

**FRUITLAND PARK CITY COMMISSION REGULAR MEETING
MINUTES
August 27, 2015**

A regular meeting of the Fruitland Park City Commission was held at 506 W. Berckman Street, Fruitland Park, Florida 34731 on Thursday, August 27, 2015 at 7:00 p.m.

Members Present: Mayor Christopher Bell, Commissioners John L. Gunter Jr. and Ray Lewis

Also Present: City Manager Gary La Venia, City Attorney Anita Geraci-Carver, City Treasurer, Jeannine Racine Michaud, Police Chief Michael A. Fewless, Lieutenant Dennis Cutter; Administrative Officer Jennifer Hutchins, Police Department; Fire Chief George Fernandez; Captain Michael Laming, Fire Department Lieutenant Don Gilpin, Community Development Director Charlie Rector, Fruitland Park Library Director JoAnne Glendinning, Public Works Director Dale Bogle, and City Clerk Esther B. Coulson.

1. CALL TO ORDER, INVOCATION AND PLEDGE OF ALLEGIANCE

After Mayor Bell called the meeting to order at 7:02 p.m., Pastor George A. Mulford, Grace Bible Baptist Church, gave the invocation, and Chief Fewless led in the Pledge of Allegiance to the flag.

2. ROLL CALL

At Mayor Bell's request, Ms. Coulson called the roll and a quorum was declared present. Mayor Bell recognized that the absences of Vice Mayor Chris Cheshire and Commissioner Rick Ranize had previously been excused for this evening's meeting.

3. LOCAL PLANNING AGENCY

By unanimous consent, the city commission recessed at 7:06 p.m. to the Local Planning Agency meeting and reconvened at 7:21 p.m.

4. PUBLIC COMMENTS

Mr. Peter Hurtt, City of Fruitland Park resident, congratulated the city commission for its hard work over the months over various issues; questioned the status of the Casino Community building and the relocation of the library, and noted the last action taken by the city commission.

In response to several inquiries posed by Mr. Hurtt, Mayor Bell recalled the city commission's actions at a previous meeting to construct the new Fruitland Park Library at location where the Casino Community building is currently situated and the relocation of same.

5. REGULAR AGENDA

(a) July 2015 EOM Financial Report

Mayor Bell introduced new and former City Treasurer Ms. Michaud who reviewed the report outlining the end of the month revenues and expenses for all funds through July 31, 2015.

(b) Three-Quarter Mid-End Budget Review

Ms. Michaud reviewed the current budget, the city's financial status, and the three-quarter mid-end of year budget amendment.

A motion was made by Commissioner Lewis and seconded by Commissioner Gunter that the city commission approved the three-quarter mid-end of year budget amendment report of the City of Fruitland Park's budget and financial status and approve the budget amendment as submitted by the city treasurer.

After discussion, Mayor Bell called for a vote on the motion and declared it carried unanimously.

(c) VOFP – Units 35 Final Plat Approval - Petitioner: Darrin Taylor, applicant on behalf of The Villages of Lake-Sumter, Inc., Owner

On motion of Commissioner Gunter, seconded by Commissioner Lewis, and unanimously carried, the city commission approved the final plat submittal for the Villages of Fruitland Park, Unit 35.

Upon staff's recommendation and by unanimous consent, the city commission took the items out of order on this evening's agenda and considered the following:

(e) First Reading – Ordinance 2015-013 Boundary Amendment - 4.5 Acres – North of Miller Street – AG to C-2 - Petitioners: Dennis and Martha Bradford, Owners

At Mayor Bell's request, Ms. Geraci-Carver read the title of proposed Ordinance 2015-013, the substance of which is as follows:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF FRUITLAND PARK, FLORIDA, AMENDING THE BOUNDARIES OF THE CITY OF FRUITLAND PARK FLORIDA IN ACCORDANCE WITH THE PROCEDURE SET FORTH IN SECTION 171.044, FLORIDA STATUTES, TO INCLUDE WITHIN THE CITY LIMITS APPROXIMATELY 4.5 ± ACRES OF LAND GENERALLY LOCATED NORTH OF MILLER STREET (CR 466A) AND WEST OF TIMBERTOP LANE; DIRECTING THE CITY MANAGER TO PROVIDE CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL TO THE CLERK OF THE CIRCUIT COURT, THE LAKE COUNTY MANAGER AND THE SECRETARY OF STATE OF THE STATE OF FLORIDA; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE. (The second reading and public hearing will be held on September 10, 2015.)

