



MINNEOLA CITY COUNCIL MEETING

AGENDA

March 7, 2017 at 6:30 p.m.

MINNEOLA CITY HALL

CALL TO ORDER

MOMENT OF SILENCE & PLEDGE OF ALLEGIANCE

I. AGENDA REVIEW

II. PUBLIC COMMENTS

The Minneola City Council will hear questions, comments, and concerns from the public. Action may not be taken by the Council at this meeting; however, questions may be answered by staff or issues may be referred for appropriate staff action.

Note: Pursuant to F.S. 286.0114 and the City of Minneola's Public Participation Policy adopted by Resolution 2013-19, members of the public shall be given a reasonable opportunity to be heard on propositions before the City Council. Accordingly, comments, questions, and concerns regarding items listed on this agenda shall be received at the time the City Council addresses such items during this meeting.

Pursuant to Resolution 2013-19, public comments are generally limited to three minutes.

III. CONSENT AGENDA

Item 1: City Council Meeting Minutes

Consider Approval of the Regular City Council Meeting Minutes from February 21, 2017.

Item 2: Equipment for the New Fire Engine

Consider Approval to Purchase the Equipment needed for the New Fire Engine.

IV. COUNCIL DISCUSSION & ACTION ITEMS

*Item 3: Resolution 2017-01 – Vacation
Khadra Medical Center
Quasi-Judicial*

A Resolution of the City Council of the City of Minneola, Florida, Vacating the Public Dedication to 0.91± Acres of Property Generally Located on the East Side of Mohawk Road, North of Citrus Tower Boulevard, in Minneola, Florida; Retaining a Blanket

Easement for Stormwater and Drainage Purposes; Providing for Recordation; Providing for an Effective Date.

*Item 4: Ordinance 2016-40 – Second Reading
Khadra Medical Center – Rezoning
Quasi-Judicial*

An Ordinance of the City Council of the City of Minneola, Florida, Rezoning Approximately 0.91± Acres of Property Generally Located on the East Side of Mohawk Road, North of Citrus Tower Boulevard, in the City of Minneola; Rezoning the Property from “RSF-2” (Single Family Medium Residential) to “B-1” (Business District) within the City of Minneola; Providing for Severability; Providing for an Effective Date.

*Item 5: Ordinance 2016-39 – Second Reading
Khadra Medical Center
Comprehensive Plan Amendment*

An Ordinance of the City Council of the City of Minneola, Florida, Providing for a Comprehensive Plan Land Use Designation Amendment from “Single Family Medium Density” Pursuant to the City of Minneola’s Comprehensive Plan to “General Commercial” on the Future Land Use Map of the City of Minneola for 0.91± Acres of Property Generally Located on the East Side of Mohawk Road, North of Citrus Tower Boulevard, in Minneola, Florida; Providing for Contingencies; Directing the City Clerk to Transmit the Amendment to the Appropriate Governmental Agencies Pursuant to Chapter 163, Florida Statutes; Providing for Severability; Providing for an Effective Date.

*Item 6: The Reserve at Lake Ridge
Developer Agreement
Second Hearing*

Consider Approval of the Developer Agreement for the Reserve at Lake Ridge. Generally Located West of U.S. Highway 27, South of East Apshawa Road, Directly West of Sullivan Road.

*Item 7: Ordinance 2016-15 – Second Reading
The Reserve at Lake Ridge Rezoning
Quasi-Judicial*

An Ordinance of the City Council of the City of Minneola, Florida, Providing for a Rezoning of Approximately 33.6 Acres of Property Generally Located West of U.S. Highway 27, South of East Apshawa Road, Directly West of Sullivan Road, in the City of Minneola from RSF-2 (Single Family Medium Density Residential) to PUD-R (Planned Unit Development Residential); Approving a

Planned Unit Development Agreement for the Property; Providing for Severability; Providing for an Effective Date.

*Item 8: Reserve at Lake Ridge
Preliminary Plat – Second Hearing
Quasi-Judicial*

Consider Approval of the Preliminary Subdivision Plan for the Reserve at Lake Ridge.

*Item 9: Parkview Oaks, LLC
Developer Agreement – Second Hearing*

Consider Approval of the Developer Agreement for Parkview Oaks Planned Unit Development. Generally Located South of Sullivan Road and West of Scrub Jay Lane.

