

City of Clermont
MINUTES
REGULAR COUNCIL MEETING
October 10, 2017

Clermont City Council met in a regular meeting on Tuesday, October 10, 2017 in the Clermont City Council Chambers. Mayor Ash called the meeting to order at 6:30pm with the following Council Members present: Council Members Mullins, Bates, Travis and Goodgame. Other City officials present were: City Manager Gray, City Attorney Mantzaris, and City Clerk Ackroyd Howe.

INVOCATION AND PLEDGE OF ALLEGIANCE

Pastor Orocho gave the invocation followed by the Pledge of Allegiance.

PRESENTATIONS

Citizen Recognition

Police Chief Broadway recognized an outstanding citizen, Mr. Tim McCormick, Real Life Christian Church, for his contributions to the community. Clermont Police Officer Rogers shared information on a program called Real Officers Providing Real Help, where partners in the community; such as Mr. McCormick and Real Life Christian Church, provide assistance to the needy when a Police Officer provides information on the need. Police Chief Broadway presented Mr. McCormick with the Clermont Police Department Civilian Community Service Award for 2017.

PUBLIC COMMENTS

Dorothy Schneider; Kings Ridge Home Owners Association President, mentioned a funded and approved traffic signal at the intersection of Kings Ridge Boulevard and Hancock Road. The traffic signal has not been installed and the money was transferred to another project. Lennar Homes committed in a Development of Regional Impact agreement amendment to provide \$25,000 for a traffic signal. The amount needs to be updated to today's traffic signal cost. Lake County has indicated a willingness to help; however, Lake County needs the City of Clermont's assistance.

REPORTS

City Manager Gray announced changes to the meeting agenda. The applicant for Item 4; Sherwin Williams Variance Request, has requested the variance request be tabled to October 24, 2017.

Council Member Bates moved to table Item 4; seconded by Council Member Mullins.
The motion passed with all members present voting aye.

City Manager Gray reported Item 6; Ordinance No. 2017-27, Sign Code Amendment, has been withdrawn.

The City Council will hold a workshop on October 17, 2017 at 6:30pm.

The City has been receiving calls of coyote sightings from the Kings Ridge and Summit Greens subdivisions. The calls are referred to the Florida Fish and Wildlife Commission. Lake County Animal Control does not handle wild animals. The City received a request to trap the coyotes. City Manager Gray asked for the City Council's feedback.

Mayor Ash commented the City of Clermont should not be involved with coyote removal.

City of Clermont
MINUTES
REGULAR COUNCIL MEETING
October 10, 2017

Council Member Goodgame mentioned receiving emails of coyotes on the south side of Kings Ridge. City Manager Gray indicated they should be referred to the Florida Fish and Wildlife Commission.

Council Member Bates commented on seeing a few coyotes in recent months.

City Attorney Mantzaris – No report.

Council Member Bates – No report.

Council Member Goodgame – No report.

Council Member Mullins reported the Sales Tax Oversight Committee met to review the proposed budgets of the Lake County cities, Lake County, and the Lake County School Board. He met with Tourism Development Council and there are no current capital projects. The overnight bed tax is estimated to reach \$3 million.

Council Member Travis – No report.

Mayor Ash attended the swearing in of two new police officers on October 2, 2017. She thanked Police Chief Broadway and staff for maintaining high standards for the Police Department. Mayor Ash met with the Clermont Women's Club, attended National Night Out, and welcomed attendees to the Senior Exposition at the Arts and Recreation Center.

CONSENT AGENDA

Mayor Ash advised the next item on the Agenda for consideration was the Consent Agenda and requested anyone wishing to have any item pulled for discussion to please come forward at this time.

- | | |
|--|--|
| Item No. 1 – Meeting Minutes | Consider approval of the September 7, 2017 and September 21, 2017 Special Meeting minutes. |
| Item No. 2 – Resolution No. 2017-57 | Consider sale of City owned former downtown Police Station. |
| Item No. 3 – Employee Benefit Changes | Consider employee group medical and dental plan changes effective January 1, 2017. |

Council Member Goodgame moved to approve the Consent Agenda; seconded by Council Member Mullins. The motion passed with all members present voting aye.

