CITY OF CLERMONT
COUNCIL MEETING AGENDA
6:30 PM, Tuesday, October 11, 2016

Welcome to our Council meeting. In the interest of time efficiency and ensuring that everyone who wishes to address the Council is given the opportunity to do so, the following will apply to all comments made by the public. For items listed on the agenda, each speaker will be permitted 5 minutes to address the Council. For non-agenda items, each speaker will be permitted 3 minutes to address the Council. These time limits may be changed by the Mayor. Thank you for participating in your City Government.

CALL TO ORDER

INVOCATION & PLEDGE OF ALLEGIANCE

PRESENTATIONS

US Naval Seal Cadet Corps

Lake County Rowing Association Update

Market Analysis and Economic Impact Study-Victory Pointe

PROCLAMATION

Fire Prevention Week

PUBLIC COMMENTS

REPORTS

CONSENT AGENDA

The next portion of the meeting is the consent agenda which contains items that have been determined to be routine and non-controversial. If anyone in the audience wishes to address a particular item on the consent agenda, now is the opportunity for you to do so. Additionally, if staff or members of the City Council wish to speak on a consent item, they have the same opportunity.

Item No. 1 - Meeting Minutes	Consider approval of the September 22, 2016 Final Budget Public Hearing and the September 27, 2016 Regular Council Meeting minutes.
Item No. 2 - Employee Benefit changes	Consider approval of the employee group medical and dental plan changes effective January 1, 2017.
Item No. 3 - Short Term Disability and Long Term Disability	Consider approval of the Short Term Disability and Long Term Disability contract with Lincoln Financial.

UNFINISHED BUSINESS

Item No. 4 - Ordinance No. 2016-32 *Table to October 25, 2016* *Comprehensive Plan Amendment*	Consider to table ordinance for a text amendment to the Future Land Use Element to add language regarding Planned Unit Development zoning to the October 25, 2016 Council meeting.

CITY OF CLERMONT
COUNCIL MEETING AGENDA
6:30 PM, Tuesday, October 11, 2016

NEW BUSINESS

Item No. 5 - Ordinance No. 2016-39 *Introduction Headquarter Mazda*	Consider introduction of an ordinance to change the future land use from Lake County Commercial to City of Clermont Commercial for property located at 17500 Highway 50.
Item No. 6 - Ordinance No. 2016-41 *Introduction Headquarter Mazda*	Consider introduction of an ordinance to change the zoning from Urban Estate to Commercial for property located at 17500 Highway 50.
Item No. 7 - Ordinance No. 2016-42 *Introduction Code Enforcement Citations*	Consider ordinance introduction to amend Chapter 2, Section 2-225 of the Code of Ordinances.

ADJOURN

Any person wishing to appeal any decision made by the City Council at this meeting will need a record of the proceedings. For that purpose, such person may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based. In accordance with the Americans with Disabilities Act (ADA), if any person with a disability defined by the ADA needs special accommodation to participate in this proceeding, then not later than two business days prior to the proceeding he/she should contact Clermont, City Clerk's Office, 352-241-7330.

Please be advised that if you intend to show any document, picture, video or items to the Council or Board in support or opposition to any item on the agenda; a copy of the document, picture, video or item must be provided to the City Clerk for the City's records.

LCRA Sprint Race Course
Lake Minneola
Clermont, Florida

2,000 0 2,000 Feet

N W E S

Clermont Rowing Sprint Race Course Information

Technical description

The marked course is typically straight, and 2000 meters in length. The buoy system usually consists of six adjacent 13.5 meter-wide lanes, outlined by 7 lines of small, spherical buoys placed 10 or 15 meters apart. The buoys are red for the first and last 100 meters, the rest being white. The eight (8) lanes are used for racing, and there may also be a separate lane for boats moving from the end of the course to the start line (the up channel). Some courses have as many as eight racing lanes. Distances along the course are often marked at intervals, usually every 250 meters, with prominent numbered signs on the shoreline.

The lane buoys remain in place in most water and weather conditions due to longitudinal wires that are suspended from the buoys at a depth of about 1.5 meters (5 feet). Depending on local conditions, cross links between the longitudinal wires are attached every 500 meters along the course. The system is anchored at intervals and tensioned with weights both in the water and on the shore.

Additional Information

#1.) Question? - When the race course is deployed what is the impact to other water activities?

Answer – There is a minimal impact to water activities. Due to the longitudinal wire being 5 feet below the suspended buoys power boats, sail boats, jet skis, paddle boards, sea planes, etc. can go through the lanes without damaging the water craft or the race course. Should a prop or sailboat center board catch one of the 5-foot lead lines they will simply snap the individual line. The line is made of nylon and will no damage the motors propeller or other parts of the water craft. Should one of the small 10 meter buoys be lost the cost of replacement is minimal.

#2.) Question? - What about the larger orange buoys?

Answer – The larger orange buoys are used at the start line, finish line and at 250 meter intervals outlining the course. The orange buoys are also attached by the same nylon lead line at a depth of 5-feet. Due to their larger size the orange buoys would have the potential to throw a person from their small water craft if struck. In most cases the air inflated buoy would simply bounce of the water craft without damaging the water craft, buoy, or cause personal injury.

WHEREAS, the City of Clermont is committed to ensuring the safety and security of all those living in and visiting our City; and

WHEREAS, fire is a serious public safety concern both locally and nationally and homes are the locations where people are at greatest risk from fire; and

WHEREAS, United States home fires resulted in 2,745 civilian deaths in 2014; and

WHEREAS, working smoke alarms cut the risk of dying in reported home fires in half; and

WHEREAS, three out of five home fire deaths result from fires in properties without working smoke alarms; and

WHEREAS, Clermont's residents are responsive to public education measures and are able to take personal steps to increase their safety from fire, especially in their homes; and

WHEREAS, the Clermont Fire Department is dedicated to reducing the occurrence of home fires and home fire injuries through prevention and protection education; and

WHEREAS, the 2016 Fire Prevention Week theme "Don't Wait – Check the Date! Replace Smoke Alarms Every 10 Years" effectively serves to educate the public about the vital importance of replacing the smoke alarms in their homes at least every ten years, and to determine the age of their smoke alarms by checking the date of manufacture on the back of the alarms;

NOW, THEREFORE, I, Gail L. Ash, Mayor of the City of Clermont do hereby proclaim the week of October 9 through October 15 as

FIRE PREVENTION WEEK 2016

and urge all the citizens of Clermont to find out how old the smoke alarms in their homes are, to replace them if they are more than 10 years old, and to participate in the many public safety activities and efforts of the Clermont Fire Department during Fire Prevention Week 2016.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Seal of the City of Clermont to be affixed this eleventh day of October, two thousand and sixteen.

____
Gail L. Ash, Mayor

ATTEST:

____
Tracy Ackroyd Howe, MMC
City Clerk

City of Clermont
SPECIAL MEETING MINUTES
SEPTEMBER 22, 2016

FINAL BUDGET PUBLIC HEARING - FISCAL YEAR 2016-2017 BUDGET

The Clermont City Council met in a special meeting on Thursday, September 22, 2016 in the Council Chambers at City Hall. Mayor Ash called the meeting to order at 6:00pm with the following present: Council Members Mullins, Goodgame, Bates and Travis. Other City officials present were: City Manager Gray, City Clerk Ackroyd Howe and Finance Director Van Zile.

Council Member Mullins gave the invocation followed by the Pledge of Allegiance.

City Manager Gray noted the purpose of this meeting is to present the recommended budget and proposed millage rate. The budget will be presented in two parts. The General Fund budget includes 16 full time positions without using funds from reserves. The Enterprise Fund budget is financially sound. He reviewed highlights in the proposed budget. Mr. Gray commended senior staff for their cooperation in the budget process and thanked all city staff in searching for efficiencies.

Resolution No. 2016-34 Ad Valorem Millage Rate

City Clerk Ackroyd Howe read Resolution 2016-34 aloud in its entirety.

> A Resolution of the City Council of the City of Clermont, Lake County, Florida, adopting the Ad Valorem Millage Rate for the Fiscal Year beginning October 1, 2016 and ending September 30, 2017; providing for collection of taxes; providing an effective date.

Finance Director Van Zile presented the proposed budget. He reviewed the property values history; millage rate history; millage rate options; millage rate comparison; property tax comparison; property taxes and fees comparison. Staff recommended approval of the Resolution to approve the millage rate of 4.2061.

Mayor Ash opened the public hearing.

Jim Purvis, 4206 Hammersmith Drive, expressed concern with the proposed budget containing three user fee service increases that had never been disclosed or reviewed by the Council.

Mayor Ash closed the public hearing.

Council Member Travis noted she was aware the user fees would be included in the budget.

City Manager Gray commented that recreation fees are not included in the budget. He is proposing another workshop in October to discuss the fees. He confirmed that not all of the fees are included in the budget.

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

Resolution No. 2016-35 Final Budget

City Clerk Ackroyd Howe read Resolution 2016-35 aloud by title only.

A Resolution of the City Council of the City of Clermont, Lake County, Florida, adopting the Budget for the 2016-2017 Fiscal Year.

Finance Director Van Zile presented information regarding the fiscal year 2017 budget. He reviewed the proposed budget funds, sources, uses by department and uses by type. The City budget of $112,922,397 is $16,696,507 less than the current year budget. The City budget includes Planning and Zoning, Building Services and Fire Inspection services fee increases as discussed at a recent workshop. General Fund of $33,572,708 is $291,972 less than the current year budget. General Fund ending reserves are projected at $8,131,441 or 32.46% of budgeted operating expenditures. General Fund budget includes for the first time, a reoccurring transfer of 10% of sewer services fees from the Sewer Fund. Furthermore, he reviewed the budget highlights on the expenditures. Most of the projects are not funding through the General Fund. Staff requested Council approve Resolution 2016-35 approving the City of Clermont fiscal year 2017 budget in the amount of $112,922,397.

Mayor Ash opened the public hearing.

Jim Purvis, 4206 Hammersmith Drive, inquired about a placeholder for police cameras.

Mayor Ash closed the public hearing.

Council Member Travis commented on the number of new vehicles in the proposed budget. City Manager Gray remarked there is criteria in place for the replacement of vehicles.

Council Member Goodgame inquired about road improvements. City Manager Gray stated there is approximately $300,000 in the budget for road improvements. He suggested the Council discuss road projects before starting the next budget process.

Council Member Mullins moved for the adoption of Resolution 2016-35; seconded by Council Member Travis. The motion passed with all members present voting aye.

ADJOURN: With no further comments, the meeting was adjourned at 6:42pm.

APPROVED:

Gail L. Ash, Mayor

ATTEST:

Tracy Ackroyd Howe, City Clerk

City of Clermont

MINUTES

REGULAR COUNCIL MEETING

September 27, 2016

The Clermont City Council met in a regular meeting on Tuesday, September 27, 2016 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, Goodgame, and Travis. Other City officials present were: City Manager Gray, City Attorney Mantzaris, and City Clerk Ackroyd Howe.

INVOCATION

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

PROCLAMATION

City Clerk Ackroyd Howe read the National Training Center proclamation aloud. Mayor Ash presented the proclamation to Kim Couch and Paul Johns.

PRESENTATIONS

Citizen and Retiree Recognition

Police Chief Broadway presented the Good Samaritan Award to Mr. Brian Spears; Carroll Fulmer Logistics Dispatcher, for handling a suicidal caller and acting as a negotiator for law enforcement; and to Mr. Jamie Phillips for his assistance in locating a missing and endangered special needs child.

Police Chief Broadway recognized the retirement of Lieutenant Rene Castro after 25 years of service with the Clermont Police Department. Lieutenant Castro expressed his appreciation to the City of Clermont and the community.

Name the Recycling Frog Contest Winner

Environmental Services Director Roy stated the recycling program was under development for three years, and recognized Sanitation Manager Brian Camp, Sanitation Chief Wes Carnes, and Sanitation Foreman Jose Nazario for their hard work and commitment towards the program. The amount of recyclables doubled one week after rolling out the new containers. He thanked the Mayor, Council, and City Manager for their support.

The "Let's Stick with the Program" campaign is designed to identify and recognize champion recyclers. The City had an overwhelming response to the program, with hundreds of citizens pledging their support of the program. The logo for the campaign includes a frog, and the frog did not have a name. The Environmental Services Department reached out to local schools with a 'Name the Frog' contest.

Heather Wooding; Environmental Services Administrative Assistant, commented a picture of the frog was sent to Lost Lake Elementary, Clermont Elementary, Cypress Ridge Elementary, and Imagine South Lake Charter School, and over 1,800 entries were submitted. Jessenia Rodriguez of Imagine South Lake Charter School and Abigail Miller of Lost Lake Elementary School submitted the same name; Eco.

Mayor Ash presented the award to Jessenia Rodriguez and Abigail Miller. Imagine South Lake Charter School Principal Kathleen Dial and Lost Lake Elementary School Principal Susan Pegram were also present.

PUBLIC COMMENTS

Bob Bowman, 723 West Montrose Street, thanked the City for the new street lights on Montrose Street.

REPORTS

City Manager Gray announced the new Police Station grand opening will be held on Monday, October 24, 2016 at 9am. Mr. Gray reported Administrative Assistant Rybarczyk will be contacting Council to schedule a workshop in October to discuss fees and other items.

The recent well drilling project created ground vibration issues and staff met with the Magnolia Park homeowners. Environmental Services Director Roy provided Council with information on the well drilling process and the ground vibrations which had taken place. The first well requires additional drilling; however, the drilling is not anticipated to create ground vibrations. The second well will begin in four to six months.

City Attorney Mantzaris – No report.

Council Member Bates commented he preferred the workshop be held in the evening.

Council Member Goodgame reported the South Lake Historical Society met and there are bats in the roof of the Depot and possibly in the Townsend House. Drywood termites are in the south wall of the Depot building. Mr. Goodgame attended Lieutenant Castro's retirement party, the dedication ceremony of Fire Station No. 104, and Executive Assistant Bennett's retirement party. He announced he would be out of town beginning October 7, 2016 and returning on October 23, 2016.

Council Member Mullins – No report.

Council Member Travis announced she received a certificate for being a Champion Recycler. Ms. Travis reported she toured Fire Station No. 104.

Mayor Ash held Coffee with the Mayor on September 17, 2016 at the Rabbit Hole, and attended the retirement celebration of Lieutenant Castro on September 18, 2016. The Final Budget Public Hearing was held on September 22, 2016 and the millage rate and budget were unanimously approved. Ms. Ash attended the dedication of Fire Station No. 104 on September 23, 2016, and attended the Funeral Mass for Robert Peraza at Blessed Sacrament Church on September 24, 2016.

Mayor Ash noted Items 13, 14 and 15 regarding Extreme Groves were withdrawn by the applicant.

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 8, 2016 First Budget Public Hearing and September 13, 2016 Regular Council Meeting minutes.

Item No. 2 – Plat Approval	Consider approval of the Lakefront Village Plat.
Item No. 3 – Bid Award	Consider Request for Proposals award to American Janitorial, Inc. for City Hall, Clermont City Center and Public Works Department janitorial services in the budgeted amount of $70,980.00.
Item No. 4 – Bid Award	Consider approval of Request for Proposals award to American Janitorial, Inc. for Highlander Building and Public Restrooms janitorial services in the budgeted amount of $141,651.36.
Item No. 5 – Bid Award	Consider approval of Request for Proposals award to Gemilang Solutions, LLC. for recreational facility restrooms janitorial services in the budgeted amount of $40,560.00.
Item No. 6 – Bid Award	Consider approval of Request for Proposals award to Florida League of Cities, Inc. for insurance and risk management services in the budgeted amount of $768,484.00.
Item No. 7 – Road Closure and Event Request	Consider event and road closures request to allow the Clermont Downtown Partnership to host their annual Downtown Clermont Art Festival November 4 through 6, 2016.
Item No. 8 – Road Closure and Event Request	Consider event and road closures request to allow the Clermont Downtown Partnership to host their annual Harvest Festival on October 29, 2016.
Item No. 9 – Event Request and Open Container Allowance	Consider approval for the South Lake Chamber of Commerce to have an open container area for their annual Taste of South Lake event at Waterfront Park on November 3, 2016.
Item No. 10 – Open Container Allowance	Consider allowing Mr. Carrington and Ms. Moss to have an open container allowance for beer, wine, and spirits at the Highlander Building and Pavilion for their wedding on March 25, 2017.
Item No. 11 – Resolution No. 2016-39	Consider Resolution approval adopting a new Sexual Misconduct Policy.
Item No. 12 – Resolution No. 2016-43	Consider approval of Resolution No. 2016-43 adopting a new Holiday Bonus Resolution.

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

UNFINISHED BUSINESS

Item No. 13 – Ordinance No. 2016-28 *Extreme Groves Annexation*

This item was withdrawn by the applicant.

Item No. 14 – Ordinance No. 2016-29 *Extreme Groves Comprehensive Plan Amendment*

This item was withdrawn by the applicant.

Item No. 15 – Ordinance No. 2016-30 *Extreme Groves Rezoning*

This item was withdrawn by the applicant.

NEW BUSINESS

Item No. 16 – Variance Request *Jenkins*

Senior Planner Kruse presented the variance request to construct a screen room with a solid roof in the rear portion of the property located at 209 Brookdale Loop. The screen room would be constructed on an existing 8-foot by 15-foot concrete patio. The applicant is requesting approval of a rear yard setback of 17 feet from the rear property line and 7 feet from the side property line. Staff recommended denial of the variance request.

Richard Jenkins; Applicant, displayed photographs of an identical screen room and the area on his property the screen room would be located. Mr. Jenkins provided information of prior variance requests for screen rooms with a solid roof which were approved by Council.

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

Council Member Goodgame spoke in favor of granting the request.

Council Member Mullins asked of the year the neighbors variance was granted. Mr. Jenkins stated the request was granted in 2012.

Council Member Travis inquired of the need for a variance. Senior Planner Kruse commented the 25-foot setback could not be met due to a right-of-way issue.

Council Member Travis questioned if the Homeowners Association approved the screen room. Mr. Jenkins stated the Homeowners Association has approved the screen room.

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

Item No. 17 – Resolution No. 2016-36 *Lake County Adult Activity Center, Inc.*

City Clerk Ackroyd Howe read Resolution 2016-36 aloud by title only.

