



## **MINNEOLA CITY COUNCIL MEETING**

# **AGENDA**

**December 20, 2016 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. PROCLAMATIONS**

*Item 1: National School Choice Week Proclamation*

#### **IV. CONSENT AGENDA**

*Item 2: City Council Meeting Minutes*

Consider Approval of the Regular City Council Meeting Minutes from December 6, 2016.

#### **V. COUNCIL DISCUSSION & ACTION ITEMS**

*Item 3: South Avenue Aggregate Lot Application*

Consider Approval of the Aggregate Lot Application to Combine Two Lots on South Avenue Generally Located off of South Avenue between Cumberland Circle and Arbor Hill Circle.

*Item 4: The Reserve at Minneola  
Amended Developer Agreement*

Consider Approval of the Amended Developer Agreement for The Reserve at Minneola. Generally located at Grassy Lake Road and Oxbow Road.

*Item 5: Ordinance 2016-34 – First 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 6: Parkview Oaks, LLC  
Developer Agreement*

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 7: Ordinance 2016-20 – First Reading  
Outdoor Displays*

An Ordinance of the City Council of the City of Minneola, Florida, Adding a New Section 94-3(G)(11) Entitled “Outdoor Display of Merchandise”; Prohibiting the Outdoor Display of Merchandise Except Where Permitted by the City Manager or his Designee; Renumbering Section 94-3; Adding a New Section 94-3(F)(13) Entitled “Outdoor Display of Merchandise Prohibited”; Prohibiting the Outdoor Display of Merchandise Except where Permitted by the City Manager or His Designee; Renumbering Section 94-4; Adding Outdoor Displays of Propane to the Buffering and Screening Standards for Commercial Buildings; Providing for Severability; Providing for Codification; Providing for Conflict; and Providing for an Effective Date.

*Item 8: Ordinance 2016-27 – First Reading  
Water Rates*

An Ordinance of the City Council of the City of Minneola, Florida, Amending the Water Rates for All Properties Located within the Oak Valley Subdivision and a Portion of the Park Ridge Subdivision within the City of Minneola; Specifically Making the Water Rates for the Oak Valley and Park Ridge Subdivisions Consistent with the Water Rates Charged within the Remainder of the City; Providing for Notice; Providing for Severability; Providing for an Effective Date.

*Item 9: Ordinance 2016-38 – Second Reading  
City Council Compensation*

An Ordinance of the City Council of the City of Minneola, Florida; Establishing the Annual Compensation for Members of the City Council Effective as of October 1, 2016; Providing for an Effective Date.

*Item 10: City Council Appointments*

Annual Review of City Council Board/Committee Appointments and Reappointments.

*Item 11: Ordinance 2016-15 – Second Reading  
The Reserve at Lake Ridge Rezoning  
Quasi-Judicial  
(Requesting to table until 1/03/17)*

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 12: The Reserve at Lake Ridge  
Developer Agreement  
(Requesting to table until 1/03/17)*

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 13: Reserve at Lake Ridge  
Preliminary Plat  
Quasi-Judicial  
(Requesting to table until 1/03/17)*

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

## **VI. FINAL PUBLIC COMMENTS**

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## **VII. 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."