



AGENDA
MINNEOLA CITY COUNCIL MEETING
 Minneola City Hall
 January 2, 2024 at 6:30 p.m.

I. CALL TO ORDER

II. MOMENT OF SILENCE & PLEDGE OF ALLEGIANCE

III. AGENDA REVIEW

IV. PUBLIC COMMENTS

The Minneola City Council will hear questions, comments, and concerns from the public. Action may not be taken by the city 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.

V. PRESENTATION

Item 1: Award Presentation – Paul Giacalone	Service Award for Nine Years of Service on the Planning & Zoning Commission.
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VI. CITY MANAGER’S CONSENT AGENDA

Item 2: City Council Meeting Minutes	Consider a Request to Approve the December 19, 2023 City Council Meeting Minutes
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Item 3: Purchase Request – SMW Geosciences Wetland Monitoring and Reporting	Consider a Request to Approve a Request for Wetland Monitoring and Reporting for Fiscal Year 2024 to be Performed by SMW Geosciences, Inc.
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VII. DISCUSSION AND ACTION ITEMS

Item 4: Ordinance 2024-01 Townhome Design Standards – <i>First Reading</i>	An Ordinance of the City Council of the City of Minneola, Florida, Amending Chapter 82 ‘General Provisions’ of the Code of the City of Minneola by Amending the Definitions of ‘Dwelling’ and ‘Townhouse’; Adding the Definition of ‘Duplex’ to Section 82-12;
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Creating Section 94-7 ‘Standards for Attached Dwellings (Townhomes)’; Amending Section 102-192 ‘Permitted Uses’ in RMF-2 District; Amending Section 102-195 ‘Design Standards’ In RMF-2 District; Providing for Conflict; Providing for Severability; and Providing for an Effective Date.

Item 5: Ordinance 2023-32 Extension to Solid Waste Collection Franchise to GFL Solid Waste Southeast, LLC – *Second Reading*

An Ordinance of the City Council of the City of Minneola, Florida, Granting an Extension to a Residential and Commercial Solid Waste Collection Franchise to WCA of Florida, LLC, n/k/a GFL Solid Waste Southeast, LLC; Authorizing Notice of the Extension to WCA Of Florida, LLC, n/k/a GFL Solid Waste Southeast, LLC; Providing for Severability; Providing for Conflict; and Providing for an Effective Date.

Item 6: Discussion - Downtown CRA Projects

Discuss and Prioritize Potential Projects Within the Downtown CRA.

VIII. 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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IX. REPORTS

- City Manager Mark Johnson
- City Attorney Scott Gerken
- Councilor Pam Serviss
- Vice Mayor Debbie Flinn
- Mayor Pat Kelley
- Councilor Erick Hernandez
- 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 the city clerk’s office at (352) 394-3598, extension 112, 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 the city council with respect to any matter considered at this meeting, he or 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.

Business Impact Estimate

Ordinance 2024-01 Townhome Design Standards

Summary of Ordinance: Amending Chapter 82 of the Code of the City of Minneola General Provisions by Amending the Definition of 'Dwelling' and 'Townhouse'; Adding the Definition of 'Duplex' to Section 82-12; Adding Section 94-7 Standards for Townhouses.

This Business Impact Estimate is provided in accordance with section 166.041(4), Florida Statutes. If one or more boxes are checked below, this means the City is of the view that a business impact estimate is not required by state law¹ for the proposed ordinance.

- The proposed ordinance is required for compliance with Federal or State law or regulation;
- The proposed ordinance relates to the issuance or refinancing of debt;
- The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget;
- The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant or other financial assistance accepted by the municipal government;
- The proposed ordinance is an emergency ordinance;
- The ordinance relates to procurement; or
- The proposed ordinance is enacted to implement the following:
 - a. Part II of Chapter 163, Florida Statutes, relating to growth policy, county and municipal planning, and land development regulation, including zoning, development orders, development agreements and development permits;
 - b. Sections 190.005 and 190.046, Florida Statutes, regarding community development districts;
 - c. Section 553.73, Florida Statutes, relating to the Florida Building Code; or
 - d. Section 633.202, Florida Statutes, relating to the Florida Fire Prevention Code.

¹ See Section 166.041(4)(c), Florida Statutes.