> A Resolution of the City Council of the City of Clermont, Lake County, Florida, granting a Conditional Use Permit to allow an adult daycare in the M-1 Industrial Zoning district.

Planning Manager Henschel presented the request for an adult daycare facility at 355 Citrus Tower Boulevard. The property is located in an M-1 Industrial zoning district and has a future land use of Industrial.

The facility will have the capacity for sixty adults, with eight employees staffing the facility throughout the day. The hours of operation will be Monday through Friday from 8am until 5pm. Staff recommended approval of the request.

Carolina Garcia, 191 Nautica Mile Drive; Owner and Operator of the Lake County Adult Activity Center, was available to answer any questions.

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

Council Member Mullins inquired if the Montessori School was located in the same building. Ms. Garcia commented the Montessori School had relocated.

Council Member Bates asked if the facility would occupy the entire building. Ms. Garcia stated the facility would occupy units 102 and 104, where the Montessori School had been located.

Council Member Goodgame inquired of any potential traffic flow issues in the morning and evening. Ms. Garcia commented the facility has contracted with transportation agencies who will transport the majority of the clients to and from the location.

> Council Member Mullins moved to approve Resolution 2016-36; seconded by Council Member Goodgame. The motion passed will all members present voting aye.

Item No. 18 – Resolution No. 2016-38 *Special Magistrate*

City Clerk Ackroyd Howe read Resolution 2016-38 aloud by title only.

> A Resolution of the City Council of the City of Clermont, Lake County, Florida, appointing a Code Enforcement Special Magistrate.

Development Services Director Hollerand presented the request to approve Ms. Leigh Kyer to serve as the Code Enforcement Special Magistrate. The City Council approved a code change on July 26, 2016, creating a Code Enforcement Special Magistrate.

The City issued a Request for Information in August and received responses from two qualified applicants. Each applicant has more than five years experience as a practicing Florida attorney. The proposed rates were $145 and $175 per hour.

Staff recommended approval of Ms. Leigh Kyer to serve as the City of Clermont Code Enforcement Special Magistrate.

Ms. Kyer was present to answer any questions of the Council. She stated she was a life-long resident of Clermont whose practice is located in Clermont.

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

City Manager Gray noted the City hired an attorney to attend the Code Enforcement Board meetings and had budgeted $150 per hour for Code Enforcement Board legal services. The cost would not increase for a Code Enforcement Special Magistrate.

Council Member Bates asked of the exit strategy if the Code Enforcement Special Magistrate system did not work. City Attorney Mantzaris commented staff would have to return to Council and change the ordinance.

Council Member Bates asked of the additional costs mentioned in the engagement letter. City Attorney Mantzaris stated typically an attorney works on 15-minute billing increments and fees for items such as copy charges and long distance calls. The additional costs are not likely to occur and the engagement letter is similar to the one the City had with the attorney who represented the Code Enforcement Board.

> Council Member Bates moved for approval of Resolution 2016-38; seconded by Council Member Mullins. The motion passed with all members present voting aye.

Item No. 19 – Red Light Camera

City Manager Gray commented the contract with American Traffic Solutions ends January 3, 2017. American Traffic Solutions was provided a letter of intent to terminate the Red Light Camera Program. American Traffic Solutions met with City staff and indicated they were willing to renegotiate the contract. City Manager Gray requested direction from Council on moving forward to renew, or terminate the contract effective January 3, 2017.

Police Chief Broadway provided an update on the Red Light Camera program. In January 2014, the City of Clermont agreed to a contract with American Traffic Solutions and instituted a Red Light Camera Safety Program. Six cameras were installed at four intersections. The intersections were selected based on traffic crash studies by American Traffic Solutions and the Clermont Police Department. Police Chief Broadway reviewed the intersection accident report; directional summary report; violations received vs violations issued; video requests; number of appeals and dismissals; and the revenues and expenditures of the program.

Mayor Ash asked for public comment. There were no public comments.

Council Member Mullins asked how much of the revenue went to the State of Florida. City Attorney Mantzaris stated more than half of each ticket is sent to the State of Florida.

Council Member Bates mentioned accidents have been reduced and additional data should be researched. Mr. Bates was opposed to the program unless the additional data proves the program is saving lives.

Mayor Ash commented a prior Council voted to eliminate the contract opined there was not enough evidence on a reduction in accidents to reverse the decision.

Council Member Mullins stated he was not in favor of the red light camera program. Mr. Mullins commented stronger data on the effectiveness of the program as a public safety measure would be required for his position to change.

Council Member Goodgame commented he asked citizens about retaining or eliminating the red light camera program and several were in favor of retaining the program. The citizens are opposed to the right-turn-on-red citations.

City Attorney Mantzaris stated there was ongoing litigation which is going to the Florida Supreme Court regarding red light camera programs. When the program was first implemented, the program included citations for right-turn-on-red violations. The Council was concerned with potential loss of revenue, so the contract contains a provision which guarantees the City would not lose money. The City informed American Traffic Solutions the City wanted to eliminate the right-turn-on-red citations. American Traffic Solutions stated the provision which guarantees the City would not lose money, would be removed. A decision by the Council to reinstate the program without right-turn-on-red citations would require staff to negotiate the issue, and if American Traffic Solutions drops the guarantee provision, the City would be subjected to paying hefty monthly per-camera fees.

Council Member Travis asked of the ongoing litigation. City Attorney Mantzaris stated the litigation has to do with the use of a non-city vendor initiating the process to issue the citations. The City has a process in which a traffic enforcement officer determines if a citation should be issued.

Council Member Goodgame commented if the program continues, the revenues should be used for road paving and improvements.

Council Member Travis was opposed to continuing the program.

City Manager Gray commented American Traffic Solutions would be contacted if Council was interested in renegotiating the contract, if not, the red light camera program will end January 3, 2017.

The Council did not take action to reverse the prior Council decision to discontinue the red light camera program contract with American Traffic Solutions.

ADJOURN: With no further comments, this meeting was adjourned at 8:16pm.

APPROVED:

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Gail L. Ash, Mayor

ATTEST:

____
Tracy Ackroyd Howe, City Clerk

CITY OF CLERMONT

AGENDA ITEM

Meeting Date
Tuesday, October 11, 2016

Agenda Item Name
Employee Benefit changes

Requested Action
Recommend approval of the employee group medical and dental plan changes effective January 1, 2017.

Staff Report

The Employee Group Medical Plan is self-funded and has been established since 1990. The plan provides health, dental and prescription drug coverage for employees, retirees and eligible dependents. During the month of September 2016, the Employee Insurance Committee made up of employees representing all City departments met to discuss possible changes to the plan.

The following proposed changes are recommended by the Employee Insurance Committee and also include funding to reach the State-required targeted ending cash reserve of 31.82% of projected claims. The changes would be effective January 1, 2017.

Increase the employee rates by 7.5% per pay check for health plan participants. Incorporate a $5.00 cost for employee dental and increase dependent rates by 7.5% for dental plan participants. Align retiree dental rates with COBRA participant rates.

Lump sum transfer from the City

The City's increased contribution will be a lump sum transfer into the Group Medical Self Insurance Fund of $600,000. The lump sum transfer is recommended in lieu of increasing the City's bi-weekly contribution rate, primarily due to the State's target cash reserve requirement for the City to have at the end of 2016. The transfer is included in the approved 2017 fiscal year budget.

Plan Design Changes

There are no recommended health plan design changes for Plan Year 2017.

As part of the renewal, Cigna has offered a Telemedicine Program, which will include vendors that offer a network of board-certified/state-licensed physicians conveniently available by web, phone or mobile application 24 hours per day, 365 days per year to provide quality health care for a variety of health conditions (e.g., sinus problems, respiratory infections, allergies, urinary tract infections, cold and flu symptoms, and many other non-emergency illnesses). This new program is available at no additional administrative cost to the City and will be available to health plan members at the cost of a standard primary care physician copay (i.e., $25). It is anticipated that this program will redirect care from more costly setting such as emergency rooms and urgent care centers.

Surcharges

Maintain the employee and dependent tobacco user surcharge including the 7.5% increase per check, which results in a small increase. The tobacco user surcharge has been in place since 2009.

Wellness Program

Continue the current voluntary wellness program, which incorporates a wellness premium incentive of a $5 credit per paycheck for employees who participate in the program (i.e., for the premium incentive in 2017, participation in the program has two components – annual wellness exam with primary care provider including applicable lab work and completion of Cigna’s Online Health Assessment, and completion of 4 wellness points).

During Plan Year 2017, the wellness program will incorporate a new opportunity for spouses covered by the health plan to complete the same wellness requirements as employees to be eligible for an additional $5 health premium incentive for plan year 2018 (i.e., employees with spouse coverage whose spouse participates in the wellness program would be eligible for a total of a $10 wellness premium incentive if both the employee and spouse participate). The inclusion of spouses on the wellness program highlights the key role and influence that a spouse may play in an employee’s health in addition to creating a focus on health improvement for spouses since the plan has experienced an increase in spousal claims.

Stop Loss/Reinsurance

Continue the self-insurance plan stop loss insurance, including the individual deductible for large claims remaining at $165,000.

Summary

With all of the above noted changes if claims run as projected, the fund’s cash reserves at December 31, 2017 are projected to be at $1,207,008 or 31.82% of annual claims.

Additional Analysis

Fiscal Impact Summary

The lump sum city transfer of $600,000 is included in the FY2017 approved budget.

Fiscal Impact	Fund Number and Description	Available Budget Amount

Exhibits Attached **(copies of original agreements)**

1.	Revenues-Expenditures Analysis	2016 - 10 11 - Attachment Group Medical Self Insurance Fund Revenues-Expenditures Analysis - 2017 - 9-26-16.pdf
2.	Group Medical Insurance Rates	2016 - 10 11 - Group Medical Insurance Rates.pdf

City of Clermont
Group Medical Self Insurance Fund Revenues and Expenditures
2013 - 2017

9/26/2016

	2013 Actual	2014 Actual	2015 Actual	2016 Budget	2016 Actual @8-31-16	2016 Projected	(EIC Rec) 2017 Budget
Beginning Cash	$574,919	$913,979	$534,536	$406,361	$402,752	$402,578	$581,304
Revenues							
City Premiums	$2,421,236	$2,563,589	$2,998,770	$3,434,176	$2,209,663	$3,385,006	$3,519,396
Employee Premiums	$515,089	$545,087	$610,849	$677,254	$452,412	$692,065	$828,250
Retiree/Cobra Premiums	$51,403	$42,233	$52,048	$44,778	$43,038	$61,926	$61,333
Reimb - Reinsurance	$40,612	$159,717	$118,019	$0	$906,284	$906,284	$0
Reimb - CIGNA Wellness	$18,973	$42,483	$29,369	$25,000	$20,309	$25,000	$25,000
Interest Earnings	$6,028	$5,044	$2,746	$6,000	$2,725	$5,347	$6,000
Loan from City	$0	$0	$0	$0	$500,000	$500,000	$0
Transfer from City	$0	$0	$0	$0	$0	$0	$600,000
Total Revenues	$3,053,341	$3,358,153	$3,811,801	$4,187,208	$4,134,431	$5,575,628	$5,039,979
Expenditures							
Claims	$2,151,514	$2,904,701	$3,263,032	$3,318,509	$3,425,213	$4,684,680	$3,657,599
Wellness Programs	$21,941	$38,867	$31,657	$29,500	$17,794	$29,500	$29,500
Admin Fees	$154,873	$202,032	$209,900	$250,831	$126,631	$227,516	$281,169
Reinsurance	$385,953	$481,996	$439,170	$444,360	$302,058	$455,205	$489,088
Transfer to City	$0	$110,000	$0	$105,000	$0	$0	$0
Total Expenditures	$2,714,281	$3,737,596	$3,943,759	$4,148,200	$3,871,696	$5,396,901	$4,457,356
Ending Cash	$913,979	$534,536	$402,578	$445,369	$665,487	$581,304	$1,163,928
Ending Cash % of Claims	42.48%	18.40%	12.34%	13.42%	19.43%	12.41%	31.82%
Taget Ending Cash				$1,095,108		$1,246,871	$1,207,008
Premium Increases							
City	0%	0%	0%	10%	10%	10%	0.00%
EE/Dep	0%	0%	0%	10%	10%	10%	7.50%
Retiree	0%	0%	0%	10%	10%	10%	7.50%

City of Clermont
Group Medical Insurance Rates
January 1, 2017

	Period	Health	Dental	Total
Base Plan - Employees				
Employee				
-City Share	Bi-Weekly	$388.23	$30.46	$418.69
-EE Share	Bi-Weekly	$25.21	$5.00	$30.21
Total	Annual	$10,749.40	$921.93	$11,671.34
-EE Tobacco Surcharge	Bi-Weekly	$43.73	$0.00	$43.73
-EE Wellness Credit	Bi-Weekly	-$5.00	$0.00	-$5.00
Spouse				
-City Share	Bi-Weekly	$90.79	$0.00	$90.79
-EE Share	Bi-Weekly	$117.91	$8.66	$126.57
Total	Annual	$5,426.30	$225.16	$5,651.46
-EE Tobacco Surcharge	Bi-Weekly	$21.55	$0.00	$21.55
Children				
-City Share	Bi-Weekly	$79.32	$0.00	$79.32
-EE Share	Bi-Weekly	$108.56	$7.68	$116.24
Total	Annual	$4,884.91	$199.68	$5,084.59
-EE Tobacco Surcharge	Bi-Weekly	$19.38	$0.00	$19.38
Family				
-City Share	Bi-Weekly	$142.99	$0.00	$142.99
-EE Share	Bi-Weekly	$168.57	$17.01	$185.58
Total	Annual	$8,100.53	$442.26	$8,542.79
-EE Tobacco Surcharge	Bi-Weekly	$32.23	$0.00	$32.23

	Period	Health	Dental	Total
Base Plan - Retirees - Non-Medicare Eligible - Tier 1				
Retiree				
-City Share	Monthly	$519.55	$0.00	$519.55
-Retiree Share	Monthly	$376.23	$28.07	$404.30
Total	Annual	$10,749.40	$336.84	$11,086.24
Spouse				
-City Share	Monthly	$117.57	$0.00	$117.57
-Retiree Share	Monthly	$334.62	$30.88	$365.50
Total	Annual	$5,426.30	$370.56	$5,796.86
Children				
-City Share	Monthly	$122.12	$0.00	$122.12
-Retiree Share	Monthly	$284.95	$25.26	$310.21
Total	Annual	$4,884.91	$303.12	$5,188.03
Family				
-City Share	Monthly	$222.76	$0.00	$222.76
-Retiree Share	Monthly	$452.28	$56.14	$508.42
Total	Annual	$8,100.53	$673.68	$8,774.21
Base Plan - Retirees - Medicare Eligible - Tier 1				
Retiree				
-City Share	Monthly	$316.93	$0.00	$316.93
-Retiree Share	Monthly	$229.50	$28.07	$257.57
Total	Annual	$6,557.13	$336.84	$6,893.97
Spouse				
-City Share	Monthly	$71.72	$0.00	$71.72
-Retiree Share	Monthly	$204.12	$30.88	$235.00
Total	Annual	$3,310.05	$370.56	$3,680.61

Tier 1 retirees are employees who retired or entered the DROP prior to October 1, 2013.

	Period	Health	Dental	Total
Base Plan - Retirees - Non-Medicare Eligible - Tier 2				
Retiree				
-City Share	Monthly	$447.89	$0.00	$447.89
-Retiree Share	Monthly	$447.89	$28.07	$475.96
Total	Annual	$10,749.40	$336.84	$11,086.24
Spouse				
-City Share	Monthly	$113.05	$0.00	$113.05
-Retiree Share	Monthly	$339.14	$30.88	$370.02
Total	Annual	$5,426.30	$370.56	$5,796.86
Children				
-City Share	Monthly	$101.77	$0.00	$101.77
-Retiree Share	Monthly	$305.31	$25.26	$330.57
Total	Annual	$4,884.91	$303.12	$5,188.03
Family				
-City Share	Monthly	$168.76	$0.00	$168.76
-Retiree Share	Monthly	$506.28	$56.14	$562.42
Total	Annual	$8,100.53	$673.68	$8,774.21
Base Plan - Retirees - Medicare Eligible - Tier 2				
Retiree				
-City Share	Monthly	$273.21	$0.00	$273.21
-Retiree Share	Monthly	$273.21	$28.07	$301.28
Total	Annual	$6,557.13	$336.84	$6,893.97
Spouse				
-City Share	Monthly	$68.96	$0.00	$68.96
-Retiree Share	Monthly	$206.88	$30.88	$237.76
Total	Annual	$3,310.05	$370.56	$3,680.61

Tier 2 retirees are employees who had 20 or more years of service as of October 1, 2013.

	Period	Health	Dental	Total
Base Plan - Retirees - Non-Medicare Eligible - Tier 3				
Retiree				
-City Share	Monthly	$268.74	$0.00	$268.74
-Retiree Share	Monthly	$627.05	$28.07	$655.12
Total	Annual	$10,749.40	$336.84	$11,086.24
Spouse				
-City Share	Monthly	$67.83	$0.00	$67.83
-Retiree Share	Monthly	$384.36	$30.88	$415.24
Total	Annual	$5,426.30	$370.56	$5,796.86
Children				
-City Share	Monthly	$61.06	$0.00	$61.06
-Retiree Share	Monthly	$346.01	$25.26	$371.27
Total	Annual	$4,884.91	$303.12	$5,188.03
Family				
-City Share	Monthly	$101.26	$0.00	$101.26
-Retiree Share	Monthly	$573.79	$56.14	$629.93
Total	Annual	$8,100.53	$673.68	$8,774.21
Base Plan - Retirees - Medicare Eligible - Tier 3				
Retiree				
-City Share	Monthly	$163.93	$0.00	$163.93
-Retiree Share	Monthly	$382.50	$28.07	$410.57
Total	Annual	$6,557.13	$336.84	$6,893.97
Spouse				
-City Share	Monthly	$41.38	$0.00	$41.38
-Retiree Share	Monthly	$234.46	$30.88	$265.34
Total	Annual	$3,310.05	$370.56	$3,680.61

Tier 3 retirees are employees who had at least 10 years, but less than 20 years of service as of October 1, 2013.

