ponds, allowing treated wastewater to be reused for irrigation purposes.

### 13. City Attorney

There was nothing further.

### 14. City Manager

Mr. Clark thanked Councilman Lance Green for highlighting the two projects on the consent agenda and provided a brief update regarding their scope and anticipated impact. He explained that the item listed as an environmental protection grant reflects a legislative appropriation that the City received last year in the amount of \$1.4 million. The first project involves the Ponce Inlet master lift station and associated pipe replacement, which will enhance resiliency on the coastal barrier island. The project includes installation of new piping in an older area of the system and construction of a more resilient lift station to better serve the community. Mr. Clark also briefly referenced additional related items that will be brought forward for Council consideration at the next meeting.

Mayor Stiltner requested Mr. Clark to review the County Council meeting held earlier in the day, during which policies related to Volusia Forever and Florida legislation were discussed, and provide any necessary information to City Council.

BOARD APPOINTMENTS, INTERVIEWS, AND REPORTS

15. Planning Commission Appointment

Angela LeDuc, applicant, introduced herself to Council and provided a brief overview of her background.

Mayor Stiltner advised that Planning Commission is a very important board, tough decisions will need to be made, and provided some advice.

Council members expressed their appreciation for her community involvement.

Motion to nominate Angela LeDuc to Planning Commission was made by Vice Mayor Tracy Grubbs and Seconded by Councilman Shawn Goepfert. Motion carried unanimously by voice vote.

16. Parks and Recreation Board Report

Bobby Ball, chair, provided an update on the Parks and Recreation board.

REGULAR AGENDA

17. Resolution No. 26-10 - Approval of the Sale of Property to the Florida Department of Transportation for the I-4 Truck Parking

Motion to approve Resolution No. 26-10 was made by Councilman Shawn Goepfert and Seconded by Vice Mayor Tracy Grubbs.

Mr. Clark provided details on the item.

Councilman Green suggested the City reinvest the money into purchasing land for stormwater projects.

Motion carried unanimously by roll call vote.

18. First Reading - Ordinance No. 2026-1 - Amending Chapter 74, Article II - Utilities, Water Service of the Code of Ordinances related to private water systems in the City

Mr. Jones read Ordinance No. 2026-1.

Ordinance No. 2026-1

AN ORDINANCE OF THE CITY OF PORT ORANGE, VOLUSIA COUNTY, FLORIDA, AMENDING SECTION 74-33, REQUIRING A DEPOSIT FOR MASTER METER INSTALLATION; ESTABLISHING A NEW SECTION 74-34, REQUIRING THE INSTALLATION OF A MASTER METER FOR A CAMPGROUND, RECREATIONAL PARK, MOTEL, HOTEL, MOBILE HOME PARK, APARTMENT COMPLEX OR OTHER MULTIFAMILY RESIDENTIAL UNITS, AND PROVIDING FOR THE METHOD OF BILLING FOR MASTER METER ACCOUNTS; AMENDING SECTION 74-39, SETTING FORTH THE RESPONSIBILITY OF MAINTENANCE OF PRIVATE WATER SYSTEMS INCLUDING EMERGENCY MAINTENANCE; PROVIDING FOR REPEAL OF CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY AND PROVIDING AN EFFECTIVE DATE.

Motion to approve Ordinance No. 2026-1 was made by Vice Mayor Tracy Grubbs and Seconded by Councilman Shawn Goepfert.

Mr. Clark provided details and a presentation on the item, explained what a master meter is and how it works. He answered questions from council members and clarified that, under state law, park owners are not permitted to upcharge the city's water fees. The amount charged to residents must be the same as the rate charged by the City.

Councilman Green asked whether billing would be based on a bulk rate or a residential rate, and Mr. Clark clarified that it would be charged at a bulk rate.

Lisa Morris, resident, expressed her concerns regarding historical records, water main breaks, and the enforcement of water meters and fair billing based on usage.

Sue Burns, resident, expressed her concerns on the item, her communications with the City, and information she received from the park owners. Ms. Burns asked for this to not be implemented until further solutions can be made.

Mike Belanic, resident, provided history on the Parkwood mobile home community and the City's changes over the years.

Matt Jones, City Attorney, provided clarification that the obligation for mobile home parks to maintain their private water systems is already established in the City Code and is not being changed by the proposed action. Mr. Jones further cited Florida Statutes, explaining that it is illegal for park owners to increase water bills beyond actual costs. The only permissible charges are for direct expenses, such as hiring a third party for services or covering maintenance and repair costs associated with their private infrastructure.

Mr. Clark added that other parks and campgrounds throughout the City are already

operating in accordance with the approach being presented and that the proposed action would bring the remaining five parks into alignment. He emphasized that the intent is to ensure fairness and equity across all parks and is not an effort to generate additional revenue for the City. He also noted that there are no records explaining why these five parks had previously been treated differently.

Council members understand this is a cleanup item and that as time goes on, the City continues to identify opportunities to improve processes and correct past practices.

Vice Mayor Grubbs asked Mr. Jones about potential legal concerns related to the City accessing private property, to which Mr. Jones advised that, if occurring, such activity should cease immediately.

Councilman Green asked Mr. Clark for clarification regarding the water meters. Mr. Clark explained that the private parks have both a master meter and sub-meters; however, approximately half of the meters within the five parks do not function. As a result, the City has been estimating water usage because they cannot replace meters located on private property.

Mayor Stiltner reiterated that the infrastructure in question is privately owned and located on private property. He added that the affected communities will have one year to make the necessary adjustments.

Motion carried 3-1 by roll call vote with  
Vice Mayor Tracy Grubbs voting no.

### COUNCIL COMMITTEE REPORTS

#### 19. City Council Committee Reports

- a. Volusia Flagler TPO - Councilman Jonathan Foley was absent.

ADJOURNMENT - 7:40 p.m.

Attest:



Robin Fenwick, MMC  
City Clerk

  
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Mayor Scott Stiltner