UNFINISHED BUSINESS

- Item No. 4 – Variance Requests – Sherwin Williams**

Tabled to October 24, 2017.

City of Clermont
MINUTES
REGULAR COUNCIL MEETING
October 10, 2017

Item No. 5 – Boat Ramp Relocation Project Update

City Manager Gray introduced Consultant Richard Levy.

Mr. Levy stated at a previous meeting the City was considering four potential boat ramp sites. The City Council heard testimony regarding concerns of the Lake Minneola site. The City Council did not have a consensus on a location and requested staff look at the Bell Ceramics site, and to meet with Lake County and the Lake County Water Authority to discuss a potential relocate site on Lake Minnehaha. Staff reviewed the Bell Ceramics site and concerns regarding traffic and the location is not ideal for a boat ramp. Staff was asked to explore a potential site at Cypress Cove and it was determined that Cypress Cove would not be a feasible boat ramp location. On September 21, 2017 the City confirmed the Lake Minneola site has been eliminated and agreed to continue exploring additional alternative locations. The existing boat ramp will close on December 17, 2017 with the continued construction of Victory Pointe.

The Victory Pointe project was on the September 27, 2017 Lake County Water Authority Board agenda. The Lake County Water Authority Board expressed an interest in a new location for the boat ramp and Lake County Water Authority Executive Director Perry suggested the Lake County Water Authority take the lead on finding a new location on the chain of lakes.

The City will continue working with Lake County, Lake County Water Authority and other cities to determine possible alternate locations. Staff will update the City Council when an alternative location is proposed.

Mayor Ash noted the Council will not be voting on the boat ramp, the agenda item was for discussion only.

Mayor Ash opened the public hearing.

Larry Maring lives on the east side of Lake Minneola and mentioned considering a boat ramp at Lake Susan Lodge.

Toni Bell; 1139 West Lakeshore Drive, stated Bell Ceramics was sold to the City in 2005 and suggested the site for a boat ramp.

James Park; 10325 Thompson Place, stated he lives on the northwest shore of Lake Minnehaha and was encouraged by the presentation. Mr. Park spoke in opposition of a boat ramp on Lake Minnehaha.

Michael Williams indicated he has a home on Lake Minneola and Lake Minnehaha and preferred keeping the boat ramp on Lake Minneola in order for the Master Plan to succeed and for people to visit the local downtown businesses.

Verneka Strom; Lilly's on the Lake owner, commented she was approached for her opinion about relocating the boat ramp and her employees believe it will adversely affect the business. Ms. Strom inquired of when the boat ramp would be voted on. Ms. Strom stated she was approached by two people representing the City on building a walkway across her property. Ms. Strom informed the representatives she was opposed to the walkway and was approached a second time. Ms. Strom spoke of her discomfort of being approached again.

Mayor Ash stated a date for a vote on the boat ramp had not been determined.

City of Clermont
MINUTES
REGULAR COUNCIL MEETING
October 10, 2017

Mark Plussa; 10845 Bronson Road, spoke of the City closing the boat ramp with no alternative location. The boat ramp on Hull Road is very limited with only 15 parking spaces. Mr. Plussa was opposed to a boat ramp at Cypress Cove.

Rick Deardoff; 10313 Thompson Place, was opposed to a boat ramp off of County Road 561 for safety reasons. The road is not built for heavy traffic and there have been sinkhole develop on the road.

Mike Perry; Lake County Water Authority Executive Director, stated at a meeting with Mr. Gray various alternative locations were discussed. The Lake County Water Authority likes the Bell Ceramics site; however, parallel parking would not be an option. Lake County is very busy and the Lake County Water Authority feels they should take the lead on finding a boat ramp location and this will be a collective effort with the City.