	Period	Health	Dental	Total
Base Plan - Retirees - Non-Medicare Eligible - Tier 4				
Retiree				
-City Share	Monthly	$89.58	$0.00	$89.58
-Retiree Share	Monthly	$806.21	$28.07	$834.28
Total	Annual	$10,749.40	$336.84	$11,086.24
Spouse				
-City Share	Monthly	$22.61	$0.00	$22.61
-Retiree Share	Monthly	$429.58	$30.88	$460.46
Total	Annual	$5,426.30	$370.56	$5,796.86
Children				
-City Share	Monthly	$20.35	$0.00	$20.35
-Retiree Share	Monthly	$386.72	$25.26	$411.98
Total	Annual	$4,884.91	$303.12	$5,188.03
Family				
-City Share	Monthly	$33.75	$0.00	$33.75
-Retiree Share	Monthly	$641.29	$56.14	$697.43
Total	Annual	$8,100.53	$673.68	$8,774.21
Base Plan - Retirees - Medicare Eligible - Tier 4				
Retiree				
-City Share	Monthly	$54.64	$0.00	$54.64
-Retiree Share	Monthly	$491.79	$28.07	$519.86
Total	Annual	$6,557.13	$336.84	$6,893.97
Spouse				
-City Share	Monthly	$13.79	$0.00	$13.79
-Retiree Share	Monthly	$262.05	$30.88	$292.93
Total	Annual	$3,310.05	$370.56	$3,680.61

Tier 4 retirees are employees who had less than 10 years of service as of October 1, 2013.

	Period	Health	Dental	Total
Base Plan - Retirees - Non-Medicare Eligible - Tier 5				
Retiree				
-City Share	Monthly	$0.00	$0.00	$0.00
-Retiree Share	Monthly	$895.78	$28.07	$923.85
Total	Annual	$10,749.40	$336.84	$11,086.24
Spouse				
-City Share	Monthly	$0.00	$0.00	$0.00
-Retiree Share	Monthly	$452.19	$30.88	$483.07
Total	Annual	$5,426.30	$370.56	$5,796.86
Children				
-City Share	Monthly	$0.00	$0.00	$0.00
-Retiree Share	Monthly	$407.08	$25.26	$432.34
Total	Annual	$4,884.91	$303.12	$5,188.03
Family				
-City Share	Monthly	$0.00	$0.00	$0.00
-Retiree Share	Monthly	$675.04	$56.14	$731.18
Total	Annual	$8,100.53	$673.68	$8,774.21
Base Plan - Retirees - Medicare Eligible - Tier 5				
Retiree				
-City Share	Monthly	$0.00	$0.00	$0.00
-Retiree Share	Monthly	$546.43	$28.07	$574.50
Total	Annual	$6,557.13	$336.84	$6,893.97
Spouse				
-City Share	Monthly	$0.00	$0.00	$0.00
-Retiree Share	Monthly	$275.84	$30.88	$306.72
Total	Annual	$3,310.05	$370.56	$3,680.61

Tier 5 retirees are employees who were hired after February 26, 2013.

High Deductible Plan - Employees

	Period	Health	Dental	Total
Employee				
-City Share	Bi-Weekly	$291.17	$30.46	$321.63
-EE Share	Bi-Weekly	$18.25	$5.00	$23.25
Total	Annual	$8,045.03	$921.93	$8,966.97
-EE Tobacco Surcharge	Bi-Weekly	$43.73	$0.00	$43.73
-EE Wellness Credit	Bi-Weekly	-$5.00	$0.00	-$5.00
Spouse				
-City Share	Bi-Weekly	$68.10	$0.00	$68.10
-EE Share	Bi-Weekly	$58.96	$8.66	$67.62
Total	Annual	$3,303.59	$225.16	$3,528.75
-EE Tobacco Surcharge	Bi-Weekly	$21.55	$0.00	$21.55
Children				
-City Share	Bi-Weekly	$59.49	$0.00	$59.49
-EE Share	Bi-Weekly	$54.29	$7.68	$61.97
Total	Annual	$2,958.23	$199.68	$3,157.91
-EE Tobacco Surcharge	Bi-Weekly	$19.38	$0.00	$19.38
Family				
-City Share	Bi-Weekly	$107.24	$0.00	$107.24
-EE Share	Bi-Weekly	$84.29	$17.01	$101.30
Total	Annual	$4,979.75	$442.26	$5,422.01
-EE Tobacco Surcharge	Bi-Weekly	$32.23	$0.00	$32.23

	Period	Health	Dental	Total
High Deductible Plan - Retirees - Non-Medicare Eligible - Tier 1				
Retiree				
-City Share	Monthly	$388.84	$0.00	$388.84
-Retiree Share	Monthly	$281.58	$28.07	$309.65
Total	Annual	$8,045.03	$336.84	$8,381.87
Spouse				
-City Share	Monthly	$71.58	$0.00	$71.58
-Retiree Share	Monthly	$203.72	$30.88	$234.60
Total	Annual	$3,303.59	$370.56	$3,674.15
Children				
-City Share	Monthly	$73.96	$0.00	$73.96
-Retiree Share	Monthly	$172.56	$25.26	$197.82
Total	Annual	$2,958.23	$303.12	$3,261.35
Family				
-City Share	Monthly	$136.94	$0.00	$136.94
-Retiree Share	Monthly	$278.04	$56.14	$334.18
Total	Annual	$4,979.75	$673.68	$5,653.43
High Deductible Plan - Retirees - Medicare Eligible - Tier 1				
Retiree				
-City Share	Monthly	$237.19	$0.00	$237.19
-Retiree Share	Monthly	$171.76	$28.07	$199.83
Total	Annual	$4,907.47	$336.84	$5,244.31
Spouse				
-City Share	Monthly	$43.66	$0.00	$43.66
-Retiree Share	Monthly	$124.27	$30.88	$155.15
Total	Annual	$2,015.19	$370.56	$2,385.75

Tier 1 retirees are employees who retired or entered the DROP prior to October 1, 2013.

	Period	Health	Dental	Total
High Deductible Plan - Retirees - Non-Medicare Eligible - Tier 2				
Retiree				
-City Share	Monthly	$335.21	$0.00	$335.21
-Retiree Share	Monthly	$335.21	$28.07	$363.28
Total	Annual	$8,045.03	$336.84	$8,381.87
Spouse				
-City Share	Monthly	$68.82	$0.00	$68.82
-Retiree Share	Monthly	$206.47	$30.88	$237.35
Total	Annual	$3,303.59	$370.56	$3,674.15
Children				
-City Share	Monthly	$61.63	$0.00	$61.63
-Retiree Share	Monthly	$184.89	$25.26	$210.15
Total	Annual	$2,958.23	$303.12	$3,261.35
Family				
-City Share	Monthly	$103.74	$0.00	$103.74
-Retiree Share	Monthly	$311.23	$56.14	$367.37
Total	Annual	$4,979.75	$673.68	$5,653.43
High Deductible Plan - Retirees - Medicare Eligible - Tier 2				
Retiree				
-City Share	Monthly	$204.48	$0.00	$204.48
-Retiree Share	Monthly	$204.48	$28.07	$232.55
Total	Annual	$4,907.47	$336.84	$5,244.31
Spouse				
-City Share	Monthly	$41.98	$0.00	$41.98
-Retiree Share	Monthly	$125.95	$30.88	$156.83
Total	Annual	$2,015.19	$370.56	$2,385.75

Tier 2 retirees are employees who had 20 or more years of service as of October 1, 2013.

	Period	Health	Dental	Total
High Deductible Plan - Retirees - Non-Medicare Eligible - Tier 3				
Retiree				
-City Share	Monthly	$201.13	$0.00	$201.13
-Retiree Share	Monthly	$469.29	$28.07	$497.36
Total	Annual	$8,045.03	$336.84	$8,381.87
Spouse				
-City Share	Monthly	$41.29	$0.00	$41.29
-Retiree Share	Monthly	$234.00	$30.88	$264.88
Total	Annual	$3,303.59	$370.56	$3,674.15
Children				
-City Share	Monthly	$36.98	$0.00	$36.98
-Retiree Share	Monthly	$209.54	$25.26	$234.80
Total	Annual	$2,958.23	$303.12	$3,261.35
Family				
-City Share	Monthly	$62.25	$0.00	$62.25
-Retiree Share	Monthly	$352.73	$56.14	$408.87
Total	Annual	$4,979.75	$673.68	$5,653.43
High Deductible Plan - Retirees - Medicare Eligible - Tier 3				
Retiree				
-City Share	Monthly	$122.69	$0.00	$122.69
-Retiree Share	Monthly	$286.27	$28.07	$314.34
Total	Annual	$4,907.47	$336.84	$5,244.31
Spouse				
-City Share	Monthly	$25.19	$0.00	$25.19
-Retiree Share	Monthly	$142.74	$30.88	$173.62
Total	Annual	$2,015.19	$370.56	$2,385.75

Tier 3 retirees are employees who had at least 10 years, but less than 20 years of service as of October 1, 2013.

	Period	Health	Dental	Total
High Deductible Plan - Retirees - Non-Medicare Eligible - Tier 4				
Retiree				
-City Share	Monthly	$67.04	$0.00	$67.04
-Retiree Share	Monthly	$603.38	$28.07	$631.45
Total	Annual	$8,045.03	$336.84	$8,381.87
Spouse				
-City Share	Monthly	$13.76	$0.00	$13.76
-Retiree Share	Monthly	$261.53	$30.88	$292.41
Total	Annual	$3,303.59	$370.56	$3,674.15
Children				
-City Share	Monthly	$12.33	$0.00	$12.33
-Retiree Share	Monthly	$234.19	$25.26	$259.45
Total	Annual	$2,958.23	$303.12	$3,261.35
Family				
-City Share	Monthly	$20.75	$0.00	$20.75
-Retiree Share	Monthly	$394.23	$56.14	$450.37
Total	Annual	$4,979.75	$673.68	$5,653.43
High Deductible Plan - Retirees - Medicare Eligible - Tier 4				
Retiree				
-City Share	Monthly	$40.90	$0.00	$40.90
-Retiree Share	Monthly	$368.06	$28.07	$396.13
Total	Annual	$4,907.47	$336.84	$5,244.31
Spouse				
-City Share	Monthly	$8.40	$0.00	$8.40
-Retiree Share	Monthly	$159.54	$30.88	$190.42
Total	Annual	$2,015.19	$370.56	$2,385.75

Tier 4 retirees are employees who had less than 10 years of service as of October 1, 2013.

	Period	Health	Dental	Total
High Deductible Plan - Retirees - Non-Medicare Eligible - Tier 5				
Retiree				
-City Share	Monthly	$0.00	$0.00	$0.00
-Retiree Share	Monthly	$670.42	$28.07	$698.49
Total	Annual	$8,045.03	$336.84	$8,381.87
Spouse				
-City Share	Monthly	$0.00	$0.00	$0.00
-Retiree Share	Monthly	$275.30	$30.88	$306.18
Total	Annual	$3,303.59	$370.56	$3,674.15
Children				
-City Share	Monthly	$0.00	$0.00	$0.00
-Retiree Share	Monthly	$246.52	$25.26	$271.78
Total	Annual	$2,958.23	$303.12	$3,261.35
Family				
-City Share	Monthly	$0.00	$0.00	$0.00
-Retiree Share	Monthly	$414.98	$56.14	$471.12
Total	Annual	$4,979.75	$673.68	$5,653.43
High Deductible Plan - Retirees - Medicare Eligible - Tier 5				
Retiree				
-City Share	Monthly	$0.00	$0.00	$0.00
-Retiree Share	Monthly	$408.96	$28.07	$437.03
Total	Annual	$4,907.47	$336.84	$5,244.31
Spouse				
-City Share	Monthly	$0.00	$0.00	$0.00
-Retiree Share	Monthly	$167.93	$30.88	$198.81
Total	Annual	$2,015.19	$370.56	$2,385.75

Tier 5 retirees are employees who were hired after February 26, 2013.

CITY OF CLERMONT

AGENDA ITEM

Meeting Date
Tuesday, October 11, 2016
Agenda Item Name
Short Term Disability and Long Term Disability
Requested Action
Recommend approval of Short Term Disability and Long Term Disability contract with Lincoln Financial.
Staff Report
The City provides voluntary group short-term and long-term disability insurance plans for employees to purchase on a 100% employee-paid basis. Currently, there are 139 employees participating in the short-term disability program, and 165 employees participating in the long-term disability program. The City's benefits broker Hylant shopped for this coverage and received proposals on the City's behalf. A summary of the proposals and comparisons were presented to City staff. There were 5 responses for short-term disability and 4 respondents for long-term disability. It is recommended by Hylant and City staff that both disability coverage be placed under one carrier to assist employees with claims and reduce the potential for administrative issues that may arise when an employee transitions from short-term to long-term disability. Lincoln Financial is recommended as the carrier for both the short-term and long-term disability carrier, as it provides the most competitive quote and coverage for both short and long-term disability. Moving to Lincoln Financial will result in an overall savings on both the short-term and long-term disability rates. The plans are rated on an age banded basis and most age bands will have a reduction in the premium pricing. A short-term disability rate guarantee has been extended until January 2019. Effective 1/01/2017, the short-term disability coverage will offset with sick and vacation, therefore employees would only receive up to 100% of pre-disability income (i.e., employee would receive 60% from disability income and 40% from sick/vacation leave).
Additional Analysis
Fiscal Impact Summary
No fiscal impact to the City.

Fiscal Impact	**Fund Number and Description**	**Available Budget Amount**

Exhibits Attached (copies of original agreements)

1.	STD	STD.pdf
2.	LTD	LTD.pdf

City of Clermont
Voluntary STD Renewal Benefit Comparison
January 1, 2017

Draft

Plan Summary	Current/Renewal Vol STD Lincoln Financial	Lincoln Financial	
• Elimination Period	14th day of Accident or Sickness	14th day of Accident or Sickness	
• Benefit Percentage	60%	60%	
• Minimum Weekly Benefit	$100	$100	
• Maximum Weekly Benefit	$1,000	$1,000	
• Maximum Benefit Duration	13 Weeks	13 Weeks	
• Benefit Options	$100 increments up to a maximum of $1,000 per week. not to exceed 60% of annual salary	$100 increments up to a maximum of $1,000 per week, not to exceed 60% of annual salary	
• Future Annual Enrollment Options	Employees may increase STD benefits during annual enrollment by $100 without EOI, based on salary eligibility. The total coverage cannot exceed 60% of the employee's basic weekly earnings or $1,000, whichever is less.	Employees may increase STD benefits during annual enrollment by $100 without EOI, based on salary eligibility. The total coverage cannot exceed 60% of the employee's basic weekly earnings or $1,000, whichever is less.	
• Partial Disability	Included	Included	
• Waiver of Premium	Yes	Yes	
• Pre-Existing	12/12	12/12	
• Employee Contribution	100% Voluntary	100% Voluntary	
• Participation Requirement	Current Enrollment	15% of all Eligible Employees	
• Rate Guarantee	Until 1/1/2018	1/1/2019	
• Are any current employees excluded from coverage?	No, all FT eligible	No, all FT eligible	
• Do you prepare W2s and file Federal & State information returns reporting sick pay?	Yes	Yes	
• Do you provide choice of List Bill and Self Administered Bill? If self Administered, paper or via Web	Both available. currently set up with List Bill	Both available, currently set up with List Bill	
• AM Best Rating	A+	A+	
• Confirm that you DO NOT require one on one meetings	Confirmed	Confirmed	
Confirm STD plan proposed does NOT offset with sick or vacation time and employees may get both - Yes or No?	The plan does not offset for sick and vacation time	plan offsets with sick and salary so employee can get up to 100% of pre-disability income.	
• Monthly Rate per $10 of Covered Benefit (If age & gender rated, please list all age bands with the corresponding rates)	Weekly Rate Per $10 of Covered Benefit	Weekly Rate Per $10 of Covered Benefit	
Age			
Below 20	$0.198	$0.188	-5.05%
20-24	$0.198	$0.188	-5.05%
25-29	$0.198	$0.188	-5.05%
30-34	$0.198	$0.188	-5.05%
35 - 39	$0.198	$0.188	-5.05%
40 - 44	$0.209	$0.199	-4.78%
45 - 49	$0.253	$0.243	-3.95%
50 - 54	$0.297	$0.287	-3.37%
55 - 59	$0.407	$0.397	-2.46%
60 - 64	$0.495	$0.485	-2.02%
65 - 69	$0.561	$0.551	-1.78%
70 - 74	$0.616	$0.606	-1.62%
75+	$0.671	$0.661	-1.49%
			-3.59%

Lincoln Financial Notes:

* Financial will extend STD rate guarantee until 1/1/19 if LTD is placed with Lincoln Financial.

City of Clermont
Voluntary LTD Renewal Benefit Comparison
January 1, 2017

Draft

Plan Summary	Current Vol LTD Dearborn National	Lincoln Financial	
Elimination Period	90 Days	90 Days	
Benefit Percentage	50% of Monthly Earnings	50% of Monthly Earnings	
Maximum Monthly Benefit	$6,000	6000	
Minimum Monthly Benefit	$100	100	
Benefit Options	$100 increments up to a maximum of $6,000 per month; not to exceed 50% of gross earnings	$100 increments up to a maximum of $6,000 per month, not to exceed 50% of gross earnings	
Future Annual Enrollment Options	Employees may increase LTD benefits during annual enrollment without EOI in $100 increments up to $500, based on salary eligibility. Total coverage can not exceed 50% of employee's basic monthly earnings or $6,000, whichever is less	Annual Open Enrollment - meaning employees can come onto the plan GI or increase any incremental amount GI, without EOI, every year at annual enrollment. Increases subject to pre-ex. This is an enhancement over current plan because it does not limit to a specific increment amount.	
Maximum Benefit Duration	To Normal Retirement Age	To Normal Retirement Age	
Limits on Self Reported/Subjective	No Limit	No Limit	
Pre-Existing	12/12	6/12	
Definition of Disability	2 Years Own Occupation	2 Years Own Occupation	
Zero Day Residual	Yes	Yes	
Waiver of Premium	Yes	Yes	
Employee Contribution	100% Voluntary	100% Voluntary	
Participation Requirement	Current Enrollment	Greater of 50% or 10 lives	
Rate Guarantee	Until 1/1/2018	1/1/2019	
Are any current employees excluded from coverage?	No, all FT eligible	No, all FT eligible	
Do you prepare W2s and file Federal & State Information returns reporting sick pay?	Yes	Yes.	
Do you provide choice of List Bill and Self Administered Bill? If self Administered, paper or via Web	Both available, currently set up with List Bill	Yes, this is client's choice. For self administered, either available.	
Confirm LTD proposal off sets with sick/salary continuance OVER 100% of pre-disability income. Yes or No	LTD off sets with sick/salary continuance OVER 100% of pre-disability income.	Yes	
AM Best Rating	A+ (Superior)	A+ Superior	
Confirm that you DO NOT require one on one meetings	Confirmed	Confirmed	
Rate per $100 of Monthly Covered Benefit (if age & gender rated, please list all age bands with the corresponding monthly rates)	RATE PER $100 OF MONTHLY COVERED BENEFIT	RATE PER $100 OF MONTHLY COVERED BENEFIT	
Age			
0 to 24	$0.140	$0.140	0.00%
25 to 29	$0.210	$0.189	-10.00%
30 to 34	$0.350	$0.315	-10.00%
35 to 39	$0.480	$0.432	-10.00%
40 to 44	$0.800	$0.720	-10.00%
45 to 49	$1.240	$1.116	-10.00%
50 to 54	$1.440	$1.296	-10.00%
55 to 59	$1.870	$1.683	-10.00%
60 to 64	$1.550	$1.395	-10.00%
65 to 69	$2.590	$1.800	-30.50%
70 to 74	$1.930	$2.331	20.78%
75+	$1.930	$1.737	-10.00%
			-8.31%

Lincoln Financial Notes:

* Financial will extend STD rate guarantee until 1/1/19 if LTD is placed with Lincoln Financial.