On motion of Commissioner Lewis, seconded by Commissioner Gunter and unanimously carried, the city commission approved the local planning agency's recommendation of approval on proposed Ordinance 2015-013 as previously cited.

- (d) **First Reading – Ordinance 2015-011- Rezoning – 4.5 Acres – North of Miller Street – AG to C-2 - Petitioners: Dennis and Martha Bradford, Owners**
At Mayor Bell's request, Ms. Geraci-Carver read the title of proposed Ordinance 2015-011, the substance of which is as follows:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF FRUITLAND PARK, FLORIDA, REZONING APPROXIMATELY 4.5 ACRES OF PROPERTY GENERALLY LOCATED NORTH OF MILLER STREET (CR 466-A) AND WEST OF TIMBERTOP LANE FROM COUNTY AGRICULTURE (AG) TO THE DESIGNATION OF GENERAL COMMERCIAL (C-2) WITHIN THE CITY LIMITS OF FRUITLAND PARK; PROVIDING FOR DIRECTIONS TO THE CITY MANAGER; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR AN EFFECTIVE DATE. (The second reading and public hearing will be held on September 10, 2015.)

On motion of Commissioner Lewis, seconded by Commissioner Gunter and unanimously carried, the city commission approved the local planning agency's recommendation of approval on proposed Ordinance 2015-011 as previously cited.

- (f) **First Reading – Ordinance 2015-016 – Boundary Amendment – 1.9 ± Acres – North of Miller Street and West of Micro Racetrack Road – Petitioner: Willie M. Pace, Owner**
At Mayor Bell's request, Ms. Geraci-Carver read the title of proposed Ordinance 2015-011, the substance of which is as follows:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF FRUITLAND PARK, FLORIDA, AMENDING THE BOUNDARIES OF THE CITY OF FRUITLAND PARK FLORIDA IN ACCORDANCE WITH THE PROCEDURE SET FORTH IN SECTION 171.044, FLORIDA STATUTES, TO INCLUDE WITHIN THE CITY LIMITS APPROXIMATELY 1.9± ACRES OF LAND GENERALLY LOCATED NORTH OF MILLER STREET (CR 466-A) AND WEST OF MICRO RACETRACK ROAD; DIRECTING THE CITY MANAGER TO PROVIDE CERTIFIED COPIES OF THIS ORDINANCE AFTER APPROVAL TO THE CLERK OF THE CIRCUIT COURT, THE LAKE COUNTY MANAGER AND THE SECRETARY OF

STATE OF THE STATE OF FLORIDA; PROVIDING FOR SEVERABILITY; PROVIDING FOR AN EFFECTIVE DATE. (The second reading and public hearing will be held on September 10, 2015.)

On motion of Commissioner Lewis, seconded by Commissioner Gunter and unanimously carried, the city commission approved the local planning agency's recommendation of approval on proposed Ordinance 2015-016 as previously cited.

- (g) **First Reading - Ordinance 2015-018 – Rezoning - North of Miller Street (CR 466-A) and West of Micro Racetrack Road – 1.9 ± Acres – AG to C-2 - Petitioner: Willie M. Pace, Owner**
At Mayor Bell's request, Ms. Geraci-Carver read the title of proposed Ordinance 2015-018, the substance of which is as follows:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF FRUITLAND PARK, FLORIDA, REZONING APPROXIMATELY 1.9 ACRES OF PROPERTY GENERALLY LOCATED NORTH OF MILLER STREET (CR 466-A) AND WEST OF MICRO RACETRACK ROAD FROM COUNTY AGRICULTURE (AG) TO THE DESIGNATION OF GENERAL COMMERCIAL (C-2) WITHIN THE CITY LIMITS OF FRUITLAND PARK; PROVIDING FOR DIRECTIONS TO THE CITY MANAGER; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR AN EFFECTIVE DATE. (The second reading and public hearing will be held on September 10, 2015.)