Mr. Mark Lacke; 969 West Lakeshore Drive, expressed concern of closing down the boat ramp without considering the economic impact. Mr. Lacke requested Council reconsider closing of the boat ramp on December 17, 2017.

Steve Allen; Winter Garden resident, stated the City moved forward too quickly with Victory Pointe before having an alternative boat ramp in place.

Mayor Ash closed the public hearing.

Item No. 6 – Ordinance No. 2017-27 – Introduction, Sign Code Amendment

Withdrawn.

NEW BUSINESS

Item No. 7 – Variance Request – Heritage Square Boat and RV Storage

Senior Planner Kruse presented the variance request to allow the installation of a 4-foot fence with one foot of barbed wire on top of an existing retaining wall to secure the facility on property located at 365 Citrus Tower Boulevard. Staff recommended denial of the variance request.

Joe Zagame; 230 Mohawk Road, commented the property was adjacent to a large apartment complex and the wall construction allows for people to jump over the wall and vandalize client property.

Mayor Ash opened the public hearing. There were no public comments. Mayor Ash closed the public hearing.

Council Member Mullins asked if the chain link fence would cover only portions of the wall. Mr. Zagame commented the entire wall would be fenced and have barbed wire.

Council Member Bates asked how long he has owned the property and when the problem came into existence. Mr. Zagame stated he has owned the property since 1997; however, the problem has escalated significantly in the last two years and he expressed concern the problems will continue to increase.

Council Member Travis spoke in agreement of issues with some apartment complexes.

City of Clermont
MINUTES
REGULAR COUNCIL MEETING
October 10, 2017

Council Member Goodgame expressed concern of the lack of a quality security system.

City Attorney Mantzaris noted the applicant was not requesting the Council rectify his problem. The focus of Council should be on the variance.

Council Member Travis moved for approval of the variance request; seconded by Council Member Goodgame. The motion passed with all members present voting aye.

Item No. 8 – Ordinance No. 2017-37 – Introduction, Public Works Facility Annexation

City Clerk Ackroyd Howe read Ordinance No. 2017-37 aloud by title only.

An Ordinance of the City Council of the City of Clermont, Lake County, Florida, providing for the annexation of a certain parcel of land contiguous to the present city boundaries; providing for an effective date, severability, recording, and publication.

Council Member Goodgame moved for introduction of Ordinance 2017-37; seconded by Council Member Bates. The motion passed with all members present voting aye.

Item No. 9 – Ordinance No. 2017-38 – Transmittal, Public Works Facility

City Clerk Ackroyd Howe read Ordinance 2017-38 aloud by title only.

An Ordinance of the City Council of the City of Clermont, Lake County, Florida, adopting the Large Scale Comprehensive Plan Amendment for the City of Clermont, Florida, pursuant to the Local Government Comprehensive Planning Act, Chapter 163, Part II, Florida Statutes; setting forth the authority for adoption of the Large Scale Comprehensive Plan Amendment; setting forth the purpose and intent of the Large Scale Comprehensive Plan Amendment; providing for the adoption of the Large Scale Comprehensive Plan Amendment; establishing the legal status of the Large Scale Comprehensive Plan Amendment; providing a severability clause and providing an effective date.

Senior Planner Kruse presented the transmittal for a Large Scale Comprehensive Plan Amendment for approximately 36 acres of land to be used as a City of Clermont Public Works facility. The final hearing of the ordinance will go before the City Council at a future date.

Mayor Ash opened the public hearing. There were no public comments. Mayor Ash closed the public hearing.

Council Member Mullins moved for approval of the transmittal; seconded by Council Member Bates. The motion passed with all members present voting aye.

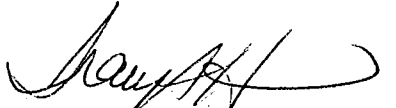
City of Clermont
MINUTES
REGULAR COUNCIL MEETING
October 10, 2017

ADJOURN: With no further comments, this meeting was adjourned at 7: 49 pm.

APPROVED:


Gail L. Ash, Mayor

ATTEST:


Tracy Ackroyd Howe, City Clerk