CITY OF CLERMONT

AGENDA ITEM

Meeting Date	
Tuesday, October 11, 2016	
Agenda Item Name	
Ordinance No. 2016-32 *Table to October 25, 2016 Comprehensive Plan Amendment*	
Requested Action	
Recommend to table Ordinance 2016-32 to the October 25, 2016 City Council meeting.	
Staff Report	

In September 2015, the City Council voted to adopt a new zoning designation, Planned Unit Development (PUD). Previously, projects would apply for a Conditional Use Permit (CUP) for a PUD. This process caused some confusion and challenges, particularly when annexing properties under the Interlocal Service Boundary Agreement (ISBA) that already had a PUD zoning in place from Lake County. After making this change to the land development code, it became apparent afterward that there were four places in the Future Land Use Element that were inconsistent with this code change. The language in the Future Land Use Element stated that when projects had densities higher than eight units per acre, a CUP was required. There was no mention of the new PUD zoning designation, which would permit densities higher than eight units per acre. Therefore, in order to eliminate these discrepancies, the addition of “or a Planned Unit Development (PUD) zoning” was added to these four areas of the text. An underlined and highlighted version of the Future Land Use Element has been provided for review indicating the four areas of insertion.

Upon approval by the Council, the proposed amendment will be transmitted to the Florida Department of Economic Opportunity and the reviewing agencies. It will be brought back to the Council for adoption in October 2016.

Staff recommends approval of the transmittal of Ordinance No. 2016-32 to add language to the Future Land Use Element that includes the adopted PUD zoning designation in the land development code.

At the August 2, 2016 Planning and Zoning Commission meeting, Commissioner Jack Martin moved to recommend approval of the comprehensive plan amendment transmittal; seconded by Commissioner Cuqui Whitehead. The vote was unanimous to recommend approval.

Additional Analysis	
Fiscal Impact Summary	

Fiscal Impact	**Fund Number and Description**	**Available Budget Amount**

Exhibits Attached (copies of original agreements)		
1.	Ordinance	PUD Ord. 2016-32.doc

2.	Exhibit A	Exhibit A - Future Land Use Element 2016 PUD change.docx
3.	Legal ad	PUD comp plan Legal ad.doc

CITY OF CLERMONT
ORDINANCE No. 2016-32

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CLERMONT, LAKE COUNTY, FLORIDA, AMENDING THE COMPREHENSIVE PLAN OF THE CITY OF CLERMONT, FLORIDA, PURSUANT TO THE LOCAL GOVERNMENT COMPREHENSIVE PLANNING ACT, CHAPTER 163, PART II, FLORIDA STATUTES BY ADOPTING TEXT CHANGES TO THE FUTURE LAND USE ELEMENT OF THE COMPREHENSIVE PLAN; SETTING FORTH THE AUTHORITY FOR ADOPTION OF THE COMPREHENSIVE PLAN AMENDMENTS; SETTING FORTH THE PURPOSE AND INTENT OF THE COMPREHENSIVE PLAN AMENDMENTS; ESTABLISHING THE LEGAL STATUS OF THE COMPREHENSIVE PLAN AMENDMENTS; PROVIDING FOR SEVERABILITY, CONFLICT AND AN EFFECTIVE DATE.

WHEREAS, the Comprehensive Plan of the City of Clermont was adopted by the City of Clermont on August 13, 1991, in accordance with the Local Government Planning and Land Development Regulations Act of 1985, Chapter 163, Part II, Florida Statutes; and

WHEREAS, the Comprehensive Plan of the City of Clermont may be amended pursuant to Florida Statutes s. 163.3187; and

WHEREAS, the Planning and Zoning Commission, acting as the Local Planning Agency, held a public hearing August 2, 2016 and made recommendations to the City Council for amendments to the plan; and

WHEREAS, the City Council of the City of Clermont held public hearings August 23, 2016 and October 11, 2016 on the proposed amendments to the plan in light of written comments, proposals and objections from the general public;

NOW, THEREFORE, BE IT ORDAINED and enacted by the City Council of the City of Clermont, Florida that:

Section 1.

After public hearings held by the City of Clermont Local Planning Agency and the Clermont City Council, the Future Land Use Element is hereby amended as shown in Exhibit A.

Section 2.

If any portion of this Ordinance is declared invalid, the invalidated portion shall be severed from the remainder of the Ordinance, and the remainder of the Ordinance shall continue in full force and effect as if enacted without the invalidated portion, except in cases where such continued validity of the remainder would clearly and without doubt contradict or frustrate the intent of the Ordinance as a whole.

Section 3.

All ordinances or parts of ordinances in conflict with any of the provisions of this Ordinance are hereby repealed.

Section 4.

This Ordinance shall be published as provided by law and it shall become law and shall take effect immediately upon its Second Reading and Final Passage.

CITY OF CLERMONT
ORDINANCE No. 2016-32

PASSED AND ADOPTED by the City Council of the City of Clermont, Lake County, Florida on this 11th day of October, 2016.

CITY OF CLERMONT

____
Gail L. Ash, Mayor

ATTEST:

____
Tracy Ackroyd Howe, City Clerk

Approved as to form and legality:

____
Daniel F. Mantzaris, City Attorney

Exhibit A

CITY OF CLERMONT
COMPREHENSIVE PLAN

CHAPTER I
FUTURE LAND USE ELEMENT

Adopted June 23, 2009
Amended October 11, 2016

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CHAPTER I
FUTURE LAND USE

GOAL 1: Ensure that the character, magnitude and location of all land uses provide a system for orderly growth and development that achieves a balanced natural, physical and economic environment and enhances the quality of life of all residents.

Objective 1.1: Discourage Urban Sprawl. The City shall discourage and/or reduce urban sprawl through a future land use pattern that promotes orderly, compact development and the provision of public facilities and services that minimize costs and environmental impacts and maximize efficiency.

Policy 1.1.1: Urban services such as water and sewer shall not be extended outside the Lake County/Clermont Joint Planning Area (JPA) without a companion land use plan amendment modifying the boundary and amending the land uses. An exception may be considered where public health, safety and welfare require a community water system or the extension of water service to ensure safe potable water.

Policy 1.1.2: The City shall prioritize its capital improvements funding by assigning first priority to the renewal, reuse and/or rehabilitation of existing facilities or to the replacement of existing obsolete or worn out facilities.

Policy 1.1.3: The City shall encourage infill through the use of higher density and intensity land use designations and mixed-use designations in appropriate locations.

Objective 1.2: Future Land Use Map Series. The City shall ensure that future development and redevelopment activities are located in appropriate areas of the City by adopting a Future Land Use Map Series included as **Appendix A** of this element that contains the Future Land Use Map (FLUM), Future Transportation Map and Natural Resources Map, which together form the basis for consideration of future land use plan amendments. The Future Land Use Map Series, along with the City's land development regulations, shall reduce or eliminate existing land uses that are inconsistent with the community's character.

Policy 1.2.1: The City shall consider the compatibility of adjacent future land use categories during the land use plan amendment process. The City shall consider potential maximum densities and intensities and the appropriate transition of uses, densities and intensities.

Policy 1.2.2: The land development regulations shall include provisions to reduce or eliminate land uses that are inconsistent with the City's character and future land use, including those uses that are inconsistent with hazard mitigation recommendations in the Lake County emergency management plan.

Policy 1.2.3: The City shall discourage the continuation of nonconforming uses to the extent established in the land development regulations. Redevelopment of the property will be allowed only if it is consistent with the FLUM and the zoning district.

Policy 1.2.4: The adopted FLUM contains and identifies appropriate locations for the following land use categories which were established to prevent urban sprawl, provide for the protection of natural and historic resources and maximize economic development:

Future Land Use Categories	Maximum Density/Intensity (per gross acre)
Conservation	Not Developable
Parks	N/A
Public Facilities/Institutional	0.25 FAR
Residential	
Low-Density	3 units per acre
Medium-Density	8 units per acre
High-Density	12 units per acre
Office	1.0 FAR
Mixed-Use	
Residential/Office	12 units per acre/0.25 FAR
Master Planned Development	12 units per acre/0.25 FAR
Downtown Mixed-Use	12 units per acre/3.0 FAR
Commercial	12 units per acre/0.25 FAR
Industrial	1.0 FAR

Objective 1.3: Conservation Land Use Category. The conservation category is established for the long-term protection and preservation of publicly or privately owned lands that contain valuable and threatened natural resources, such as wetlands, floodplains and unique ecological communities.

Policy 1.3.1: Only passive open space and passive recreational activities shall be allowed in the conservation category, limited to resource-enhancing facilities such as multi-purpose trails, bike paths and natural land restoration projects. Interactive areas/facilities may be allowed as long as they are provided and managed consistent with goals, objectives and policies of this element as well as the goals, objectives, policies, standards and criteria set forth in the Conservation Element.

Policy 1.3.2: Lands designated as conservation on the FLUM may be counted toward meeting the adopted level of service standards for recreation and open space for the City.

Policy 1.3.3: If it is impractical to designate the area containing conservation resources as conservation land use due to size, location or other factors, the City shall have the option of obtaining a conservation easement from the property owners to protect the area. Areas covered by a conservation easement shall be treated the same as areas designated as conservation land use on the FLUM.

Policy 1.3.4: No development is permitted within the conservation category, except where state and/or federal agencies having jurisdiction already allow development rights. The applicant shall bear the burden of proof in determining that development shall not adversely impact conservation resources. Site alteration, where allowed, shall be limited to 10 percent of the entire site.

Objective 1.4: Parks Land Use Category. The parks category is established to provide sufficient space for public and private parks that are open to the public for active and passive recreation use.

Policy 1.4.1: The parks land use category is intended to accommodate existing public parks and recreation areas as well as committed public and semi-public open spaces. The maximum intensity of buildings on site shall be 0.25 Floor-Area-Ratio (FAR).

Policy 1.4.2: Not all parks and recreational facilities are required to be shown as parks on the FLUM. Park and recreation uses shall be allowed in other categories as support uses.

Objective 1.5: Public Facilities/Institutional Land Use Category. The public facilities/institutional category is established for publicly-owned institutional parcels and privately-owned, non-profit institutional parcels meeting threshold sizes established herein.

Policy 1.5.1: The public/institutional land use designation is intended to accommodate public and semi-public services including government administration buildings; public schools and not-for-profit educational institutions; hospital facilities and supportive health care units; arts, cultural or civic facilities; essential public services and facilities; cemeteries; fire and emergency operation facilities; utilities; public and semi-public open spaces and other similar activities. The maximum intensity of institutional activity shall be 0.25 FAR.

Policy 1.5.2: Churches and religious institutions on parcels greater than two acres shall be designated as public facilities/institutional future land use category on the FLUM, except those within the master planned development and the downtown mixed-use land use categories.

Policy 1.5.3: Public and private schools on parcels greater than five acres shall be designated as public facilities/institutional future land use category on the FLUM, except those within the master planned development and the downtown mixed-use land use categories.

Policy 1.5.4: The City shall monitor the need for increased land area for public/institutional uses and shall ensure that this land use designation on the FLUM is expanded to accommodate the development of public and semi-public facilities such as government administration buildings; fire, police and rescue services; educational institutions and similar public uses.

Objective 1.6: Residential Land Use Categories. The residential categories are established to provide for the preservation of existing, predominantly residential neighborhoods. These categories allow a range of housing types of low, medium and high residential densities at a maximum density of up to 12 units per acre; however, densities higher than eight units per acre shall require a conditional use permit or a Planned Unit Development (PUD) zoning. Other uses allowed include supportive accessory uses, churches and schools as conditional uses, minor public utilities (i.e., telephone switching stations, lift stations, drainage infrastructure and similar facilities), parks and open space, municipal facilities and other civic and cultural uses subject to standards and performance criteria set forth in this plan and in the land development regulations. Based on current land use trends, the City estimates that the mix of uses in the residential categories will be about 85 percent residential and 15 percent public facilities/institutional and recreation uses.

Policy 1.6.1: **Low-Density Residential.** Areas delineated on the FLUM for low-density residential development shall accommodate a maximum density of up to three dwelling units per acre and shall be comprised primarily of single-family detached homes on individual lots.

Policy 1.6.2: Medium-Density Residential. Areas delineated on the FLUM for medium-density residential development shall accommodate a maximum density of up to eight units per acre. Permitted housing types include single-family detached homes, including zero-lot-line and cluster developments, duplexes, townhomes, condominiums and apartments.

Policy 1.6.3: High-Density Residential. Areas delineated on the FLUM for high-density residential development shall accommodate a maximum density of 12 units per acre; however, densities higher than eight units per acre shall require a conditional use permit or a Planned Unit Development (PUD) zoning. Permitted housing types include single-family detached homes, including zero-lot-line and cluster developments, duplexes, townhomes, condominiums and apartments. Nursing homes, assisted living facilities and independent living facilities shall be permitted in the high-density residential land use as a planned unit development (PUD) consistent with land development regulations and may have a maximum intensity of 3.0 FAR.

Policy 1.6.4: Performance standards for residential uses shall include, but are not limited to, the following:

- The land development regulations shall include performance standards for high-density and multi-family residential uses that control the location of proposed buildings in relation to the overall dimension of the site, provide sufficient on-site/structured parking where applicable, and provide open space and recreation amenities.
- The land development regulations shall contain requirements for significant open space, landscaping and buffers to effectively screen multi-family developments from low-density residential zoning districts.
- Multi-family residential developments of more than 50 units shall provide recreational facilities to meet the needs of the population of the development.
- Grid street networks are highly encouraged to serve residential developments and provide connectivity throughout the City. Cul-de-sacs and gated developments are discouraged.
- Themes are encouraged for residential developments to include cohesive streetscape design, signage, landscape architecture and streetscape furniture to create an identity for the neighborhoods in the City.

Objective 1.7: Mixed-Use Land Use Categories. The mixed-use categories are established to accommodate a mixture of residential, office and commercial uses as single uses on separate parcels or as a mix of uses within a single development. The maximum density for residential uses shall be 12 units per acre; however, densities higher than eight units per acre shall require a conditional use permit or a Planned Unit Development (PUD) zoning. Other uses allowed include supportive accessory uses, churches and schools as conditional uses, minor public utilities (i.e., telephone switching stations, lift stations, drainage infrastructure, and similar facilities), parks and open space, municipal facilities and other civic and cultural uses subject to standards and performance criteria set forth in this plan and in the land development regulations.

Policy 1.7.1: Residential/Office. The residential/office category is intended to provide for a mixture of predominantly residential uses, while allowing for professional offices that are consistent with the general character of the adjacent residential uses. Based on current land use trends, the City estimates that the mix of uses in the residential/office category will be 65 percent residential and 35 percent non-residential. The maximum intensity for office development shall be 0.25 FAR. The FAR shall not be applied to the residential portion of a mixed-use development.

Policy 1.7.2: Planned Development. The master planned development category is intended to provide for two existing approved developments of regional impact (DRI), King's Ridge DRI and Lost Lake Reserve DRI, the Black West proposed mixed-use development subject to a utility and annexation agreement approved by the City and new master planned, mixed-use projects that shall be applied only upon City Council approval of a development agreement that specifies the allowable types and distribution of land uses and the maximum number/density of residential units, and which demonstrates that public facilities and services meet the requirements of the City's Concurrency Management System. The maximum intensity for office and commercial uses shall be 0.25 FAR; 1.0 FAR for industrial uses; and 0.25 FAR for institutional uses. The FAR shall not be applied to the residential portion of a mixed-use development.

Policy 1.7.3: Downtown Mixed-Use. The downtown mixed-use category is intended to provide for a mixture of residential and business uses, as well as cultural and tourist facilities, recognized as characteristic of the City's established downtown central business district. Based on current land use trends, the City estimates that the mix of uses will be 70 percent office and commercial uses and 30 percent residential, public facilities/institutional and recreation uses. The maximum intensity for office, commercial and institutional uses shall be 3.0 FAR. The FAR shall not be applied to the residential portion of a mixed-use development.

Policy 1.7.4: Nursing homes, assisted living facilities and independent living facilities shall be permitted in all mixed-use land use categories as a PUD consistent with land development regulations and may have a maximum intensity of 3.0 FAR.

Policy 1.7.5: Performance standards for mixed-use developments shall include, but are not limited to, the following:

- Mixed-use developments are encouraged to incorporate town or village centers that are sized to serve the needs of residents in the development within a quarter-mile of the center.
- Unified architectural and streetscape themes are encouraged for all mixed-use developments.
- A mixed-use development may include a mixture of land uses on the same site and/or in the same building.
- For a mixed-use building, only retail sales and services and restaurants are permitted on the ground floor.

Objective 1.8: Office Land Use Category. The office category is established to provide for office uses in areas that transition to residential neighborhoods. Uses allowed in addition to offices are supportive accessory uses, churches and schools as conditional uses, minor public utilities (i.e., telephone switching stations, lift stations, drainage infrastructure, and similar facilities), parks and open space, municipal facilities and other civic and cultural uses subject to standards and performance criteria set forth in this plan and in the land development regulations.