On motion of Commissioner Gunter, seconded by Commissioner Lewis and unanimously carried, the city commission approved the local planning agency's recommendation of approval on proposed Ordinance 2015-018 as previously cited.

PUBLIC HEARING

By unanimous consent, Mayor Bell opened the public hearings on this evening's meeting.

- (h) **Second Reading and Public Hearing – Ordinance 2015-005 - Sewer and Grease Traps Discharge Regulation**
It now being the time advertised to hold a public hearing to consider proposed Ordinance 2015-005, Ms. Geraci-Carver read the following title and Mayor Bell called for interested parties to be heard:

AN ORDINANCE OF THE CITY OF FRUITLAND PARK, LAKE COUNTY, FLORIDA, RELATING TO THE REGULATION OF GREASE TRAPS AND DISCHARGES INTO CITY SYSTEMS; PROVIDING FOR ENFORCEMENT; PROVIDING FOR REPEAL OF ALL CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY, CODIFICATION AND AN EFFECTIVE DATE. (The first reading was held on July 25, 2015.)

There being no one from the public and **by unanimous consent, Mayor Bell closed the public hearing.**

Mayor Bell referred to the previous discussion regarding necessary financing to which Ms. Geraci-Carver explained that it will be considered at a future meeting.

In response to Mr. Hurtt's question, Mayor Bell delineated the definition of the LPA process.

After discussion and **on motion of Commissioner Lewis, seconded by Commissioner Gunter and unanimously carried, the city commission enacted Ordinance 2015-005 as previously cited to become effective as provided by law.**

END OF PUBLIC HEARING

QUASI-JUDICIAL PUBLIC HEARING

- (i) **First Reading and Quasi-Judicial Public Hearing – Ordinance 2015-012 – Small-Scale Comprehensive Plan Amendment – Transmittal - 4.5± Acres – North of Miller Street (CR 466-A) and West of Timbertop Lane – County Rural to City Commercial - Petitioner: Dennis Bradford and Evelyn Bradford, Owners**

After Ms. Geraci-Carver explained the quasi-judicial process and in response to Mayor Bell's question, there were no ex-parte communications to be disclosed at this time.

Ms. Geraci-Carver read the title of the following proposed Ordinance 2015-012 and Mayor Bell called for interested parties to be heard:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF FRUITLAND PARK, FLORIDA, PROVIDING FOR A COMPREHENSIVE PLAN AMENDMENT AMENDING THE FUTURE LAND USE DESIGNATION FROM COUNTY RURAL TO CITY COMMERCIAL ON THE FUTURE LAND USE MAP OF THE CITY OF FRUITLAND PARK'S COMPREHENSIVE PLAN FOR APPROXIMATELY 4.5 ± ACRES OF PROPERTY GENERALLY LOCATED NORTH OF MILLER STREET (CR 466-A) AND WEST OF TIMBERTOP LANE.; DIRECTING

THE CITY CLERK TO TRANSMIT THE AMENDMENT TO THE APPROPRIATE GOVERNMENTAL AGENCIES PURSUANT TO CHAPTER 163, FLORIDA STATUTES; AUTHORIZING THE CITY MANAGER TO AMEND SAID COMPREHENSIVE PLAN; PROVIDING FOR SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HEREWITH; PROVIDING FOR AN EFFECTIVE DATE. (The second reading and public hearing will be held on September 10, 2015.)

There being no one from the public and by unanimous consent, Mayor Bell closed the public hearing.

On motion of Commissioner Gunter, seconded by Commissioner Lewis and unanimously carried, the city commission approved the local planning agency's recommendation of approval on proposed Ordinance 2015-012 as previously cited.

