



OBSERVER CORPS REPORT

DeBary City Council

Reported by Val Bruneel

November 5, 2025

The DeBary City Council met for its regular session on November 5 at 6:30 p.m. in Council Chambers. The meeting included recognition of Hometown Heroes and proceeded through the agenda as posted.

Consent Agenda

All items on the Consent Agenda were approved, including payment for a pump damaged during Hurricane Milton, renewal of the Gateway Center for the Arts facility use agreement, and a sole source agreement for lighting at Bill Keller Park pickleball courts.

Public Hearings

The Community Methodist Church requested approval for a one-acre lot split at 465 West Highbanks Road. The parcel is intended for sale to generate funds for capital improvements to the church.

During public comments, concerns were raised regarding flooding and the absence of a development plan for the split parcel. An interested buyer has come forward.

Mayor Karen Chasez disclosed that she is the prospective buyer. She stated her intent is to prevent future development and maintain the parcel as open space. The mayor announced she would file the required disclosures and recused herself from discussion and voting.

Council approved both the Future Land Use Map amendment and the rezoning.

New Business

The updated Purchasing Policy and Procedures Manual was approved.

Council also approved a Joint Project Agreement with Volusia County for the West Highbanks Flood Mitigation Project. Staff reported that the full strategic plan for flood mitigation is complete. The city is now aggressively seeking funding to move identified projects forward.

Council held a discussion on the proposed Façade Grant Program and provided guidance to staff.

LWVVC Areas of Interest

- Flooding concerns were raised during the land use discussion, relating to natural resources and environmental impacts.
- The Joint Project Agreement reflects cooperation between the city and county on flood mitigation and long-term water management, a priority for LWVVC.
- The Mayor's disclosure and recusal supported transparency in local government.