Policy 1.8.1: Residential uses are not allowed in the office category.

Policy 1.8.2: Nursing homes, assisted living facilities and independent living facilities shall be permitted in all mixed-use land use categories as a PUD consistent with land development regulations and may have a maximum intensity of 3.0 FAR.

Objective 1.9: Commercial Land Use Category. The commercial category is established to assure availability of sufficient office and commercial sites to serve the needs of the existing and projected population. In addition to office and commercial uses, residential uses are allowed, preferably as mixed-use, high-density developments, as well as supportive accessory uses, churches and schools as conditional uses, minor public utilities (i.e., telephone switching stations, lift stations, drainage infrastructure, and similar facilities), parks and open space, municipal facilities and other civic and cultural uses subject to standards and performance criteria set forth in this plan and in the land development regulations.

Policy 1.9.1: The commercial land use category shall accommodate activities such as general retail sales and services, professional and business offices, personal services and limited residential use. Based on current land use trends, the City estimates that the mix of uses will be 90 percent office and commercial uses and 10 percent residential, public facilities/institutional and recreation uses.

Policy 1.9.2: The maximum intensity of commercial development shall be limited to 0.25 FAR. Residential development shall be limited to 12 units per acre; however, densities higher than eight units per acre shall require a conditional use permit or a Planned Unit Development (PUD) zoning.

Policy 1.9.3: Hotels and hospitals shall be allowed as a conditional use within the commercial land use category and shall be limited to a maximum intensity of 3.0 FAR.

Policy 1.9.4: Nursing homes, assisted living facilities and independent living facilities shall be permitted in the commercial land use category as a PUD consistent with land development regulations and may have a maximum intensity of 3.0 FAR.

Objective 1.10: Industrial Land Use Category. The industrial category is established to provide sufficient land for existing and anticipated future industrial needs and requisite support services.

Policy 1.10.1: Residential uses are not allowed in the industrial category.

Policy 1.10.2: Uses allowed in the industrial category include manufacturing, assembling and distribution activities; warehousing and storage activities; general commercial activities; and other similar land uses which shall be regulated through appropriate land development regulations. Heavy metal fabrication, batch plants, salvage yards, chemical or petroleum manufacturing or refining, rubber or plastics manufacturing or other uses generating potentially harmful environmental or nuisance impacts shall be prohibited.

Policy 1.10.3: The maximum intensity of industrial development shall be limited to 1.0 FAR.

Objective 1.11: Smart Growth Principles. New development in the City shall comply with "Smart Growth" principles that minimize the emission of greenhouse gases and reduce vehicle miles of travel as opposed to conventional development standards that encourage urban sprawl. The following policies shall be incorporated into the City's land development regulations prior to the next required Evaluation and Appraisal Report.

Policy 1.11.1: Development in the Downtown Mixed-Use land use category, and where appropriate in the Residential/Office and Master Planned Development categories, shall provide pedestrian-friendly street design (buildings close to street; porches, windows and doors; tree-lined streets; hidden parking lots; garages in rear; narrow, slow-speed streets).

Policy 1.11.2: **Policy 1.11.2:** New development, as well as infill development where feasible, shall provide interconnected street grid networks to disperse traffic and encourage walkability. Developments may include a hierarchy of narrow streets, boulevards and alleys; high-quality pedestrian networks; designs that encourage a greater use of bicycles, rollerblades, scooters and walking as daily transportation; connectivity to public transit; and a land use mix that demonstrates reduced external trips by encouraging internal trips.

Policy 1.11.3: New Development in the Downtown Mixed-Use, and where appropriate in the Residential/Office and Master Planned Development categories, shall provide a mix of shops, offices, apartments and homes on site and provide mixed-use within neighborhoods, within blocks and within buildings.

Policy 1.11.4: Developments that require site plan review and approval shall be evaluated on the use of site and building design that emphasizes beauty, aesthetics, human comfort, creating a sense of place, special placement of civic uses and sites and human-scale architecture and amenities, especially at street level.

Objective 1.12: Public Facilities and Services. Development, redevelopment, land use plan amendments and changes to the zoning of a site shall be coordinated with the availability of adequate services and facilities, including assurance that land is available for the needed utility facilities and services.

Policy 1.12.1: The Lake-Sumter Metropolitan Planning Organization's transportation concurrency management system (TCMS) and Traffic Impact Study Methodology Guidelines, Volume I: Lake County Checkbook TCMS dated May 28, 2008, and as amended, shall serve as the City's transportation concurrency management system.

Policy 1.12.2: All development orders or permits, including any redevelopment activities, shall be issued only if there are public facilities and services available with sufficient capacities to maintain the level of service standards concurrent with the impacts of the proposed development. Prior to the issuance of a building permit, the City shall verify with its utility department that adequate water supplies will be available to serve new development no later than the anticipated date of issuance of the certificate of occupancy.

Policy 1.12.3: The City shall encourage requests for voluntary annexation into the City when those lands are logical extensions of the existing City limits, when services can be properly provided and when proposed uses are compatible with the City's comprehensive plan.

Policy 1.12.4: The City shall encourage the development of undeveloped pockets and enclaves within developed areas to utilize existing facilities efficiently.

Policy 1.12.5: The City shall ensure the availability of suitable land for public services and facilities necessary to support proposed development and shall approve sites for such facilities and services concurrent with the approvals for the development requiring the services and facilities.

Policy 1.12.6: The City shall require new development to provide necessary services and facilities or to pay a fair share of the cost of those services and facilities through impact fees, special assessments, exactions, conveyance of land or easements or pro-rata agreements.

Policy 1.12.7: The City shall continue to require dedication of adequate rights-of-way for use as roadways, stormwater management and by utility companies for new construction, service extensions or facility improvements.

Policy 1.12.8: Private or public electric utilities needed to support the future land use categories may be permitted as conditional uses in all land use designations except for residential, conservation or parks categories.

Policy 1.12.9: Small-scale, site-specific, or off-grid electrical generation systems serving single users or small clusters of users and which use alternative energy sources shall be allowed in all land use categories without exception. Such alternative systems shall be allowed to connect to an available electrical energy distribution system to sell excess power to an electric utility provider. All substations adjacent to residential neighborhoods or visible from a public roadway shall be required to provide landscaping and buffering to minimize visual and noise impacts.

Objective 1.13: Natural Resources. Natural resources shall be protected through identification, classification, coordination with resource planning and management plans prepared pursuant to Chapter 380, F.S., and limitations on use consistent with the degree of protection required.

Policy 1.13.1: The protection of natural resources shall be accomplished by one or more of the following techniques, based on the degree of protection required:

- Limitations on development density and intensity;
- Limitations on building placement, such as required clustering of allowable development on non-sensitive portions of a site;
- Limitations on building coverage or impervious surface coverage;
- Requirements for setbacks and landscaped buffers sufficient to mitigate or eliminate impacts; and
- Evaluation of proposed plan amendments to ensure that they do not contribute to urban sprawl and fail to protect natural resources.

Policy 1.13.2: The City's determination of the degree of natural resource protection required shall be part of the development application and review process and may result in conditions on development approvals.

Policy 1.13.3: The land development regulations shall provide for the protection of potable water wellfields by designating appropriate activities and land uses allowed within wellhead protection areas and environmentally sensitive land to protect these areas from adverse impacts of development.

Policy 1.13.4: The City shall include standards and procedures in its land development regulations that consider topography and soil types in the review of proposed development projects.

Policy 1.13.5: The development approval process shall ensure that new development and redevelopment is consistent with natural drainage patterns. The approval process shall require appropriate stormwater management systems consistent with the adopted drainage level of service, natural drainage patterns and soil conditions.

Policy 1.13.6: Flood plains and floodways in the City shall be identified and development shall be limited, consistent with FEMA requirements.

Policy 1.13.7: The City of Clermont is not located within the Green Swamp Area of Critical State Concern; however, a portion of this resource is located within the Lake County/Clermont JPA. The City shall utilize both formal and informal modes of coordination with the Florida Department of Community Affairs, St. Johns River Water Management District, Florida Department of Environmental Protection, Lake County and other appropriate state and local agencies that have jurisdictional authority or responsibility for regulation and management of the Green Swamp Area of Critical State Concern.

Policy 1.13.8: The City shall ensure the preservation of natural communities and listed animal species habitat through land acquisition of natural areas and open space.

Objective 1.14: Historic Resources. Important historic and archaeological resources of the City of Clermont shall be protected through identification, classification and regulation of development consistent with the degree of protection required for the resource.

Policy 1.14.1: The City, through its adopted historic preservation ordinance, will protect significant historic, cultural and archaeological resources.

Policy 1.14.2: The City shall identify and inventory sites of historical significance.

Policy 1.14.3: The City's land development regulations shall provide for the protection of significant historic resources from the impacts of development and redevelopment.

Policy 1.14.4: Historic resources and their environments shall be considered for inclusion in public acquisition programs for appropriate passive recreation and for open space and conservation.

Policy 1.14.5: If City construction activities reveal a suspected historical or pre-historic archaeological site, the City shall determine the extent and nature of the site and report such findings to the state by a master site file application. The City shall mitigate any impacts to the site if the site is determined to be relatively intensive in cultural remains, or significant to the archaeological or historical record. Such determination of site extent, nature and significance shall be made by a professional archaeologist as recognized by the Florida Department of State, Division of Historical Resources, Bureau of Historic Preservation.

Policy 1.14.6: The City shall negotiate with landowners prior to the development review process, to avoid disturbance of known historical and pre-historic sites.

Policy 1.14.7: The City shall support private, nonprofit groups that endeavor to preserve historic resources and request the assistance of the Florida Department of State, Division of Historical Resources, Bureau of Historic Preservation, in identifying sources of funding and programs as a means to identify, designate, protect and preserve pre-historic sites and historic resources in Clermont.

Objective 1.15: Redevelopment and Renewal of Blighted Areas. The City shall encourage redevelopment of areas that are exhibiting evidence of decline (i.e., disproportionate number of vacant, dilapidated and/or substandard structures) through redevelopment programs and through maintaining land development regulations that contain standards and procedures to encourage redevelopment where desirable.

Policy 1.15.1: The City shall continue to implement the recommendations for the Clermont community redevelopment area.

Policy 1.15.2: The City shall implement Housing Element directives for renewal and revitalization of substandard housing target areas within time-frames identified in the element.

Policy 1.15.3: The City shall utilize available government programs such as, but not limited to, the community development block grant program, for renewal and revitalization of substandard housing sites as identified in the Housing Element.

Objective 1.16: Plan Implementation. The City shall maintain land use and development regulations to address issues identified in this and other plan element goals, objectives and policies.

Policy 1.16.1: Proposed residential developments shall be required to meet state subdivision requirements and the City's land development regulations with regard to platting and providing improvements such as roads, drainage and other facilities and services. All divisions of land, whether requiring a subdivision plat or not, shall be required to meet concurrency management and access requirements as stated in this comprehensive plan.

Policy 1.16.2: Zoning districts in the City's land development regulations shall implement the future land use categories adopted in the comprehensive plan, including the types of uses and the densities and intensities of uses.

Policy 1.16.3: It is the intent of the City of Clermont to ensure that adequate open space is provided through the following:

- active or passive recreation sites;
- landscaped buffers;

- protected natural resource lands;
- protected environmentally sensitive lands;
- areas devoted to drainage and stormwater retention;
- landscaping requirements; and
- minimum open space requirements for master-planned developments.

Policy 1.16.4: The City shall maintain and enhance the safety and efficiency of the arterial and collector road system and minimize transportation conflicts associated with development by coordinating the FDOT driveway permitting process, limiting development access to the transportation system and increasing interconnection between adjacent developments.

Policy 1.16.5: All development shall provide for safe, convenient, and appropriately designed traffic circulation on the site, including provisions for needed parking.

Policy 1.16.6: The City shall maintain in the land development regulations procedures and standards for planned developments to encourage mixed-use projects, to encourage traditional neighborhood development, and to encourage and allow innovative site design and development approaches.

Policy 1.16.7: The land development regulations shall determine where buffers shall be required between adjacent land uses. Buffers may be either prescriptive standards or variable and shall be defined in the land development regulations. Buffers may serve one or more of the following purposes: provide functional separations between dissimilar uses; provide landscaping adjacent to parking lots and other vehicle use areas; and provide protection from uses that may have some degree of incompatibility that can be mitigated wholly or partially to protect against light, glare, noise or appearance.

Policy 1.16.8: Public schools are an allowable use in all land use categories except conservation, parks and industrial. Public technical/training schools may be located in the industrial category. The location of schools shall be proximate to existing and planned urban residential areas to the extent possible and shall be located based on siting criteria that includes but is not limited to school size, land area, land use compatibility, environmental impacts, availability of public utilities, transportation impacts and public safety. The following criteria shall apply:

- Public elementary schools shall be sited primarily in residential areas that include housing types and densities to meet the school's enrollment capacity with students who are predominately within walking distance of the school.
- Public middle and high schools may be sited in areas with a mix of land uses, including commercial.
- Access to public school sites should be from a collector road for middle and high schools or a collector or local road for elementary schools. Ingress and egress should not create detrimental impacts on roads adjacent to the site. Approaches to the site should be safe for pedestrians, bicycles, cars and buses.
- Public utilities shall be available to the site.

Policy 1.16.9: The City shall encourage the co-location of public facilities, such as parks, libraries and community centers, with schools to the maximum extent feasible.

Policy 1.16.10: Development regulations shall require street, pedestrian and transit layouts that discourage non-residential through-traffic in residential neighborhoods, but that encourage energy and time-efficient access points and interconnections between residential areas.

CITY OF CLERMONT
NOTICE OF PROPOSED AMENDMENT
TO COMPREHENSIVE PLAN
ORDINANCE NO. 2016-32

The City of Clermont will hold a public hearing Tuesday, August 2, 2016 at 6:30 pm before the Planning and Zoning Commission, Tuesday, August 23 2016 (transmittal) and October 11, 2016 (final hearing) at 6:30pm before the City Council to consider proposed changes to the Future Land Use Element of the City's adopted comprehensive plan.

Ordinance #2016-32:

An ordinance of the City Council of the City of Clermont, Lake County, Florida, amending the Comprehensive Plan for the City of Clermont, Florida, pursuant to the local government Comprehensive Planning Act, Chapter 163, Part II, Florida Statutes by adopting text changes to the Future Land Use Element of the Comprehensive Plan; setting forth the authority for adoption of the Comprehensive Plan Amendments; setting forth the purpose and intent of the Comprehensive Plan Amendments; establishing the legal status of the Comprehensive Plan Amendments; providing for severability, conflict and an effective date.

The public hearings will be in the Council chambers of City Hall, 685 W. Montrose St., and are open to public comment. Please call (352) 241-7309 if you have any questions.

The proposed amendment may be inspected at the City's Development Services (first floor, City Hall) between 8am and 5pm, Monday-Friday.

Please be advised that under state law, any person deciding to appeal a decision made at the public hearing will need a record of the proceedings and may need to ensure a verbatim record is made. Persons with disabilities who need assistance should contact the City Clerk's office, (352) 241-7330, at least 48 hours prior to the public hearing.

Tracy Ackroyd Howe, MMC
City Clerk

Daily Commercial
July 22 and September 27, 2016

CITY OF CLERMONT

AGENDA ITEM

Meeting Date	
Tuesday, October 11, 2016	
Agenda Item Name	
Ordinance No. 2016-39 *Introduction* *Headquarter Mazda*	
Requested Action	
Recommend approval of Ordinance 2016-39.	
Staff Report	

This is an administrative request for a small-scale comprehensive plan amendment.

The City annexed the subject parcel on August 9, 2016, as authorized by the utility agreement with the property owner. The utility agreement and encumbrance to annex was executed on June 8, 2015. The property is improved and is receiving water and sewer services from the City of Clermont. The property, approximately 5.15 acres, has been developed as an auto dealership, Headquarter Mazda.

The proposed map amendment will change the future land use from Lake County's Regional Commercial to the City's Commercial. The related rezoning request will change the zoning from Urban Estate to the C-2 General Commercial zoning classification. Any future changes will require a conditional use permit.

Staff recommends approval of the small-scale comprehensive plan amendment to change the future land use from Lake County Regional Commercial to Commercial in the City.

Additional Analysis

Fiscal Impact Summary

Fiscal Impact	Fund Number and Description	Available Budget Amount

Exhibits Attached (copies of original agreements)

1.	Ordinance	CPA Ord. 2016-39.doc
2.	Map	Headquarter Mazda Map.pdf
3.	Legal ad	CPA Mazda legal ad 1.docx

CITY OF CLERMONT
ORDINANCE No. 2015-39

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CLERMONT, LAKE COUNTY, FLORIDA, ADOPTING THE SMALL 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 SMALL SCALE COMPREHENSIVE PLAN AMENDMENT; SETTING FORTH THE PURPOSE AND INTENT OF THE SMALL SCALE COMPREHENSIVE PLAN AMENDMENT; PROVIDING FOR THE ADOPTION OF THE SMALL SCALE COMPREHENSIVE PLAN AMENDMENT; ESTABLISHING THE LEGAL STATUS OF THE SMALL SCALE COMPREHENSIVE PLAN AMENDMENT; PROVIDING A SEVERABILITY CLAUSE AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Comprehensive Plan of the City of Clermont was adopted by the City of Clermont on June 23, 2009, in accordance with the Local Government Planning and Land Development Regulations Act of 1985, Chapter 163, Part II, Florida Statutes; and

WHEREAS, the Comprehensive Plan of the City of Clermont may be amended pursuant to Florida Statute 163.3187; and

WHEREAS, the Planning and Zoning Commission and the City Council of the City of Clermont have held public hearings on the proposed amendment to the plan in light of written comments, proposals and objections from the general public;

NOW THEREFORE BE IT RESOLVED AND ENACTED, by the City Council of the City of Clermont, Lake County, Florida that:

Section 1.