- (j) **First Reading and Quasi-Judicial Public Hearing - Ordinance 2015-017 – Small-Scale Comprehensive Plan Amendment – Transmittal - 1.9± Acres – North of Miller Street (CR 466-A) and West of Micro Racetrack Road – Petitioner: Willie M. Pace, Owner**

After Ms. Geraci-Carver read the following title of proposed Ordinance 2015-017, Mayor Bell called for interested parties to be heard:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF FRUITLAND PARK, FLORIDA, PROVIDING FOR A COMPREHENSIVE PLAN AMENDMENT AMENDING THE FUTURE LAND USE DESIGNATION FROM COUNTY RURAL TO CITY COMMERCIAL ON THE FUTURE LAND USE MAP OF THE CITY OF FRUITLAND PARK'S COMPREHENSIVE PLAN FOR APPROXIMATELY 1.9 ± ACRES OF PROPERTY GENERALLY LOCATED NORTH OF MILLER STREET (CR 466-A) AND WEST OF MICRO RACETRACK ROAD; DIRECTING THE CITY CLERK TO TRANSMIT THE AMENDMENT TO THE APPROPRIATE GOVERNMENTAL AGENCIES PURSUANT TO CHAPTER 163, FLORIDA STATUTES; AUTHORIZING THE CITY MANAGER TO AMEND SAID COMPREHENSIVE PLAN; PROVIDING FOR SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HEREWITH; PROVIDING FOR AN EFFECTIVE DATE. (The second reading and public hearing will be held on September 10, 2015.)

On motion of Commissioner Lewis, seconded by Commissioner Gunter and unanimously carried, the city commission approved the local planning

agency's recommendation of approval on proposed Ordinance 2015-017 as previously cited.

- (k) **First Reading and Quasi-Judicial Public Hearing - Ordinance 2015-014 – Small Scale Comprehensive Plan Amendment – Transmittal - .50± Acres – West of Rose Avenue and South of CR 466-A - Mixed Use Community - Petitioner: Charles O. or Connie S. McNeely**

After Ms. Geraci-Carver read the following title of proposed Ordinance 2015-014, Mayor Bell called for interested parties to be heard:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF FRUITLAND PARK, FLORIDA, PROVIDING FOR A COMPREHENSIVE PLAN AMENDMENT AMENDING THE FUTURE LAND USE DESIGNATION FROM SINGLE FAMILY MEDIUM DENSITY TO MIXED COMMUNITY ON THE FUTURE LAND USE MAP OF THE CITY OF FRUITLAND PARK'S COMPREHENSIVE PLAN FOR APPROXIMATELY .50± ACRES OF PROPERTY GENERALLY LOCATED WEST OF ROSE AVENUE AND SOUTH OF CR 466-A; DIRECTING THE CITY CLERK TO TRANSMIT THE AMENDMENT TO THE APPROPRIATE GOVERNMENTAL AGENCIES PURSUANT TO CHAPTER 163, FLORIDA STATUTES; AUTHORIZING THE CITY MANAGER TO AMEND SAID COMPREHENSIVE PLAN; PROVIDING FOR SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HEREWITH; PROVIDING FOR AN EFFECTIVE DATE. (The second reading and public hearing will be held on September 24, 2015.)

Mr. Rector confirmed, in response to Mayor Bell's remarks, that the petitioner has been changed to the City of Fruitland Park.

After discussion and **on motion of Commissioner Gunter, seconded by Commissioner Lewis and unanimously carried, the city commission approved proposed Ordinance 2015-014 as previously cited.**

- (l) **Second Reading and Quasi-Judicial Public Hearing - Ordinance 2015-008 – Rezoning – 0.83 Acres – South of Miller Street (CR 466-A) West of Rose Avenue – R-2 to C-1 - Petitioner: Allan Pharmer, Jr. and Deidre Pharmer, Property Owners**

It now being the time advertised to hold a public hearing to consider proposed Ordinance 2015-008, Ms. Geraci-Carver read the following title and Mayor Bell called for interested parties to be heard:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF FRUITLAND PARK, FLORIDA, REZONING APPROXIMATELY 0.83 ACRES OF PROPERTY GENERALLY

LOCATED SOUTH OF MILLER STREET (CR 466-A) AND WEST OF ROSE AVENUE FROM SINGLE FAMILY MEDIUM DENSITY (R-2) TO THE DESIGNATION OF NEIGHBORHOOD COMMERCIAL (C-1) WITHIN THE CITY LIMITS OF FRUITLAND PARK; PROVIDING FOR DIRECTIONS TO THE CITY MANAGER; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR AN EFFECTIVE DATE. (The first reading was held on July 25, 2015.)

