1 2 3 4 5 6	Minneola City Council Meeting Minutes Minneola City Hall September 20, 2022 Immediately after the City Budget Hearing at 6:30 PM
7 8 9	The City of Minneola City Council meeting was called to order by Mayor Pat Kelley. Also present were Vice Mayor Serviss, Councilor Debbie Flinn, Councilor Joe Saunders, Scott Gerken (City Attorney), Mark Johnson (City Manager), and Kristine Thompson (City Clerk).
10 11 12	CALL TO ORDER
13 14	Mayor Kelley called the meeting to order at 6:41 p.m.
15 16	MOMENT OF SILENCE & PLEDGE OF ALLEGIANCE
17 18 19	A moment of silence was observed, and the Pledge of Allegiance was led by Vice Mayor Serviss.
20	AGENDA REVIEW
21 22 23 24 25	<b>Mark Johnson</b> requested council consider postponing Item 6: Water and Wastewater Impact Fee Study until the October 18 council meeting when the engineer who prepared the study could be present.
26 27	MOTION by Vice Mayor Serviss, SECONDED by Councilor Flinn to postpone Item 6: Water and Wastewater Impact Fee Study until the October 18 City Council meeting.
28 29 30	AYE: Serviss, Flinn, Kelley, Saunders
31 32	NAY: None
33 34	PUBLIC COMMENTS
35 36	Banks Helfrich spoke about community.
37 38	CITY MANAGER'S CONSENT AGENDA
39 40 41 42	Item 1: City Council Meeting Minutes – September 6, 2022  Item 2: City Council Budget Hearing Minutes – September 6, 2022  Item 3: Consulting Services for Emergency Response Plan, Operations, and Maintenance  Manual & Sewer Overflow Plan
43 44	Item 4: Service Agreement – Race Timing and Management – Southern Timing, LLC  Item 5: Interlocal Agreement with Lake County for the Assignment of City Funds from the State of Florida's Opioid Litigation Awards to the Lake County Regional Fund
45	State at Florida's Unioid Litigation Awards to the Lake County Regional Fund

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46 47	MOTION by Vice Mayor Serviss, SECONDED by Councilor Flinn to approve the City Manager's Consent Agenda.
48 49	AYE: Serviss, Flinn, Kelley, Saunders
50 51	NAY: None
52	
53	MOTION PASSED: 4-0
54	
55	COUNCIL DISCUSSION & ACTION ITEMS
56 57	Itam 7. Onding and 2022 20 Superplant Community Development District
57 58	Item 7: Ordinance 2022-20 Sugarloaf Community Development District
59	Scott Gerken read the ordinance by title.
60	
61	Councilor Saunders asked if CDD board members would be compensated.
62	
63 64	<b>Johnathon Johnson,</b> representative with Kutek Rock, LLP, stated the state statute allows for board members to be compensated, however board members can choose to waive compensation.
65	board memoers to be compensated, however board members can choose to warve compensation.
66	Public Comment
67	1 done Comment
68	Carolyn Noble asked how this CDD would affect existing developer agreements.
69	
70 71	Mayor Kelley explained a CDD is a funding tool and will have no effect on existing agreements.
72 73	Carolyn Noble inquired about the section of the ordinance that mentions contiguous lands.
74	Scott Gerken suggested legislature allows this verbiage. Though the Sugarloaf CDD will not go
75	beyond the boundaries of the Sugarloaf development. He explained the CDD is only
76	encompassing the first 200 acres. They do intend to expand it through Sugarloaf but not beyond
77	the property owned by Richland Communities.
78	
79	MOTION by Councilor Saunders, SECONDED by Vice Mayor Serviss to approve Item 7:
8()	Ordinance 2022-20 Sugarloaf Community Development District.
81	AVE C FP IV.II C I
82	AYE: Serviss, Flinn, Kelley, Saunders
83 84	NAY: None
85	17/3 I • INVIIC
86	MOTION PASSED: 4-0

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87	Item 8: Hills of Minneola Phase 2B Final Plat		
88	w week and the state of the sta		
89	<b>Joyce Heffington</b> explained this item is for the final approval of the Hills of Minneola Phase 21		
9()	Final Plat which includes 171 single family lots.		
91 92	Bublic Comment		
92	Public Comment		
94	There were no comments.		
95	There were no comments.		
96	MOTION by Councilor Saunders, SECONDED by Vice Mayor Serviss to approve Item 8:		
97	Hills of Minneola Phase 2B Final Plat.		
98			
99	AYE: Serviss, Flinn, Kelley, Saunders		
100	· · · · · · · · · · · · · · · · · · ·		
101	NAY: None		
102			
103	MOTION PASSED: 4-0		
104			
105	FINAL PUBLIC COMMENTS		
106			
107	There were no comments.		
108	DEDANTO		
109 110	REPORTS		
111	Mark Johnson		
112	Presented concept plans for the park areas in the Hills of Minneola. He asked council to		
113	send him any comments regarding these plans and he will present them to Lake County.		
114	<ul> <li>Mayor Kelley requested these plans be placed on the agenda in October.</li> </ul>		
115	<ul> <li>Stated if council had no objection, he would be signing the permit for the ball field lights</li> </ul>		
116	at the Minneola Athletic Complex.		
117			
118	Councilor Saunders		
119	Spoke about updating the sign on the new library site.		
120			
121	Councilor Flinn		
122	<ul> <li>Suggested the Planning &amp; Zoning Commission requested to hold a workshop regarding</li> </ul>		
123	the Founder's Ridge item.		
124	<ul> <li>Mayor Kelley stated the item will be seen by the Planning &amp; Zoning Commission</li> </ul>		
125	at their next meeting where they can provide a recommendation to Council.		
126			
127	MOTION by Vice Mayor Serviss, SECONDED by Councilor Flinn, to adjourn.		
128	AVE. Comics Clim Vallar County-		
129	AYE: Serviss, Flinn, Kelley, Saunders		
130 131	NAY: None		
131	TVAL I NOTE		

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132	MOTION PASSED: 4-0		
133			
134	(Meeting adjourned at 7:04 P.M.)		
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138		2	
139			
140		Pat Kelley, Mayor	
141		, i	
142		well tillings	
143	ATTEST:	and the state of t	
144		CORPORAN	
145		SEAL	
146		SEAL E	
147	167	1926	
148	1 Kluom	NORIDA.	
149	Kristine Thompson, City Clerk	SEAL 1926 PROPRIETA	

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