After public hearings held by the City of Clermont Local Planning Agency and the Clermont City Council, the Future Land Use Map of the Comprehensive Plan of the City of Clermont is hereby amended by changing the following described property as shown:

LEGAL DESCRIPTION

A parcel of land located in the Section 25; T22, R26, Lake County, Florida, more particularly described as follows:

From the southeast corner of the northwest ¼ run north 01o 00’ 01” east 569.70 feet for point of beginning, run north 89o 45’ 47” west 313.69 feet, north 01o 00’ 01” east 694.68 feet to south right-of-way line of SR 50, south 89o 45’ 47” east 313.63 feet to east line of northwest ¼, south 01o 00’ 01” west, 694.66 feet to point of beginning. ORB 4641 PG 2328

Containing 5.15 acres +/-

(Alternate Key 2827068) south of State Road 50, approximately 950 feet east of Magnolia Pointe Boulevard; Headquarter Mazda

CHANGE IN FUTURE LAND USE CLASSIFICATION

FROM LAKE COUNTY REGIONAL COMMERCIAL
TO CITY OF CLERMONT COMMERCIAL

Section 2.

If any portion of this Ordinance is declared invalid, the invalidated portion shall be severed from the remainder of the Ordinance, and the remainder of the Ordinance shall continue in full force and effect as if enacted without the invalidated portion, except in cases where such continued validity of the remainder would clearly and without doubt contradict or frustrate the intent of the Ordinance as a whole.

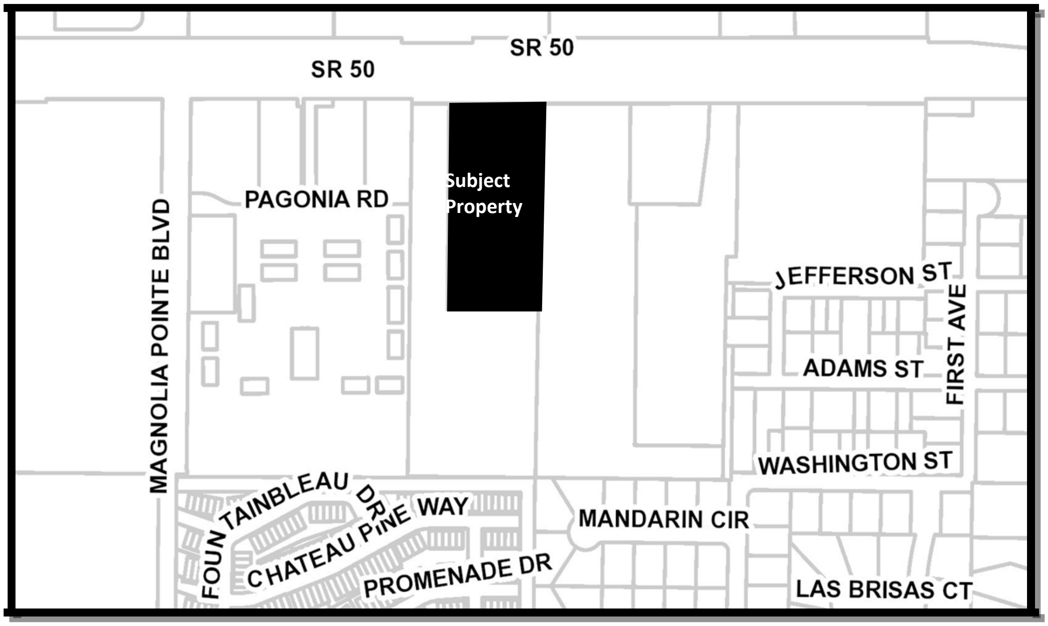
Section 3.

All ordinances or parts of ordinances in conflict with any of the provisions of this Ordinance are hereby repealed.

Section 4.

This Ordinance shall be published as provided by law and it shall become law and shall take effect immediately upon its Second Reading and Final Passage.

Location map:



PASSED AND ADOPTED by the City Council of the City of Clermont, Lake County, Florida, this 25th day of October, 2016.

____
Gail L. Ash, Mayor

ATTEST:

____
Tracy Ackroyd Howe, City Clerk

Approved as to form and legality:

____
Daniel F. Mantzaris, City Attorney

Exhibit - Location Map
Headquarter Mazda

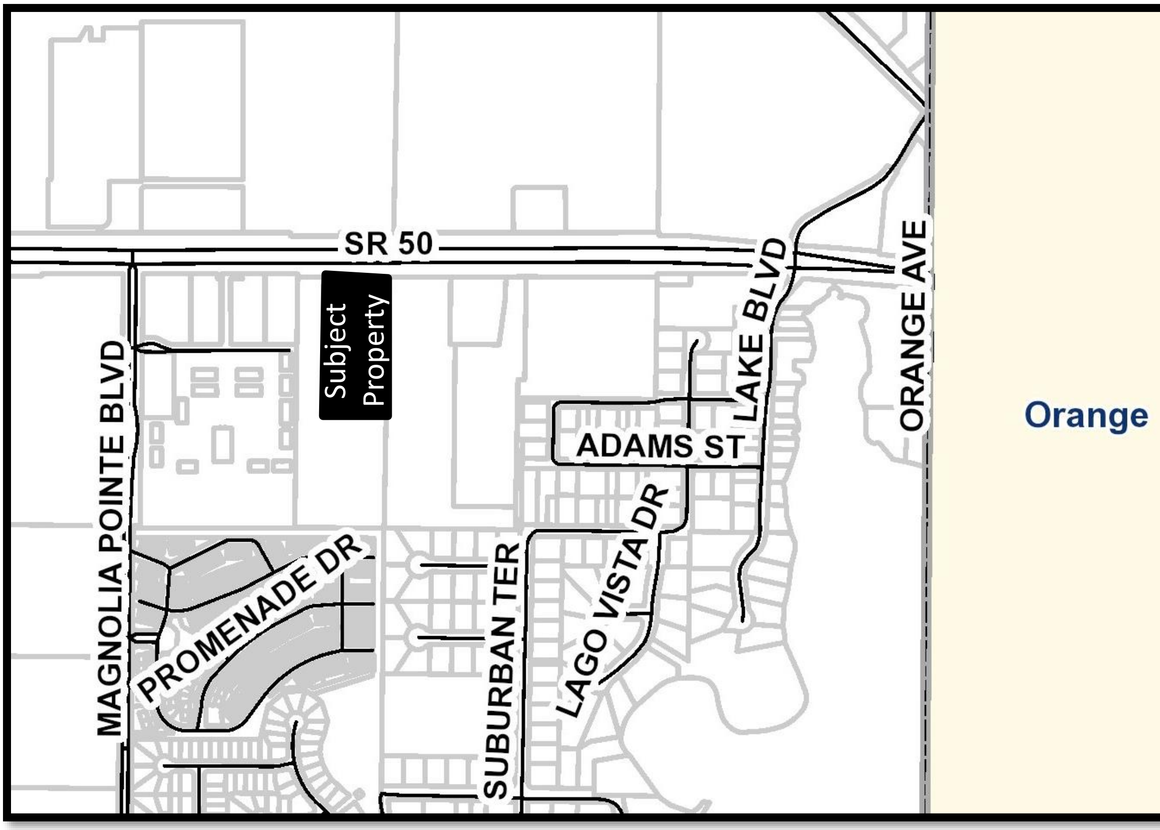
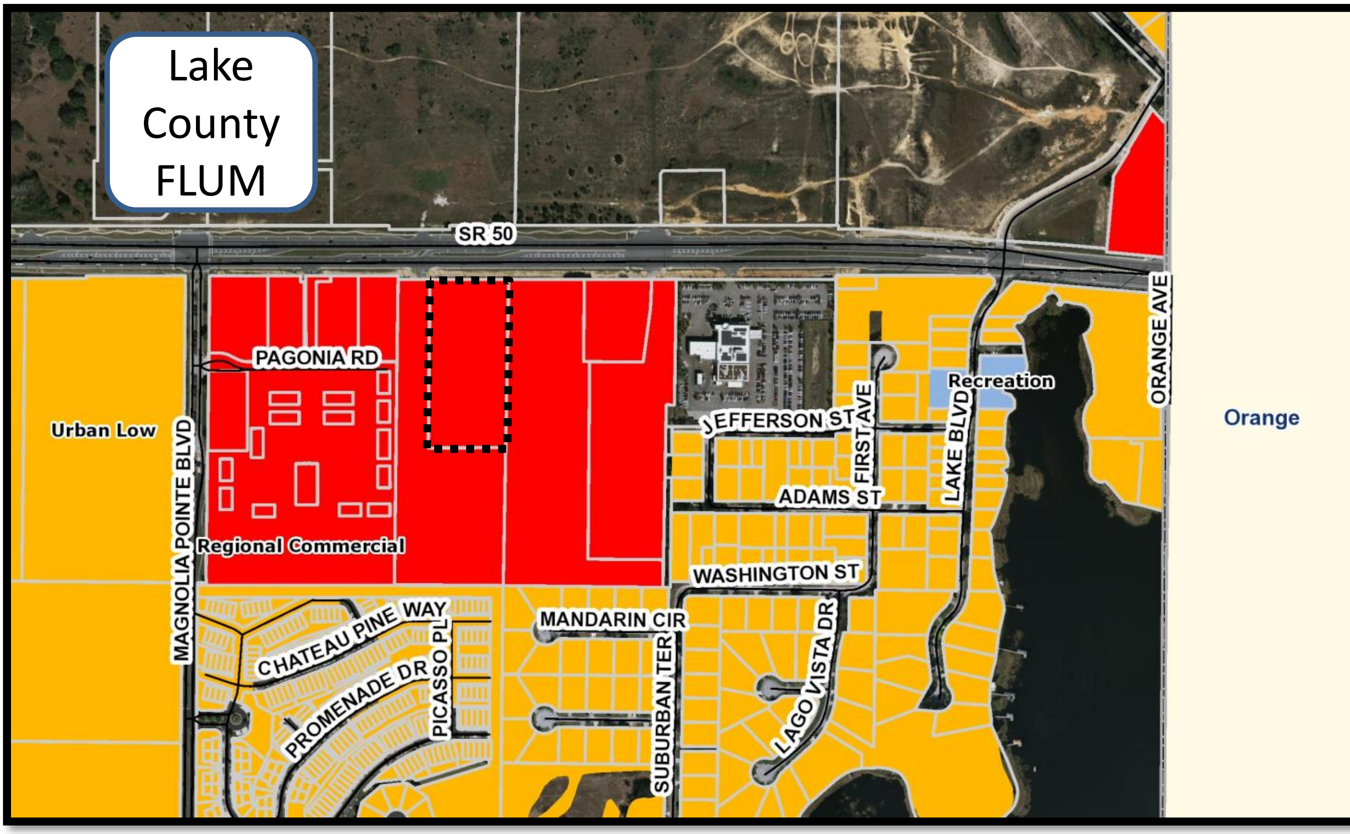


Exhibit – Future Land Use Map
Headquarter Mazda



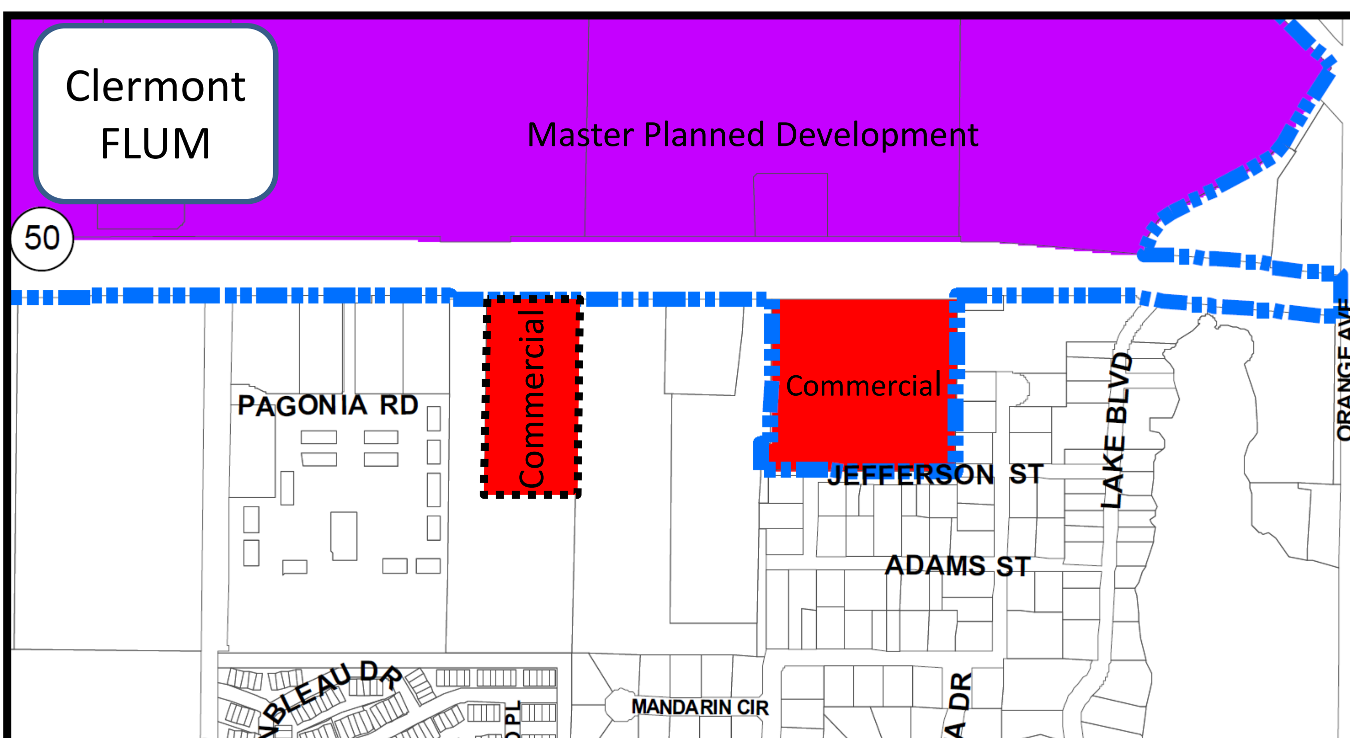
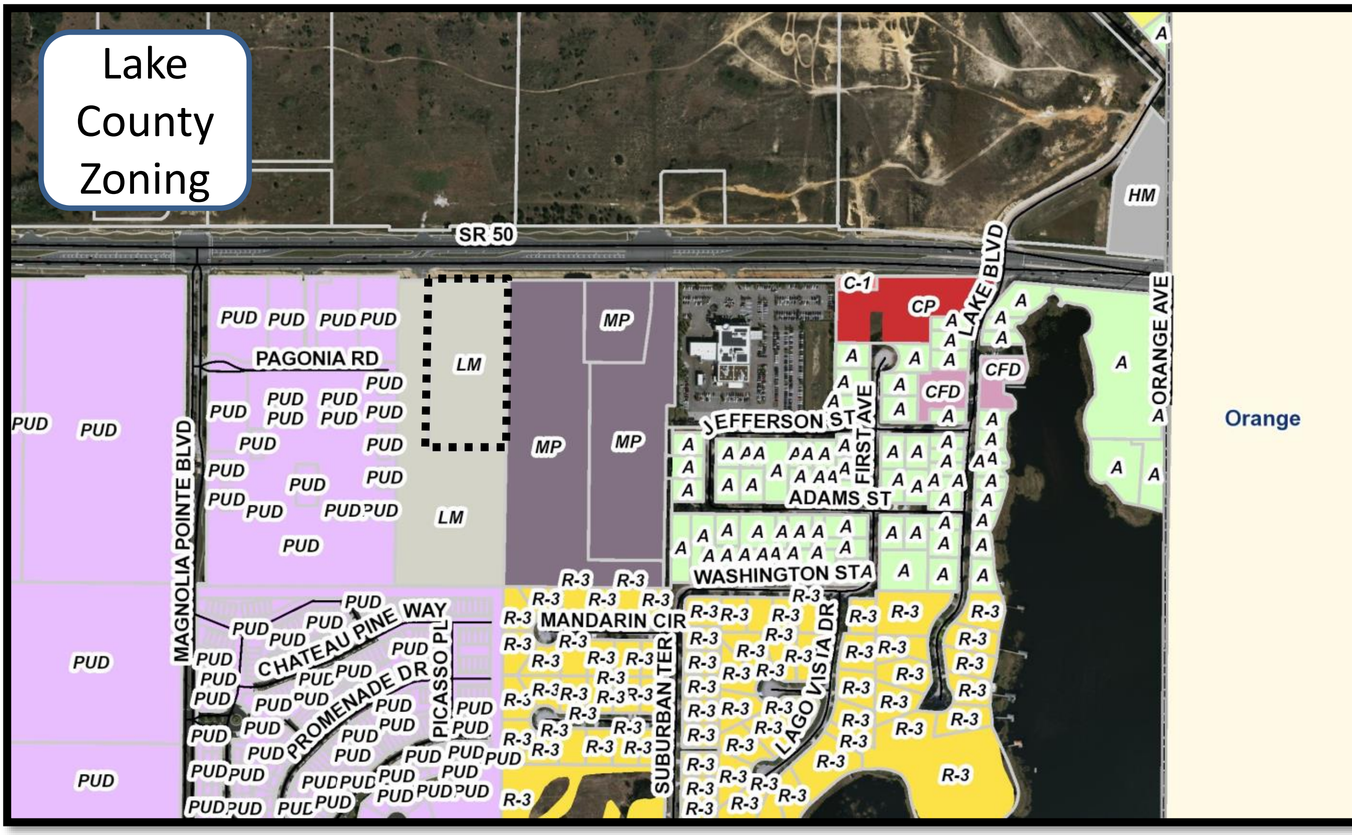
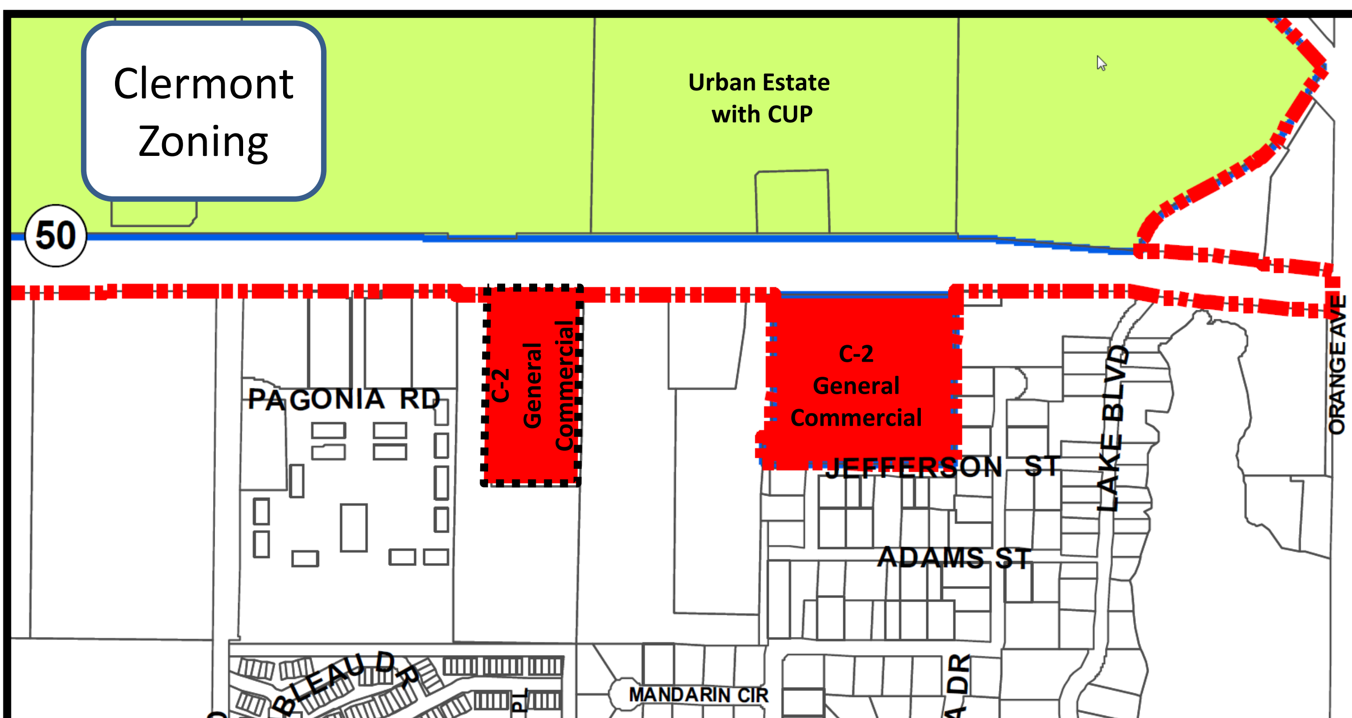