There being no one from the public and **by unanimous consent, Mayor Bell closed the public hearing.**

Mr. Rector noted the proposed change and recognized at this evening's meeting, the presence of Mr. Ashley Hunt, attorney representing the applicant.

On motion of Commissioner Lewis, seconded by Commissioner Gunter and unanimously carried, the city commission enacted Ordinance 2015-008 as previously cited to become effective as provided by law.

(m) Second Reading and Quasi-Judicial Public Hearing - Ordinance 2015-007 – Small-Scale Comprehensive Plan Amendment – South of Miller Street and West of Rose Avenue – Single Family Medium to Mixed Community – Petitioner: Allan Pharmer, Jr. and Deidre Pharmer, Owners

It now being the time advertised to hold a public hearing to consider proposed Ordinance 2015-007, Ms. Geraci-Carver read the following title and Mayor Bell called for interested parties to be heard:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF FRUITLAND PARK, FLORIDA, PROVIDING FOR A COMPREHENSIVE PLAN AMENDMENT AMENDING THE FUTURE LAND USE DESIGNATION FROM SINGLE FAMILY MEDIUM DENSITY TO MIXED COMMUNITY ON THE FUTURE LAND USE MAP OF THE CITY OF FRUITLAND PARK'S COMPREHENSIVE PLAN FOR APPROXIMATELY 0.83 ± ACRES OF PROPERTY GENERALLY LOCATED SOUTH OF MILLER STREET (CR 466-A) AND WEST OF ROSE AVENUE; DIRECTING THE CITY CLERK TO TRANSMIT THE AMENDMENT TO THE APPROPRIATE GOVERNMENTAL AGENCIES PURSUANT TO CHAPTER 163, FLORIDA STATUTES; AUTHORIZING THE CITY MANAGER TO AMEND SAID COMPREHENSIVE PLAN; PROVIDING FOR SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HEREWITH; PROVIDING FOR AN EFFECTIVE DATE. (The first reading was held on July 25, 2015.)

There being no one from the public and **by unanimous consent, Mayor Bell closed the public hearing.**

On motion of Commissioner Gunter, seconded by Commissioner Lewis and unanimously carried, the city commission enacted Ordinance 2015-007 as previously cited to become effective thirty-one (31) days after adoption at this evening's meeting, if said ordinance is challenged within thirty (30) days after this day which may not become effective until the state land planning agency or administrative commission, respectively, issues a final order determining that said ordinance is in compliance.

- (n) **Second Reading and Quasi-Judicial Public Hearing - Ordinance 2015-010 – Rezoning – 4.04 ± Acres – South of Catawba and West of Rose Avenue – R-2 to CPUD – Master Development Agreement - Petitioner: William Baker III and Mary Baker, Property Owners**

It now being the time advertised to hold a public hearing to consider proposed Ordinance 2015-010, Ms. Geraci-Carver read the following title and Mayor Bell called for interested parties to be heard:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF FRUITLAND PARK, FLORIDA, REZONING APPROXIMATELY 4.04 ± ACRES OF PROPERTY GENERALLY LOCATED SOUTH OF CATAWBA AND WEST OF ROSE AVENUE FROM SINGLE FAMILY MEDIUM DENSITY (R-2) TO THE DESIGNATION OF COMMERCIAL PLANNED UNIT DEVELOPMENT (CPUD) WITHIN THE CITY LIMITS OF FRUITLAND PARK; ALLOWING FOR A PERCENTAGE OF PARKING SURFACE TO BE GRASSED WITH CONDITIONS; APPROVING A MASTER DEVELOPMENT AGREEMENT FOR THE PROPERTY; PROVIDING FOR CONDITIONS AND CONTINGENCIES; PROVIDING FOR DIRECTIONS TO THE CITY MANAGER; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; PROVIDING FOR AN EFFECTIVE DATE. (The first reading was held on July 25, 2015.)

There being no one from the public and **by unanimous consent, Mayor Bell closed the public hearing.**

On motion of Commissioner Lewis, seconded by Commissioner Gunter and unanimously carried, the city commission enacted Ordinance 2015-010 as previously cited to become effective as provided by law.

