

CITY COMMISSION
CITY OF WILDWOOD, FLORIDA
REGULAR MEETING
OCTOBER 25, 2010 – 7:00 P.M.
CITY HALL COMMISSION CHAMBER

The City Commission of the City of Wildwood, Florida met in Regular session October 25, 2010 at 7:00 p.m.

Present were: Mayor Wolf, Commissioners Bivins, Clark, Allen and Strickland. Also present were: City Manager Smith, City Attorney Blair, Assistant City Clerk Roberts, Police Chief Reeser, Development Services Director Peavy, Water Director Allen and AVT Law.

The meeting was called to order by Mayor Wolf with Commissioner Allen giving the invocation and the audience joining in the Pledge of Allegiance to the American Flag.

1. TIMED ITEMS AND PUBLIC HEARINGS
7:00 p.m.

DSD Peavy was sworn in.

a. PUBLIC HEARING – 2nd FINAL READING Ordinance No. O2010-21, an ordinance proposing a small scale land use amendment for Lenard Powell Properties, LLC (Attachments – Staff Recommends Approval)

O2010-21 was read by title only and Public Hearing opened. No comments were received.

Motion by Commissioner Allen, second by Commissioner Bivins that Ordinance No. O2010-21: AN ORDINANCE OF THE CITY OF WILDWOOD FLORIDA; PROPOSING A SMALL SCALE LAND USE AMENDMENT TO THE ADOPTED LOCAL COMPREHENSIVE PLAN AND FUTURE LAND USE MAP IN ACCORDANCE WITH THE GROWTH MANAGEMENT ACT OF 1985, AS AMENDED; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICT; AND PROVIDING FOR AN EFFECTIVE DATE: be adopted on second final reading. Motion carried by unanimous vote.

b. PUBLIC HEARING – 2nd FINAL READING Ordinance No. O2010-22, an ordinance proposing a small scale land use amendment for The Villages of Lake-Sumter, Inc. (Attachments – Staff Recommends Approval)

O2010-22 was read by title only and Public Hearing opened. No comments were received.

Motion by Commissioner Bivins, second by Commissioner Clark that Ordinance No. O2010-22: An Ordinance Of The City Of Wildwood Florida; Proposing A Small Scale Land Use Amendment To The Adopted Local Comprehensive Plan And Future Land Use Map In Accordance With The Growth Management Act Of 1985, As Amended; Providing For Codification; Providing For Conflict; And Providing For An Effective Date: be adopted on second final reading. Motion carried by unanimous vote.

- c. PUBLIC HEARING – 2nd FINAL READING Ordinance No. O2010-24, an ordinance proposing a small scale land use amendment for Kelly and Stephanie Lenhart. (Attachments – Staff Recommends Approval)

O2010-24 read by title only and Public Hearing opened. No comments were received.

Motion by Commissioner Allen, second by Commissioner Strickland that Ordinance No. O2010-24: An Ordinance Of The City Of Wildwood Florida; Proposing A Small Scale Land Use Amendment To The Adopted Local Comprehensive Plan And Future Land Use Map In Accordance With The Growth Management Act Of 1985, As Amended; Providing For Codification; Providing For Conflict; And Providing For An Effective Date: be adopted on second final reading. Motion carried by unanimous vote.

- d. PUBLIC HEARING CDBG Project – First (1st) Public Hearing to obtain views from the public regarding community development needs (hand outs available to the public) (Attachments)

Mayor Wolf opened Public Hearing.

Andy Easton of Andy Easton Associates reviewed the CDBG program, application process and deadline for applying. Several Public Hearings must be held and this meeting is one of those to receive input from the community as to the community and economic needs of the City are.

Mayor Wolf noted for the public the pressing storm water issues in the City. It is the City's intent to use CDBG funds to fund some storm water projects in the targeted areas, unless someone can make a strong counter argument.

CM Smith – the storm water drainage study in the CRA area identified various projects and ranked those. Numbers 1 and 2 are Pitt & Stone and Osceola Avenue projects. The projects are being designed at this time because to obtain CDBG funds the projects must be designed. The application is due on November 17. Another project within the CDBG application is the CR 232 milling and resurfacing. These are projects that have been identified by the public or the Commission as being in dire need.