*Item 10: Ordinance 2016-34 – Second Reading
Parkview Oaks, LLC Annexation &
Rezoning ~ Quasi-Judicial*

An Ordinance of the City Council of the City of Minneola, Florida, Amending the Boundaries of the City of Minneola in Accordance with the Procedure set forth in Section 171.044, Florida Statutes, to Include within the City Limits Approximately 94.89 Acres of Property Generally Located South of Sullivan Road and West of Scrub Jay Lane, in Lake County, Florida; Rezoning the Property from Lake County “Planned Urban Development” (PUD) to “Planned Urban Development – Residential” (PUD – R) within the City of Minneola; Approving a Planned Unit Development Agreement for the Property; Providing for Conditions and Contingencies; Providing for Severability; Providing for an Effective Date.

*Item 11: Ordinance 2016-35 – First Reading
Parkview Oaks, LLC
Comprehensive Plan Transmittal Hearing*

An Ordinance of the City Council of the City of Minneola, Florida, Providing for a Comprehensive Plan Amendment Amending the Land Use Designation from “Rural” on the Lake County Comprehensive Plan to “Single Family Medium Density” on the Future Land Use Map of the City of Minneola’s Comprehensive Plan, for Approximately 94.89 Acres of Property Generally Located South of Sullivan Road and West of Scrub Jay Lane; Providing for Conditions and Contingencies; Directing the City Clerk to Transmit the Amendment to the Appropriate Governmental Agencies Pursuant to Chapter 163, Florida Statutes; Providing for Severability; Providing for an Effective Date.

*Item 12: Ordinance 2017-05 – First Reading
Solid Waste Collection Franchise*

An Ordinance of the City Council of the City of Minneola, Florida, Granting a Residential and Commercial Solid Waste Collection Franchise to WCA of Florida, LLC; Providing Terms, Conditions, and Other Provisions; Providing for Severability; Providing for Conflict; and Providing for an Effective Date.

*Item 13: Ordinance 2017-03 – Second Reading
Master-Metering*

An Ordinance of the City Council of the City of Minneola, Florida Amending Section 70-100 Entitled “Meter Required”; Allowing for the Master-Metering of Multiunit Residential, Commercial, or Industrial Buildings in the City; Amending Section 70-102(A) Entitled “Wastewater Rates Established” to Provide for Charges Applicable to Larger Meters; Providing for Severability; Providing for Codification; Providing for Conflict; and Providing an Effective Date.

*Item 14: Ordinance 2017-04 – Second Reading
Lake County Business Opportunity Center
Lease Agreement*

An Ordinance of the City Council of the City of Minneola, Florida, Approving and Authorizing the Execution of a Lease Agreement with Lake County for Office Space within City Hall; Providing for an Effective Date.

*Item 15: Demolition of Former Chlorine Room
Located on the Corner of Silverton St. &
South St. (Current Fire Station Site)*

Consider Approval of the Demolition of the Former Chlorine Room

V. FINAL PUBLIC COMMENTS

Note: Pursuant to F.S. 286.0114 and the City of Minneola’s Public Participation Policy adopted by Resolution 2013-19, members of the public shall be given a reasonable opportunity to be heard on propositions before the City Council. Accordingly, comments, questions, and concerns regarding items listed on this agenda shall be received at the time the City Council addresses such items during this meeting.

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VI. REPORTS/COMMENTS

City Manager Mark Johnson
City Attorney Scott Gerken
Vice Mayor Pam Serviss
Councilor Lisa Jones
Mayor Pat Kelley
Councilor Kelly Price
Councilor Joseph Saunders

In accordance with the Americans with Disabilities Act, persons needing a special accommodation or an interpreter to participate in the proceeding should contact Christina Stidham, City Clerk, at (352) 394-3598, extension 2100 at least 48 hours prior to the date of the meeting. F.S. 286.0105 "If a person decides to appeal any decision or recommendation made by Council with respect to any matter considered at this meeting, he/she will need a record of the proceedings, and for such purposes may need to ensure that a verbatim record of the proceedings is made, in which the record includes the testimony and evidence upon which the appeal is to be based."