- (o) **Second Reading and Quasi-Judicial Public Hearing – Ordinance 2015-009 – Small Scale Comprehensive Plan Amendment – Mixed Community – 4.04 ±**

**Acres – South of Catawba Street and West of Rose Avenue – Petitioner:
William Baker, III and Mary Baker, Owners**

It now being the time advertised to hold a public hearing to consider proposed Ordinance 2015-009, Ms. Geraci-Carver read the following title and Mayor Bell called for interested parties to be heard:

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF FRUITLAND PARK, FLORIDA, PROVIDING FOR A COMPREHENSIVE PLAN AMENDMENT AMENDING THE FUTURE LAND USE DESIGNATION FROM SINGLE FAMILY MEDIUM DENSITY TO MIXED COMMUNITY ON THE FUTURE LAND USE MAP OF THE CITY OF FRUITLAND PARK'S COMPREHENSIVE PLAN FOR APPROXIMATELY 4.04 ± ACRES OF PROPERTY GENERALLY LOCATED SOUTH OF CATAWBA STREET AND WEST OF ROSE AVENUE; DIRECTING THE CITY CLERK TO TRANSMIT THE AMENDMENT TO THE APPROPRIATE GOVERNMENTAL AGENCIES PURSUANT TO CHAPTER 163, FLORIDA STATUTES; AUTHORIZING THE CITY MANAGER TO AMEND SAID COMPREHENSIVE PLAN; PROVIDING FOR SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HERewith; PROVIDING FOR AN EFFECTIVE DATE. (The first reading was held on July 25, 2015.)

In response to Mr. Hyatt's inquiry, Mayor Bell described the subject location.

By unanimous consent, Mayor Bell closed the public hearing.

Following considerable discussion and **on motion of Commissioner Gunter, seconded by Commissioner Lewis and unanimously carried, the city commission enacted Ordinance 2015-009 as previously cited to become effective thirty-one (31) days after adoption at this evening's meeting, if said ordinance is challenged within thirty (30) days after this day which may not become effective until the state land planning agency or administrative commission, respectively, issues a final order determining that said ordinance is in compliance.**

END OF QUASI-JUDICIAL PUBLIC HEARING

6. NEW BUSINESS

There was no new business to come before the city commission at this time.

7. **OFFICERS' REPORTS**

(a) **City Manager**

i. **Public Safety Schools**

Chief Fewless addressed the public safety concern and requested the city commission's support regarding the school zone traffic congestion. He acknowledged the city's patrol vehicle with flashing lights; mentioned the inability for drivers to connect with school crossing guards and law enforcement officers in the area, and recognized how motorists overlook the posted signs along the side of the roadway.

Chief Fewless noted the lack of yellow flashing lights to warn vehicular traffic of school children crossing at the intersection of Berkman Street and Dixie Avenue and noted state law dealing with the requirement to slow down motorists. He explained that Lake County will install the equipment for the city at no cost and \$1,000 per annum maintenance fee would be charged.

In response, Mayor Bell recalled the discussions held at the April 9, 2015 regular meeting where concerns were raised on the traffic volumes and the installation of additional lights in the subject area.

Following much discussion, and a **motion was made by Commissioner Lewis and seconded by Commissioner Gunter that the city commission approve entering into an agreement to purchase the lights that Lake County installs at no cost, and approve entering into a maintenance agreement for \$1,000 a year with the cost of the lights not to exceed \$9,000.**

After further discussion, **the motion was declared carried unanimously.**

ii. **Operation Bless Fruitland Park**

Mr. La Venia referred to the Operation Bless Fruitland Park's meeting held earlier this day; noted its check donated to Fruitland Park Elementary School for the amount of \$8,800 towards items on the school's wish list, and noted the wholehearted acceptance of same from Ms. Tammy Langley, Principal. Mr. La Venia recognized Mayor Bell's presence at said meeting and identified donations received from other organizations including the city's for \$500 towards the schools' supplies.

iii. **Chamber of Commerce**

Mr. La Venia pointed out the second advisory group meeting hosted by Mr. Al Cardiello, Best Infinity Fitness and Spa Inc., earlier this

day regarding ongoing discussions relating to the concept of formulating a joint chamber of commerce with the City of Fruitland Park and the Town of Lady Lake businesses.