Andy Easton – the four categories of CDBG are housing, rehabilitation, neighborhood revitalization, commercial revitalization. The City would want to apply for the grant that the City would most likely be awarded. That would be neighborhood revitalization category at this time.

Robert Hannah, resident – what will this grant be for. CM Smith responded it is for the Pitt & Stone Street storm water project, Osceola Avenue storm water project and CR 232 (Ice Plant Road) milling and resurfacing. This is infrastructure that needs to be corrected in order for those areas to develop.

No further comments were received. Mayor Wolf closed the Public Hearing

- e. TIMED ITEM CDBG Project – Fair Housing meeting (Elected Officials and the Public) to provide information about fair housing regulations and practices (Attachments)

Mayor Wolf opened meeting for Public Hearing for Fair Housing Workshop.

Andy Easton provided handouts including Workshop agenda to all and explained the Fair Housing act and discrimination, noted the contact information on the handout if a person has issues regarding fair housing.

No comments were received.

Mayor Wolf closed Fair Housing Workshop.

Andy Easton noted there will be a meeting of the Citizen Advisory Task Force, a meeting of Fair Housing for realtors and one additional Public Hearing.

2. REPORTS AND PUBLIC INPUT

a. City Manager

- 1) Utility Projects Update from Kimley-Horn & Associates (Attachments)
- 2) Litigation Update – City Attorney has drafted a letter to Indian River and Kruger, both involved in the construction and installation of the oxidation ditch #4 motor that failed. Champagne Farms – currently working with the insurance company and Champagne Farms to be sure all proper documentation is provided. Barnes Ferland and Associates and Diversified Drilling are joined in the law suit.
- 3) Fiber Optics Update – benefits to having to all departments is higher band width with more speed, more memory, and communication between the departments. Also provide offsite server hosting. Waiting for quote from The Villages to compare to BrightHouse.
- 4) Online Bill Pay Update – One additional programming company to talk to, PayPal. Then will be brought back November 8.
- 5) HVAC System Repair Update – Working with Kimley-Horn to draft the RFQ.
- 6) Osceola Ave Purchase Update – soil testing has begun. Surveys have begun. If testing comes back favorable, will move forward to purchase property.
- 7) H.R. Hire Update – Letter of offer sent to Deanna Cox and will begin November 1.
- 8) FYI – Congratulation to Jason Hargrove, City's Parks & Recreation Coordinator, who graduated from the Sumter County Leadership Program on October 21, 2010, in which he has participated for the last year – any employee interested in this program please contact the City Manager (Attachment)
- 9) Election is November 2 and regarding amendment 4 on the ballot, talk with family and friends and ask them to vote No.

- b. City Attorney - None
- c. City Clerk - None

- d. Commission Members
Allen – requested status on Wildwood Country Resort. WD Allen - been in contact with Country Resort and working with Kimley-Horn regarding line replacement. CM Smith noted water problems with a broken line on 301 and flooding at the 501 Water Plant.
- e. Public Forum (10 minute time limit)
Steve Stone – Wildwood Country Resort – the leaks on Heritage are fixed and everyone is happy it was done so fast.
- f. Notes, Reports, and items for the file as attached

3. NEW BUSINESS – ACTION REQUIRED

a. MINUTES

- 1) Minutes of Regular Meeting held on October 11, 2010 (Attachments Staff recommends approval)

Motion by Commissioner Strickland, second by Commissioner Allen to approve the minutes of October 11, 2010 as typed. Motion carried by unanimous vote.

b. ORDINANCES FIRST READING ONLY (READ ONLY – NO VOTE)

- 1) Ordinance No. O2010-25, an ordinance designating the segment of CR142 from Wildwood Avenue to Powell Road as Broken Oak Drive and designating the segment from CR144 from Huey St. to Powell Road as Huey Street (Attachment – Staff Recommends Approval)

Ordinance No. O2010-25 was introduced and read by title only by Mayor Wolf. No action needed.

c. RESOLUTIONS FOR APPROVAL:

None

d. APPOINTMENTS

- 1) Appointment requested of Wildwood's Winter Wonderland committee (Attachments – Staff Recommends Approval)

CM Smith – similar to Wildwood Winter Fest, which was an idea created by Brian Gibson several years back. This past year was a lack luster year for the Winter Fest. That committee has dissolved and a new group has volunteered to pick up where Winter Fest left off. The group wants to be known by a different name so that they are not associated with the original Wildwood Winter Fest. In order to apply for the TDC funds the committee must be a subsidiary of the City. It would be a 50/50 match. The City would have to come up with \$13,000 to match TDC \$13,000. The committee plans to come up with the 50% match through sponsorships and 50/50 raffles. There will be entertainment, carnival rides – a Winter Fest but on a larger scale. The application had to be submitted by October 8. Request approval from the Commission authorization to present to

the TDC for the \$13,000 grant. If the grant is not approved by TDC then recommendation would be not to proceed with Winter Fest this year and focus on next year.