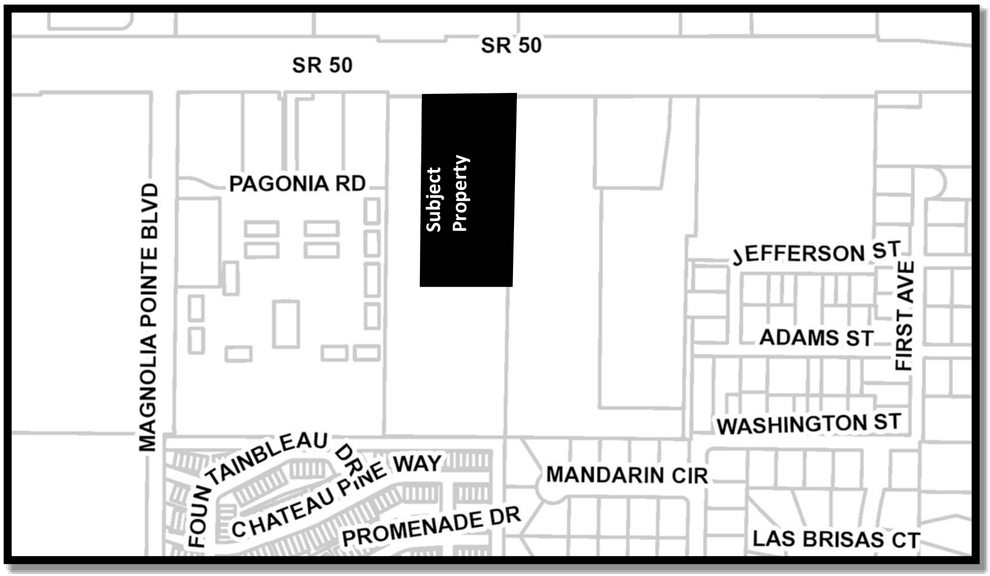
Exhibit – Zoning Map
Headquarter Mazda





CITY OF CLERMONT
NOTICE OF PROPOSED LAND USE CHANGE
Small-Scale Comprehensive Plan Amendment
ORDINANCE NO. 2016-39

The City of Clermont will hold public hearings on Tuesday, October 4, 2016 at 6:30 p.m. before the Planning and Zoning Commission; and Tuesday, October 11, 2016 at 6:30 p.m. (1st reading of the adoption ordinance) and Tuesday, October 25, 2016 (final reading of the adoption ordinance) at 6:30 p.m. before the City Council to consider a proposed change to the City's Future Land Use Map. The map amendment would change the Future Land Use designation for the 5 +/-acre parcel below from Lake County Commercial to City of Clermont Commercial. Alternate Key 2827068.



Location:
Headquarter Mazda
17500 SR 50

Ordinance #2016-39:

An ordinance of the City of Clermont, Florida, adopting the small-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 small-scale comprehensive plan amendment; setting forth the purpose and intent of the small-scale comprehensive plan amendment; providing for the adoption of the small-scale comprehensive plan amendment; establishing the legal status of the small-scale comprehensive plan amendment; providing a severability clause; and providing an effective date.

The public hearings are in the Council chambers of City Hall, 685 W. Montrose Street, and are open to public comment. Please call (352) 241-7302 if you have any questions.

The proposed amendment may be inspected at the City's Development Services Department (1st floor, City Hall) between 8 a.m. and 5 p.m. Monday-Friday.

Please be advised that under state law, any person deciding to appeal a decision made at the public hearings will need a record of the proceedings and may need to ensure a verbatim record is made.

Persons with disabilities who need assistance should contact the City Clerk’s office, (352) 241-7330, at least 48 hours prior to the public hearings.

Tracy Ackroyd Howe, MMC
City Clerk

Daily Commercial
September 23 and October 11, 2016

CITY OF CLERMONT

AGENDA ITEM

Meeting Date	
Tuesday, October 11, 2016	
Agenda Item Name	
Ordinance No. 2016-41 *Introduction* *Headquarter Mazda*	
Requested Action	
Recommend approval of Ordinance 2016-41.	
Staff Report	
This administrative request is being heard concurrently with a request for a small scale comprehensive plan amendment. The City annexed the subject parcel August 9, 2016 as authorized by the utility agreement with the property owner. The utility agreement and encumbrance to annex was executed on June 8, 2015. The property is improved and is receiving water and sewer services from the City. The property, approximately 5.15 acres, has been developed as an auto dealership, Headquarter Mazda. The proposed rezoning is from Urban Estate to the City's C-2 General Commercial zoning classification. The related request for a comprehensive plan amendment would change the future land use from Lake County's Regional Commercial to the City's Commercial designation. Staff recommends approval of the rezoning to C-2 General Commercial with the understanding that any future expansion, modifications, or changes would require a conditional use permit.	
Additional Analysis	
Fiscal Impact Summary	

Fiscal Impact	**Fund Number and Description**	**Available Budget Amount**

Exhibits Attached (copies of original agreements)		
1.	Ordinance	REZ ORD 2016-41.doc
2.	Maps	Headquarter Mazda Map.pdf
3.	Legal ad	REZ Mazda legal ad.docx

CITY OF CLERMONT

ORDINANCE No. 2016-41

AN ORDINANCE UNDER THE CODE OF ORDINANCES OF THE CITY OF CLERMONT, LAKE COUNTY, FLORIDA AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF CLERMONT REFERRED TO IN CHAPTER 122 OF ORDINANCE NO. 289-C, CODE OF ORDINANCES; REZONING THE REAL PROPERTIES DESCRIBED HEREIN AS SHOWN BELOW; PROVIDING FOR SEVERABILITY, EFFECTIVE DATE, AND PUBLICATION.

The City Council of the City ofClermont, Lake County, Florida hereby ordains that:

SECTION 1:

The official Zoning Map of the City of Clermont, Lake County, Florida referred to in Chapter 122 of Ordinance No. 289-C, Code of Ordinances, is hereby amended by rezoning the following described property:

LEGAL DESCRIPTION

A parcel of land located in the Section 25; T22, R26, Lake County, Florida, more particularly described as follows:

From the southeast corner of the northwest ¼ run north 01° 00’ 01” east 569.70 feet for point of beginning, run north 89° 45’ 47” west 313.69 feet, north 01° 00’ 01” east 694.68 feet to south right-of-way line of SR 50, south 89° 45’ 47” east 313.63 feet to east line of northwest ¼, south 01° 00’ 01” west, 694.66 feet to point of beginning. ORB 4641 PG 2328

Containing 5.15 acres +/-

(Alternate Key 2827068) south of State Road 50, approximately 950 feet east of Magnolia Pointe Boulevard; Headquarter Mazda

From: UE Urban Estate
To: C-2 General Commercial

SECTION 2:

All Ordinances or parts of this Ordinance in conflict herewith are hereby repealed.

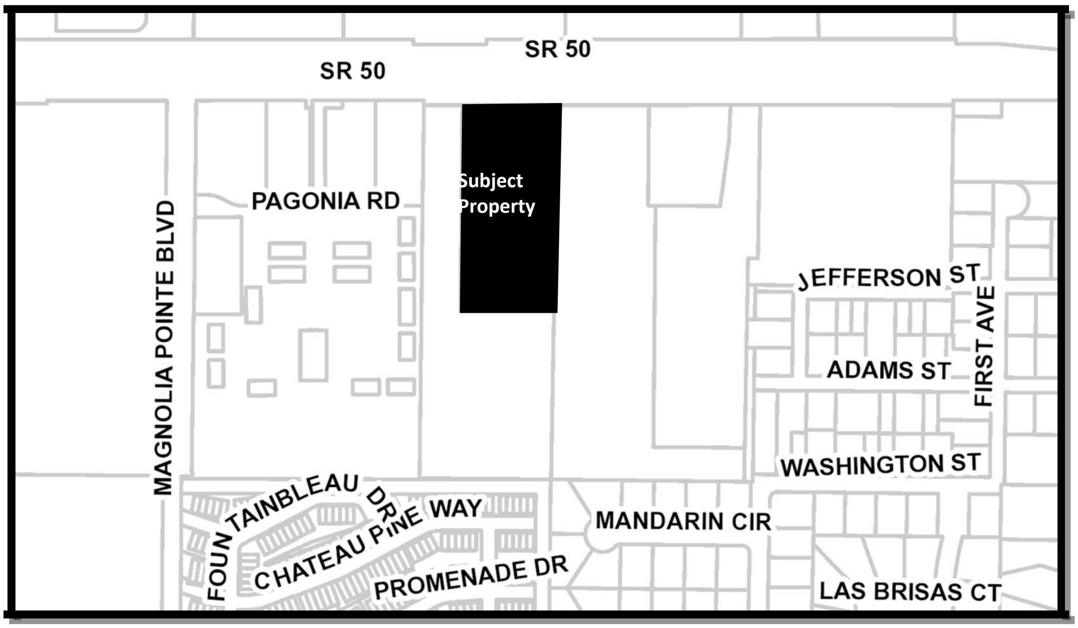
SECTION 3:

Should any Section or part of this Section be declared invalid by any court of competent jurisdiction, such adjudications shall not apply to or affect any other provision of this Ordinance, except to the extent that the entire Section or part of the Section may be inseparable in meaning and effect from the Section to which such holding shall apply.

<u>SECTION 4:</u>

The provisions of this Ordinance shall be effective as provided by law.

Location map:



PASSED AND ADOPTED by the City Council of the City of Clermont, Lake County, Florida on this 25th day of October, 2016.

CITY OF CLERMONT

____
Gail L. Ash, Mayor

ATTEST:

____
Tracy Ackroyd Howe, City Clerk

Approved as to form and legality:

____
Daniel F. Mantzaris, City Attorney

Exhibit - Location Map
Headquarter Mazda

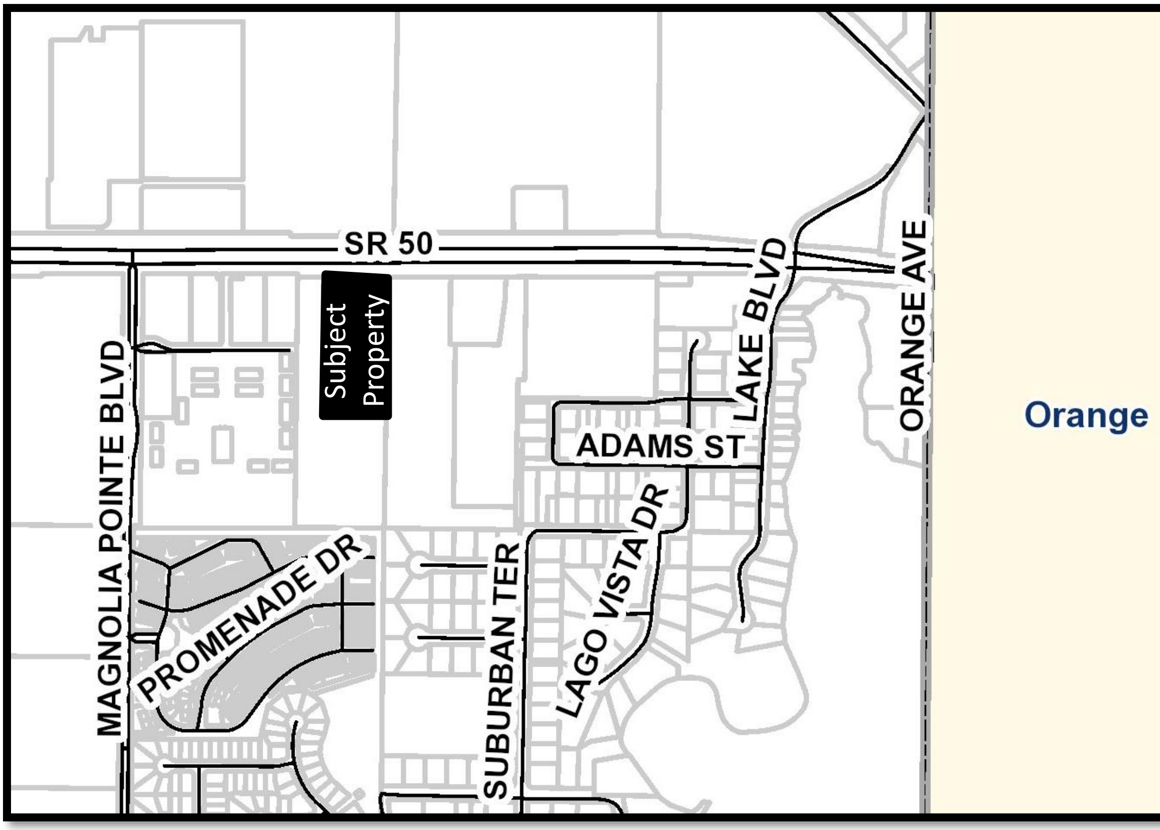
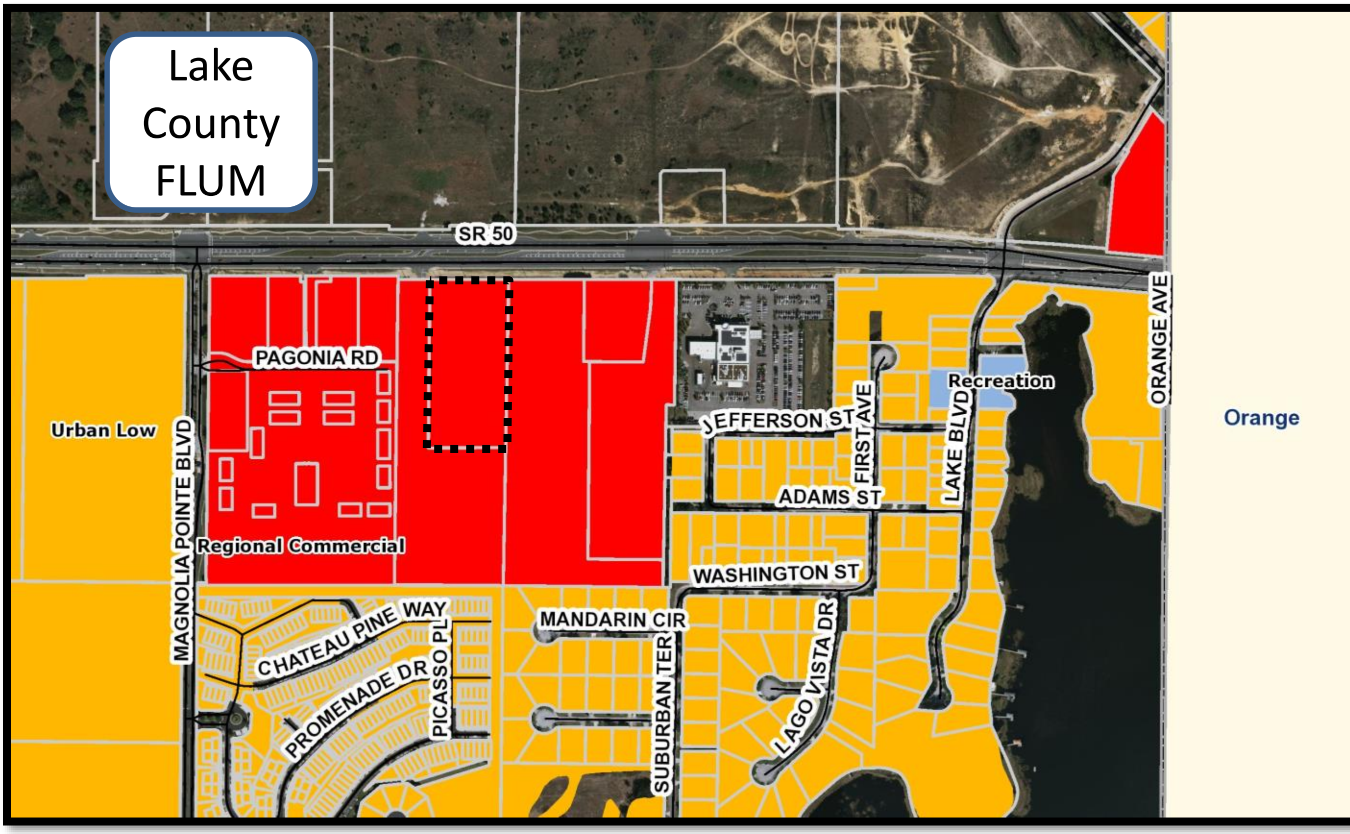


