



**MONTVERDE TOWN COUNCIL
REGULAR MEETING AGENDA
MAY 14, 2024, AT 7:00 P.M.
AT TOWN HALL – 17404 SIXTH STREET, MONTVERDE FL
AMENDED**

The Montverde Staff and Council invite you to join the meeting in person, or on your computer, you can watch and listen to the meeting from home by clicking the link below.

<https://southlake.tv/player/44150/44150>

TOWN COUNCIL MEMBERS

Joe Wynkoop, Mayor
Jim Peacock, Vice Mayor
Jim Ley Councilmember
Allan Hartle, Councilmember
Carol Womack, Councilmember

STAFF

Paul Larino, Town Manager
Anita Geraci-Carver, Town Attorney
Sean Parks, Town Planner
Lisa Busto, Associate Planner
Sandra Johnson, Town Clerk
Mai Yang, Finance Director

DISCLAIMER

This booklet has been prepared for the convenience of the Montverde Town Council In discussing matters before them. Every effort has been made to include all items to be discussed at this Town Council Meeting, however, the Mayor or Council Members may add items, which are not part of this Agenda, or items may be removed from consideration. While it has been the goal to present error-free information, we do not represent that documentation is without errors or omissions.

CALL TO ORDER AND OPENING CEREMONIES

- Pledge of Allegiance
- Invocation
- Roll Call

I. PRESENTATION AND ADMINISTRATIVE MATTERS

- A. Cemetery Request
- B. Southlake TV

II. CITIZENS QUESTION/COMMENT PERIOD

The Town Council invites the public to come forward with questions, comments, and concerns. The Council will not act at this meeting, but Staff may answer questions, or issues may be referred for appropriate staff action. If further action is necessary, the item may be placed on a future agenda for further review and consideration.

NOTE: Public Comment will not be taken under Citizens Questions/Comment Period for matters listed on this agenda. Public Comments on such items will be taken once the agenda item is before the Council for consideration.

III. DEPARTMENT & COMMITTEE REPORTS

- A. Town Manager Larino’s Report.
- B. Town Attorney Geraci-Carver Report.
- C. Town Planner Parks Report.
- D. Lake County Commission Report.
- E. Town Council Reports.
- F. Mayor Wynkoop Report.

IV. APRIL FINANCE REPORT

| | |
|------------------------|------------------------|
| Beginning Bank Balance | \$ 5,216,345.18 |
| Revenues | \$ 906,003.75 |
| Expenditures | \$ 407,856.92 |
| Ending Balance | <u>\$ 5,714,492.01</u> |
| Grant Clearing Account | \$ 5,645,623.71 |
| Total Bank Balance | \$11,360,115.72 |

V. CONSENT AGENDA

The Council may take one vote to act on all items on the Consent Agenda or remove items for further discussion. If any member of the public desires to speak about an item on the consent agenda, you will need to step forward to the microphone and request that the item be pulled from the consent agenda before the town council votes to approve.

- A. Minutes of the Town Council Regular Meeting held April 9, 2024.
- B. Minutes of the Town Council Special Meeting/Workshop held on April 16, 2024.

VI. DISCUSSION AND ACTION ITEM

- A. Discussion on Montverde’s 100-Year Centennial in 2025.
- B. Discussion on Gated Communities within the town limits.
- C. Discussion and update on the Water Treatment Plant upgrades.
- D. Discussion and update on the stormwater grant projects.

VII. PUBLIC HEARINGS, ORDINANCES AND RESOLUTIONS

- A. **Ordinance No. 2024-100** An Ordinance of the Town Montverde, Florida amending Section 10-59 in Chapter 10 of the town of Montverde Land Development Code to allow as a permanent use Conex Boxes and similar temporary storage containers/units in the Town of Montverde public facilities zoning district only; providing for codification and severability; providing for the repeal of Ordinances in conflict herewith; and providing for an effective date. **(Second Reading)**
- B. **Resolution No. 2024-110** A Resolution of the Town Council of the Town of Montverde, Florida, granting a conditional use permit in a Commercial Zoning District and Downtown Overlay District in the Town of Montverde to permit an event venue and commissary in addition to a restaurant/cafeteria on the herein described property located at 17440 Seventh Street, Montverde, Florida, owned by John and Karin Arellano; providing for conditions; providing for an expiration date; and providing for an effective date.
- C. **Resolution No. 2024-114** A Resolution of the Town Council of the Town of Montverde, Florida, granting Minor Site Plan approval to John & Karin Arellano Investments, LLC, for use of the existing building and property as an event center and commissary having an address of 17440 Seventh Street, providing for conditions; and providing for an effective date.
- D. **Resolution No. 2024-113** A Resolution of the Town of Montverde, County of Lake, State of Florida, foregoing an annual increase of the consumption portion only of utility rates for the 12-month period commencing April 2024; providing for an effective date.
- E. **Resolution No. 2024-115** A Resolution of the Town of Montverde, County of Lake, Florida in support of Lake County, Florida’s appropriation request for USDOT Highway Infrastructure programs funding for the Town of Montverde CR 455 Complete Street Project and urging the US Department of Transportation Federal Highway Administration to award Lake County \$2,000,000 for a PD&E Study of CR 455.

VIII. REMINDERS AND ADJOURNMENT

- A. Any further business from Town Manager or Councilmembers
- B. Motion to Adjourn

The Town Council reserves the right to move any Agenda item to an earlier time during the meeting as its schedule permits, except in the case of the items and appointments that have been advertised in a newspaper for a specific time.

Pursuant to the provisions of Chapter 286 Florida Statutes, Section 286.0105, if a person decides to appeal any decision made by the Town Council with respect to any matter considered at this Council meeting, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record may include the testimony and evidence upon which the appeal is to be based.

Persons with disabilities needed assistance to participate in any of these proceedings should contact Town Hall at (407) 469-2681, 48 business hours in advance of the scheduled meeting.