Recommend that the Commission make everything- appointing the committee as an arm of the City, facility use agreement - contingent upon receipt of the funds.

e. **CONTRACTS AND AGREEMENTS**

1) Review/approval requested for the TDC (Tourist Development Council) grant application for the purpose of funding the Wildwood Winter Wonderland festival (which is currently pending commission approval) (Attachments – Staff Recommends Approval)

2) Facility Use Agreement request from Wildwood Winter Wonderland Committee for use of the Wildwood Community Center (Attachments – Staff Recommends Approval)

Motion by Commissioner Clark, second by Commissioner Bivins to appoint committee with language that they apply and present to the TDC for grant funding for the Wildwood Winter Wonderland and approve Facility Use Agreement all contingent upon receipt of funding from TDC. Motion carried by unanimous vote.

3) Contract for Sale & Purchase from FDEP for the 0.12 parcel of land on High Street (approval for Mayor to execute) (Attachments – Staff Recommends Approval)

Motion by Commissioner Allen, second by Commissioner Bivins to authorize execution of Contract for Purchase of property from FDEP. Motion carried by unanimous vote.

f. **FINANCIAL**

1) Bills for Approval (Attachments – Staff Recommends Approval)

Motion by Commissioner Allen, second by Commissioner Strickland to approve payment of bills. Motion carried by unanimous vote.

g. **GENERAL ITEMS FOR CONSIDERATION**

1) Discussion/approval of rate structure for use of the Martin Luther King, Jr., Outreach Center (Attachments – Staff Recommends Approval)

Motion by Commissioner Allen, second by Commissioner Bivins to approve the fees for use of the Martin Luther King, Jr., Outreach Center. Motion carried by unanimous vote.

2) Discussion/decision on how to proceed with upcoming city election – CA recommendation (Attachments – Staff Recommends Approval)

CA Blair provided opinion regarding letter from Supervisor of Election Karen Kraus. Opinion is that the safest option is to proceed with referendum questions as currently worded. Says that Karen Krause and State Elections officials agree. Going forward with election would have no impact after the fact if someone filed a lawsuit, but may have to hold another election. Lawsuit would have to be filed before the election.

By Common Consent the Commission approved to proceed forward with election as referendum questions are currently worded.

3) Discussion/approval requested to receive quotes for modifications to the CR214 Re-pump Station (Attachments – Staff Recommends Approval)

Lewis Bryant of Kimley-Horn – working with City Staff. Feel this is the most cost effective way to solve the problem as the problem is now understood. CM Smith – ask for do not exceed amount of \$35,040 to proceed to get fixed and authorization from Commission for City Manager to accept the low quote on each of the items if they meet the specifications as set by Kimley-Horn. CM Smith – will be paid for out of Connection fees.

Motion by Commissioner Allen, second by Commissioner Clark to authorize Kimley-Horn to proceed to make modifications to the CR214 Repump station and authorize the City Manager to accept the low quote on each item. Motion carried by unanimous vote.

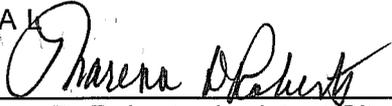
4) Discussion/authorization for City Manager to negotiate emergency utility interconnection with The Villages utilities to the North (NO Attachment)

CM Smith – this would allow for water flow in the event of an emergency. Will negotiate interconnectivity with Coleman after the next election.

Motion by Commissioner Clark, second by Commissioner Strickland to authorize the City Manager to negotiate emergency utility interconnection with The Villages utilities. Motion carried by unanimous vote.

4. ADJOURN:

Upon a motion by Commissioner Allen, second the Commissioner Bivins the meeting was adjourned.

ATTEST: 
Marena D. Roberts, Assistant City Clerk

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Ed Wolf, Mayor