

MINUTES
CITY COUNCIL MEETING
August 24, 2021
3000 Bellemead Drive, Daytona Beach Shores, FL 32118

1. CALL TO ORDER BY MAYOR

Present: Mayor Nancy Miller, Councilmember Richard Bryan, Councilmember Richard Frizalone, Vice Mayor Mel Lindauer, Councilmember Michael Politis

Staff: City Manager Michael T. Booker, City Clerk Cheri Schwab, City Attorney John Cary, Community Services Director Fred Hiatt, City Planner Stewart Cruz, Finance Director Kurt Swartzlander, Recreation Director Nancy Maddox, and Public Safety Director Stephan Dembinsky.

2. ROLL CALL BY CITY CLERK

3. PRAYER

4. PLEDGE OF ALLEGIANCE

5. CEREMONIAL ITEMS, PRESENTATIONS AND PUBLIC NOTICES:

A. Detective Daniel Carrazana Five-Year Service Award

Public Safety Director Stephan Dembinsky presented a Five-Year service award to Detective Daniel Carrazana.

6. APPROVAL OF MINUTES

A. City Council Minutes August 10, 2021

VICE MAYOR MEL LINDAUER moved, seconded by COUNCILMEMBER MICHAEL POLITIS to Approve the City Council Minutes of August 10, 2021.

Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 5 No = 0).

Yes: Mayor Nancy Miller, Councilmember Richard Bryan, Councilmember Richard Frizalone, Vice Mayor Mel Lindauer, Councilmember Michael Politis

7. CONSENT AGENDA:

A. Public Safety July Monthly Report

B. Building Division July, 2021 Report

C. Community Services July, 2021 Report

VICE MAYOR MEL LINDAUER moved, seconded by COUNCILMEMBER MICHAEL POLITIS to Approve the consent agenda.

Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 5 No = 0).

Yes: Mayor Nancy Miller, Councilmember Richard Bryan, Councilmember Richard Frizalone, Vice Mayor Mel Lindauer, Councilmember Michael Politis

8. REPORTS OF THE CITY ATTORNEY:

A. City Attorney Report

City Attorney John Cary reviewed his report for the council. There were no additional questions or comments.

9. REPORTS OF THE CITY MANAGER:

A. City Manager's Report

City Manager Michael Booker reviewed his report for the council. There were no additional questions or comments.

10. OLD BUSINESS:

11. NEW BUSINESS:

A. Selection of Audit Firm

COUNCILMEMBER RICHARD BRYAN moved, seconded by COUNCILMEMBER RICHARD FRIZALONE to select James Moore and Company and directed staff to negotiate a contract with them.

Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 5 No = 0).

Yes: Mayor Nancy Miller, Councilmember Richard Bryan, Councilmember Richard Frizalone, Vice Mayor Mel Lindauer, Councilmember Michael Politis

B. Award of Bid to sell 136 Beachcomber St.

Shelia Duncan, who is currently leasing a storefront in the plaza, submitted a bid for \$215,000. She has been there for almost 6 years and would like to stay located in the city. She did request the city to finance the loan for twenty years at the current interest rate if possible. Vice Mayor Lindauer inquired if she had also spoken with a bank for financing options. She indicated that she had briefly discussed it but no terms were finalized. Mayor Miller explained that the city would not want to finance the purchase.

Kevin Purucker, a local business owner, also submitted a bid for the property. Mayor Miller, Vice Mayor Lindauer and CMBR Politis indicated they had ex-parte communication with Mr. Purucker. He explained that he would like all the tenants to stay if he was awarded the bid. He would like to generate a passive income. He planned to maintain and improve the plaza and stated that he had the cash reserves to do so. His bid was originally for \$175,000 but had an escalation clause of \$2,500 over the top bidder. Mr. Purucker stated that he could honor the bid of \$217,500 in cash. He would be willing to maintain the current lease amounts for one year with the tenants. Vice Mayor Lindauer felt the property was worth more than \$215,000. Mr. Purucker explained that the property is only seen if you are traveling southbound on S. Atlantic Avenue. It is not allowed to have a street sign and there is no direct frontage on A1A. The parking lot is also smaller compared to others.

After a short discussion between the councilmembers the following motion was made:

COUNCILMEMBER MICHAEL POLITIS moved, seconded by COUNCILMEMBER RICHARD FRIZALONE to Award the Bid to Kevin Purucker with a one year moratorium on the current rent amounts.

Vote: Motion carried by unanimous roll call vote (**summary:** Yes = 5 No = 0).

Yes: Mayor Nancy Miller, Councilmember Richard Bryan, Councilmember Richard Frizalone, Vice Mayor Mel Lindauer, Councilmember Michael Politis

12. COUNCIL COMMENTS:

Mayor Miller informed the audience of the upcoming coastal clean-up on September 18th. She encouraged everyone to participate. There is a free concert this Friday at 6:30pm in the pavilion. CMBR Frizalone congratulated the firm of James Moore for winning the audit bid. He also appreciated Kevin Purucker and Shelia Duncan working together at the Beachcomber property. Vice Mayor Lindauer announced that Halifax Health ExpressCare could now accept Medicare patients.

13. AUDIENCE REMARKS/PUBLIC COMMENTS:

There were no audience comments.

14. ITEMS RECOMMENDED FOR THE NEXT AGENDA:

Everyone was reminded that the next meeting would be a budget hearing on Monday, September 13th.

15. ADJOURNMENT:

The meeting ended at 6:47 pm.

**MAYOR
NANCY MILLER**

**CITY MANAGER
MICHAEL T. BOOKER**

ATTEST:

CITY CLERK, CHERI SCHWAB