Exhibit – Future Land Use Map
Headquarter Mazda



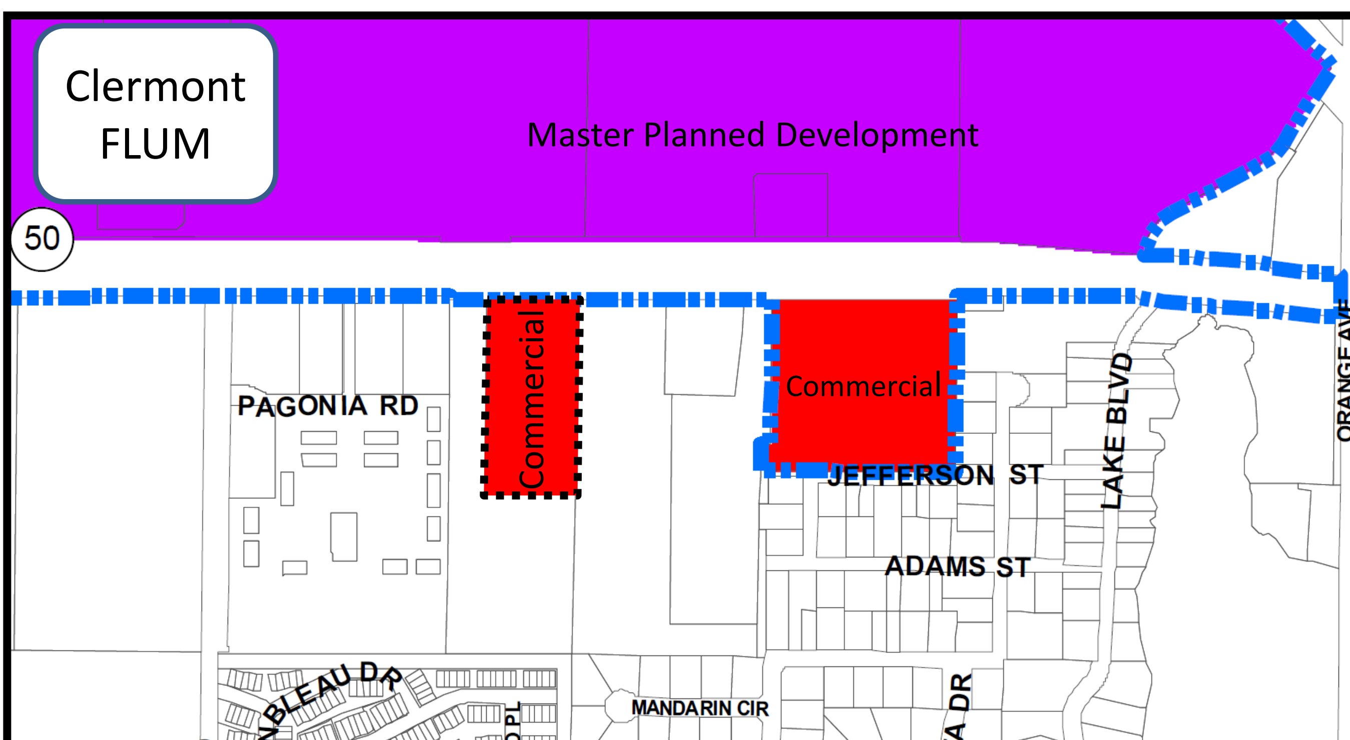
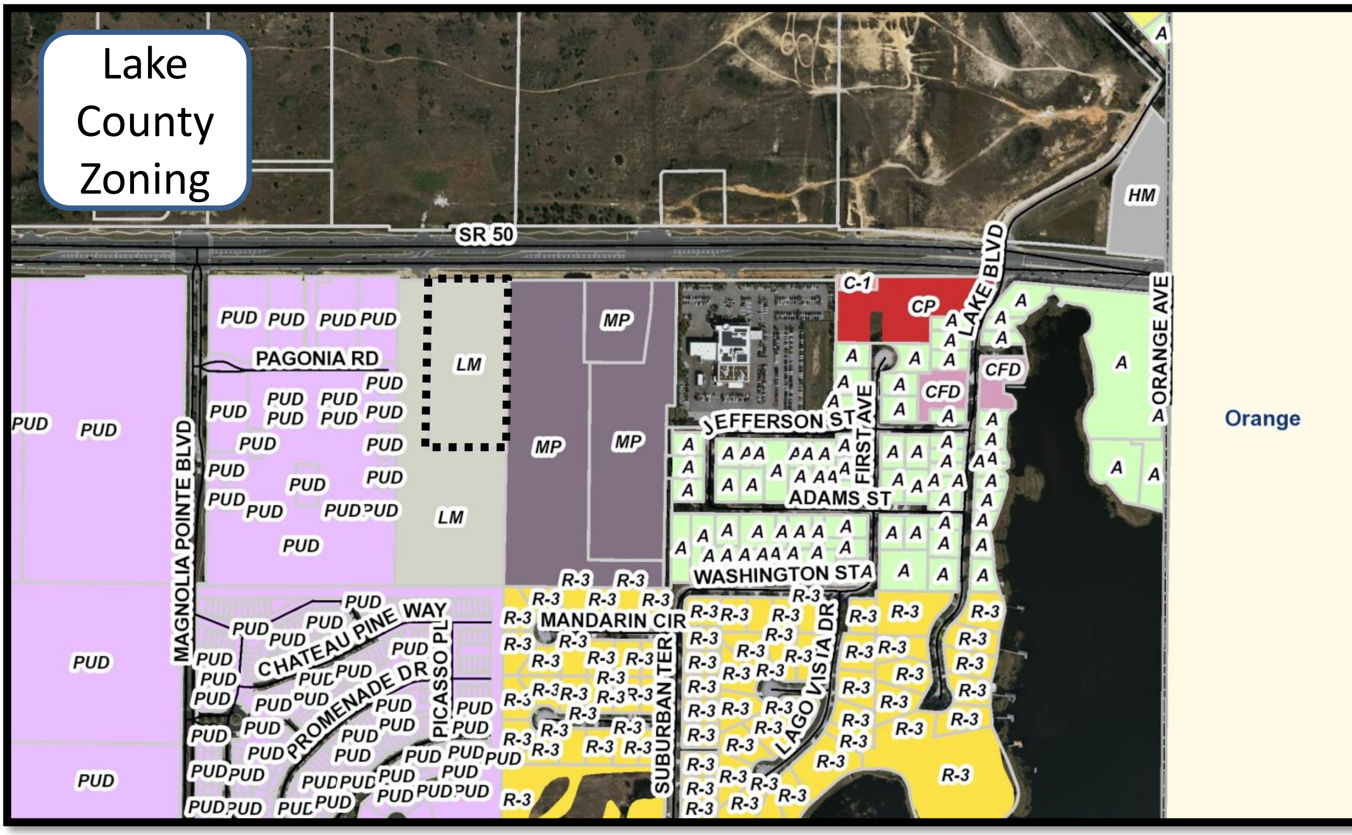
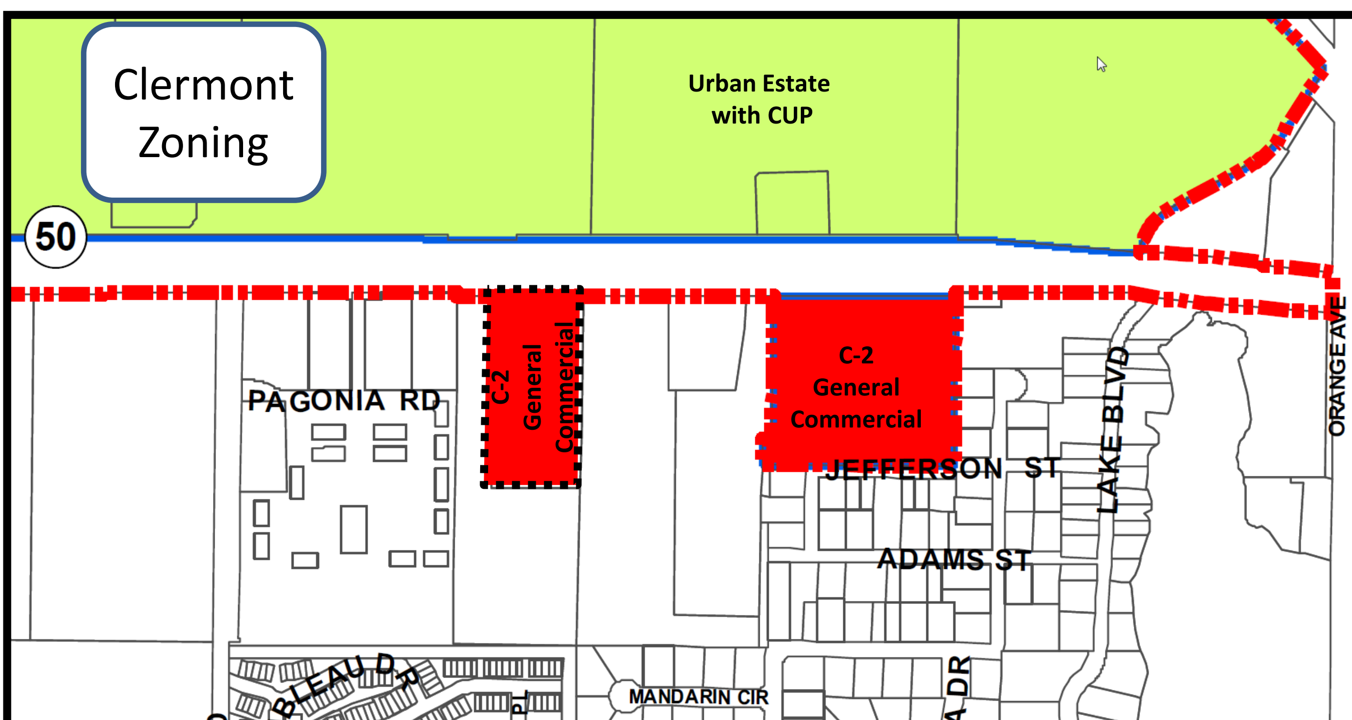


Exhibit – Zoning Map
Headquarter Mazda





LEGAL NOTICE

Notice is hereby given that the City Council of the City of Clermont will consider the enactment of following proposed ordinance. All interested parties will be given an opportunity to express their views on this matter.

ORDINANCE NO. 2016-41

An ordinance under the Code of Ordinances of the City of Clermont, Lake County, Florida amending the official zoning map of the City of Clermont, referred to in Chapter 122 of Ordinance No. 289-C, Code of Ordinances; Rezoning the real properties described herein as shown below, providing for severability, an effective date and publication.

LOCATION

Mazda
(Alternate Key 2827068)
South of State Road 50, approximately 950 feet east of Magnolia Pointe Boulevard

LEGAL DESCRIPTION

A parcel of land located in the Section 25; T22, R26, Lake County, Florida, more particularly described as follows:

From the southeast corner of the northwest ¼ run north 01º 00’ 01” east 569.70 feet for point of beginning, run north 89º 45’ 47” west 313.69 feet, north 01º 00’ 01” east 694.68 feet to south right-of-way line of SR 50, south 89º 45’ 47” east 313.63 feet to east line of northwest ¼, south 01º 00’ 01” west, 694.66 feet to point of beginning. ORB 4641 PG 2328

Containing 5.15 acres +/-

FROM UE URBAN ESTATE
TO C-2 GENERAL COMMERCIAL

This request will be considered by the Planning & Zoning Commission on Tuesday, October 4, 2016 at 6:30 p.m.
A public meeting to consider the request will be held before the City Council on Tuesday, October 25, 2016 at 6:30 p.m. for final enactment.
All meetings will be held at City Hall, located at 685 W. Montrose Street.
This ordinance is available for public inspection in the office of the City Clerk, 685 W. Montrose St., Monday through Friday between the hours of 8:00 A.M. and 5:00 P.M.
Please be advised that, under State law, if you should decide to appeal a decision made with respect to this matter, you may need to ensure that a verbatim record is made.

Tracy Ackroyd Howe, MMC
City Clerk

Daily Commercial
September 27 and October 11, 2016

CITY OF CLERMONT

AGENDA ITEM

Meeting Date

Tuesday, October 11, 2016

Agenda Item Name

Ordinance No. 2016-42 *Introduction*
Code Enforcement Citations

Requested Action

Recommend approval of Ordinance 2016-42.

Staff Report

This code amendment will allow for violations of Chapter 54, Streets, Sidewalks and Other Public Places, to be enforced through the established Code Enforcement citation process.

Chapter 54, Streets, Sidewalks and Other Public Places, now provides for definitions, rules and regulations within City parks that enhance the safety, preservation and enjoyment of parks and recreational facilities for residents. The following areas are addressed in Chapter 54: Hours of Operation; Traffic Control; Pollution and Litter; Removal of Natural Resources; Fireworks; Fires; Camping and Sleeping; Noise and Other Conduct; Commercial Activity and Peddling; Damage to Property; Glass Containers; Paintball Guns; Bathing and Swimming; Hunting and Wildlife Preservation, and Enforcement.

Changes to Chapter 54 were approved by the Council on June 14, 2016. (The changes were presented to the Council as a new Chaper 55, but were subsequently re-classed by Municipal Code Corporation to become part of Chapter 54.)

The citation amount for violations to Chapter 54 will be $200 per offense.

Additional Analysis

Fiscal Impact Summary

Fiscal Impact	Fund Number and Description	Available Budget Amount

Exhibits Attached (copies of original agreements)

1. Ordinance ORD 2016-42 park violations.doc
2. Legal ad 2016-42 Park violations legal ad.doc

CITY OF CLERMONT

ORDINANCE No. 2016-42

AN ORDINANCE OF THE CODE OF ORDINANCES OF THE CITY COUNCIL OF THE CITY OF CLERMONT, LAKE COUNTY, FLORIDA, AMENDING THE CODE OF ORDINANCES, CHAPTER 2 CODE ENFORCEMENT CITATIONS, SECTION 2-225 APPLICABLE CODES AND ORDINANCES; PROVIDING FOR CODIFICATION; SEVERABILITY; EFFECTIVE DATE; AND PUBLICATION.

WHEREAS, the City Council of the City of Clermont desires to amend Chapter 2 Code Enforcement Citations, Section 2-225 Applicable Codes and Ordinances, of the City of Clermont's Code of Ordinances;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Clermont, Florida as follows:

SECTION 1.

The City Council of the City of Clermont has the authority to adopt this Ordinance pursuant to Article VIII of the Constitution of the State of Florida and Chapter 163 and 166, Florida Statutes.

SECTION 2.

The City of Clermont Code of Ordinances is hereby amended to read as follows (note strikethrough indicates removed words and underlined indicates added):

Section 2-225. - Applicable codes and ordinances.

The following Code provisions of this Code may be enforced pursuant to the supplemental code enforcement citation procedures contained herein. The corresponding fine amount shall be the reduced civil penalty that a person may pay in the event the person elects not to contest the citation. The reduced civil penalty shall be in addition to any clerk or court filing costs that may be imposed in accordance with applicable law. The schedule of Code provisions provided in the table below shall include such codes and ordinances as they may be from time to time amended, renumbered, codified or re-codified, including codes and ordinances enacted subsequent to the adoption of this Article.

	Reduced Civil Penalty
Chapter 6—Alcoholic Beverages	$200.00
Chapter 10—Animals	$100.00
Chapter 18, Article II—Solicitors, Peddlers and Itinerant Vendors	$200.00
Chapter 34—Environment	$250.00
Chapter 38—Mobile Homes and Recreational Vehicles	$200.00
Chapter 42—Offenses	$250.00
Chapter 54—Streets, Sidewalks and Other Public Places	$200.00
Chapter 102—Signs	$250.00

SECTION 3. Conflict.

All Ordinances or parts of Ordinances, all City Code Sections or parts of City Code Sections, and all Resolutions or parts of Resolutions in conflict with this Ordinance are hereby repealed to the extent of such conflict.

SECTION 4. Severability.

Should any provision of this Ordinance be declared by a court of competent jurisdiction to be invalid, the same shall not affect the validity of the Ordinance as a whole, or any part thereof, other than the part declared to be invalid.

SECTION 5. Codification.

The text of this Ordinance shall be codified as a part of the Clermont City Code. The codifier is authorized to make editorial changes not effecting the substance of this Ordinance by the substitution of "Article" for "Ordinance", "Section" for "Paragraph", or otherwise to take such editorial license.

SECTION 6. Effective Date.

This Ordinance shall be effectiveimmediately upon itsadoption as provided by law.

CITY OF CLERMONT
ORDINANCE No. 2016-42

PASSED AND ADOPTED by the City Council of the City of Clermont, Lake County, Florida on this 25th day of October, 2016.

CITY OF CLERMONT

____
Gail L. Ash, Mayor

ATTEST:

____
Tracy Ackroyd Howe, City Clerk

Approved as to form and legality:

____
Daniel F. Mantzaris, City Attorney

LEGAL NOTICE

Notice is hereby given that the City of Clermont will consider the enactment of the following proposed ordinance. All interested parties will be given an opportunity to express their views on this matter.

ORDINANCE NO. 2016-42

AN ORDINANCE OF THE CODE OF ORDINANCES OF THE CITY COUNCIL OF THE CITY OF CLERMONT, LAKE COUNTY, FLORIDA, AMENDING THE CODE OF ORDINANCES, CHAPTER 2 CODE ENFORCEMENT CITATIONS, SECTION 2-225 APPLICABLE CODES AND ORDINANCES; PROVIDING FOR CODIFICATION; SEVERABILITY; EFFECTIVE DATE; AND PUBLICATION.

A public meeting to consider the ordinance will be held before the City Council on Tuesday, October 25, 2016 at 6:30 p.m. for final enactment.

All meetings will be held in City Hall, located at 685 West Montrose Street.

This ordinance is available for public inspection in the office of the City Clerk, 685 W. Montrose Street, Monday through Friday between the hours of 8:00 A.M. and 5:00 P.M.

Please be advised that, under State law, if you should decide to appeal a decision made with respect to this matter, you will need a record of the proceedings, and may need to ensure that a verbatim record is made.

Tracy Ackroyd Howe, MMC
City Clerk

Daily Commercial
October 11, 2016