Mr. La Venia mentioned the presence of Commissioner Lewis and Mr. Mark DuShane, Lady Lake Area Chamber of Commerce President, at the meeting; mentioned the plan to propose the idea and appropriate naming of the chamber for the business community which was recently considered before the town commission, and suggested placing the item on the subject matter on the city commission's future agenda.

iv. 2016 Leadership Lake Program

Mr. La Venia relayed Vice Mayor Cheshire's request to convey to the city commission his acceptance to participate in the 2016 Leadership Lake Program which commences at the end of September beginning of October 2015 and whether the city commission would fund all or part of his tuition for \$2,500.

After Mayor Bell encouraged the city commission's involvement in the program; voiced his support and noted the number of city managers who were involved, **by unanimous consent, the city commission agreed to fund fifty percent of the cost of the 2016 Leadership Lake Program.**

v. Lake-Sumter MPO

Mr. La Venia recognized that Vice Mayor Cheshire currently serves on the Lake-Sumter Metropolitan Planning Organization (MPO) Governing Board; addressed his inability to serve, and described the Leadership Lake program's attendance requirements. Mr. La Venia relayed Vice Mayor Cheshire's request for someone to assume the position on the MPO and confirmed in the affirmative to Mayor Bell's question that he is resigning.

Following discussion and **on motion of Commissioner Lewis, seconded by Commissioner Gunter, and unanimously carried, the city commission designated Commissioner Ray Lewis to serve as the at-large primary member representative on the Lake-Sumter Metropolitan Planning Organization Governing Board, replacing Vice Mayor Chris Cheshire who has resigned.**

After further discussion and **on motion of Commissioner Lewis, seconded by Commissioner Gunter, and unanimously carried, the city commission accepted Mayor Chris Bell's resignation as the at-large alternate member representative on the Lake-Sumter Metropolitan Planning Organization Governing Board**

and designated Commissioner John Gunter to serve as his replacement.

vi. Demolition Bids

Mr. La Venia referred to the Summary Demolition Bids dated August 25, 2015; a copy of which is filed with the supplemental papers to the minutes of this meeting.

After the city commission considered the Logan Sitework Contractors, Inc. as the lowest responsible bidder and recognized the company owner as being a city resident, Mr. Rector gave a report on the bids conducted on August 25, 2015 regarding the demolition of five buildings to allow for future construction of new facilities as directed by the city commission and outlined the results from same. He gave a report on the asbestos survey conducted for 604, 508 West Berckman Street and 600 Laurel Street, and noted the unused dog pound that was included in the bid needs to be cleared. (Copies of the respective documents were submitted for the record and filed with the supplemental papers to the minutes of this meeting.)

Mr. Rector recommended that the contract be awarded to Logan Sitework Contractors, Inc. as the lowest responsible bidder; indicated that all bidders have since been contacted, and relayed Logan's agreement to not demolish the structures at the same time but request leaving the excavator for a period of time. Mr. Rector stated that that he would wait to schedule the demolition work until he receives guidance from Ms. Geraci-Carver to proceed.

In response to Mayor Bell's question regarding the status of the casino property, Ms. Geraci-Carver explained that the:

- complaint has since been drafted;
- Historical Society would be named due to its previous objections raised as mentioned at the July 23, 2015 regular meeting;
- city would need to name the heirs who are entitled to the casino property, if the city was in violation, and
- diligent search is complete whereby the heirs' comments have been received: two are in agreement with the city's plans; one individual, representing three siblings, objects for more information where a meeting with her is planned for

August 28, 2015, and two indicated that they would return the forms; thus, the possibility of hearing from other individuals.

Ms. Geraci-Caver addressed her plans to file the complaint around the second week in September 2015 with the anticipation that the heirs of the casino property would accept service of same and execute a stipulated judgement whereby the judge would be informed of the agreement with the city's decision before filing the complaint. She addressed her attempts to locate as many individuals as possible to ensure their awareness of the subject issue and speculated the timeframe for an expedited court trial to most likely be in November 2015.

The city commission addressed at length ongoing discussions to purchase property and make improvements and referred to the emails received; recognized the number of previous newspaper articles written on the subject casino building; noted the upgrades and costs involved over time which is a deal breaker with the residents as they prefer a new building, and referred to emails received in this regard.

In answer to Mayor Bell's question, Ms. Geraci-Carver conveyed the relatives' acceptance of the idea; relayed their support on the city's plans regard the intended use of the property, and noted the matter of the city informing them on the reason for the intended purpose.

Mr. Rector recommended that the city commission direct staff to provide information on the proposed site for placement on the city's website, to which Mr. La Venia concurred with Mayor Bell's suggestion to provide a newsletter in that regard.

On motion of Commissioner Lewis, seconded by Commissioner Gunter and unanimously carried, the city commission approved staff's recommendation to award the contract to the lowest responsible bidder, Logan Sitework Contractors Inc., for the amount of \$48,460 for work demolition of certain properties to allow for the construction of new future facilities.

vii. Meeting with Lake County

Mr. La Venia referred to recent meetings held with Lake County where discussions were held about the Interlocal Service Boundary Agreement, the soccer field, and the fire department. He relayed the emphasis made at that time to consider CR 466A proposed roadway

improvement up to the intersection of Rose Avenue and Miller Boulevard to allow commercial development and indicated that more information will be provided at a future meeting.

Mr. La Venia concurred with Mayor Bell's remarks on the only objection received from the county related to its \$2.5 million in right-of-way acquisition which has not been purchased past Rose Avenue to allow for additional lanes.

Mr. La Venia conveyed the request received from two individuals who would like to conduct metal detecting work as a hobby prior to the demolition; referred to the city's existing ordinance in this regard which could be waived, and relayed the individuals' agreement that any findings by them would be given to the city.

By unanimous consent, the city commission agreed with the request cited by the city manager.

Mr. La Venia relayed the request from the club that if, ultimately the casino building is demolished, the wood at the casino could be used for a model which could be displayed in the new library.

- (b) **City Attorney – Draft Election Primary Qualifying Period Ordinance**
Ms. Geraci-Carver stated that the draft ordinance on the election primary qualifying period has been drafted and will be available for consideration at a future meeting.

After discussion, Ms. Geraci-Carver stated that the city is restricted on how the city commission can change the qualifying period without a referendum and noted that the Florida Statutes provide guidance on what can be changed as long as the qualifying period and primary election are consistent with state elections; otherwise they would need to be before the electors. She stated that such information would be provided to the city commission.

8. COMMISSIONERS' COMMENTS

- (a) **Commissioner Ranize**
Commissioner Ranize was absent from this evening's meeting.
- (b) **Commissioner Lewis –Preliminary Budget**
Commissioner Lewis gave reasons why he is relieved to have received the preliminary numbers from Ms. Michaud.
- (c) **Vice Mayor Cheshire**
Vice Mayor Cheshire was absent from this evening's meeting.

(d) **Commissioner Gunter, Jr. – FLC’s Annual Conference**

Commissioner Gunter referred to his attendance at the August 13 to 15, 2015 Florida League of Cities’ (FLC’s) Annual Conference in Orlando and gave a brief report on the classes he participated in.

9. **MAYOR’S COMMENTS**

(a) **FLC Annual Conference**

Earlier in the meeting, Mayor Bell acknowledged the opportunity to meet with the elected officials at the FLC’s Annual Conference

(b) **Dates to Remember**

Mayor Bell noted the following dates:

- September 10, 2015 First Public Hearing,
- September 2, 2015 Lake County Legislative Days Transportation Advocacy Committee meeting,
- September 14, 2015, Parks, Recreation and Trails Advisory Board,
- September 22, 2015, Lake EMS Inc. Board Meeting,
- September 22, 2015 Final Budget Public Hearing at 7:00 p.m. and noted the cancellation of the September 24, 2015 regular city commission meeting, and
- September 23, 2015 Lake-Sumter MPO Governing Board

10. **ADJOURNMENT**

There being no further business to come before the city commission at this time, on motion made, second and unanimously carried, the meeting adjourned at 9:09 p.m.

The minutes were approved at the regular September 10, 2015 regular meeting.

Signed _____
Esther B. Coulson, City Clerk

Signed _____
Christopher Bell, Mayor