

JOINT MEETING
TOWN OF LAKE PLACID TOWN COUNCIL
TOWN OF LAKE PLACID LOCAL PLANNING AGENCY
DECEMBER 10, 2007 5:30 P.M.

Mayor Tome Katsanis called the joint meeting of the Town of Lake Placid Town Council, and the Town of Lake Placid Local Planning Agency to order on December 10, 2007 at 5:35 P.M. at Town Hall, 311 W. Interlake Boulevard, Lake Placid, Florida. A quorum was present of both Town Council and Local Planning Agency. The invocation was given by Thelma Becker of the Memorial United Methodist Church. The Pledge of Allegiance was led by Hanna Waller and Carson Griffin from the Lake Placid Christian School.

ROLL CALL:

Town Council

Mayor Thomas Katsanis

Council Member Debra Worley

Council Member Jim Waller

Council Member Bill Brantley

Council Member Charles Wilson

Local Planning Agency

Chairman Hoz Compton

Commissioner Ray Royce

Commissioner Carol Smart

Commissioner Jack Edgemon

Commissioner Steve Bastardi

Alternate Mason Smoak: ABSENT

Deputy Clerk Jackie Haynes

Town Attorney Bert Harris

Town Planner Sue BuChans

County Planner Jim Polatty

Town Utility Director Gary Freeman

Town Public Works Director Jim Fulton

Town Recreation Director John Komasa

Town Police Chief Phil Williams

JOINT MEETING

PUBLIC HEARING:

- A. ORC- Public Adoption Hearing for DCA No. 07-2, Town of Lake Placid. Sue Buchans explained the ORC and Ordinance No. 07-552. With discussion Town Council and the Local Planning Agency decided to decline all strikes from Policy F5.

Local Planning Agency:

After discussion Commissioner Ray Royce motioned to adopt the ORC; motion seconded by Commissioner Steve Bastardi. On roll call, motion carried unanimously.

Commissioner Ray Royce made a motion to adopt Ordinance 07-552 declining changes of Police F5; motion was seconded by Commissioner Steve Bastardi. On roll call, motion carried unanimously.

Town Council:

Council Member Jim Waller made a motion to adopt ORC with declining changes to Policy F5; motion seconded by Council Member Debra Worley. On roll call motion carried unanimously.

Council Member Jim Waller made a motion to adopt Ordinance 07-552 but not put into effect until after the Highlands County Board of County Commissioners changes and adoptions, with changes to Section 3, Policy F5 which declines all strikes made, and as evidence by our resolution to be made after county adoption and changes; motion seconded by Debra Worley. On roll call motion carried unanimously.

Town Council Regular Meeting

Town of Lake Placid Town Council Regular Meeting was called to order at 6:05 P.M.

APPROVAL OF AGENDA:

Council Member Waller made a motion the agenda presented be approved; motion seconded by Council Member Wilson. On roll call motion carried unanimously.

CONSENT AGENDA:

1. Approval of Monthly Meeting Minutes and Special Meeting Minutes
2. Approve request from Country Fair Association
3. Wicks, Brown, Williams & Co. – Engagement Letter

Council Member Waller made a motion the consent agenda be approved; motion seconded by Council Member Wilson. On roll call motion carried unanimously.

PUBLIC HEARINGS:

- A. Ordinance 07-571 – Amending Pass Thru Ordinance (2nd Hearing)
Council Member Brantley made a motion Ordinance 07-751 Amending Pass Thru Ordinance on 2nd hearing by reading of title only and adopt; motion seconded by Council Member Waller. On roll call, motion carried unanimously.
- B. Ordinance 07-577 – Annexation – Grigsby Property – W. Interlake (2nd Hearing)
Council Member Waller made a motion Ordinance 07-577 be approved by reading of title only and adopted; motion seconded by Council Member

Worley. On roll call Council Member Worley, Council Member Brantley and Council Member Waller voted yes; Council Member Wilson abstained from voting due to a conflict of interest. Motion carried 3 to 0.

DEPARTMENT HEADS/ MAYOR/ COUNCIL MEMBERS:

A. Town Attorney:

1. Agreements and Covenant Regarding Water and Wastewater Service – Genor Farms – John McClure, representative for Genor Farms brought to Atty. Harris’s attention the agreement states that Genor Farms would be required to hook to the wastewater line when they are brought down to West Interlake. At this current time there are no wastewater lines on West Interlake. The minutes state that the developer will install dry lines in place when the wastewater line is within ¼ mile of the development.

Council Member Waller made a motion to approve Agreements and Covenant Regarding Water and Wastewater Service for Genor Farm with changes stated and subject to the approval of Gary Freeman; motion seconded by Council Member Wilson. On roll call, motion carried unanimously.

2. Agreements and Covenants Regarding Water and Wastewater Service – Mike Gallagher, representative for Grigsby Property.

Council Member Waller made a motion to approve Agreements and Covenant Regarding Water and Wastewater Service for Grigsby Family subject to the approval of Gary Freeman; motion seconded by Council Member Worley. On roll call, Council Member Worley, Council Member Waller, Council Member Brantley voted yes; Council Member Wilson abstained from voting due to a conflict of interest. Motion carried 3 to 0.

3. Agreements and Covenants Regarding Water and Wastewater Service –

Council Member Waller made a motion to approve Agreements and Covenant Regarding Water and Wastewater Service for Groves 27; motion seconded by Council Member Brantley. On roll call, Council Member Waller, Council Member Worley, and Council Member Brantley voted yes; Council Member Wilson abstained from voting due to a conflict of interest. Motion carried 3 to 0.

B. Town Planning Department:

1. Sue Buchans, Town Planner, delivered the Town of Lake Placid deadlines for public hearings for rezoning, special exceptions,

variances, appeals, small-scale plan amendments, and large-scale plan amendments. She asked that council approve these dates as the deadline specified for each.

Council Member Brantley made a motion to accept the deadlines specified in notes; motion seconded by Council Member Waller. On roll call, motion carried unanimously.

C. Town Public Works Director:

1. Wished everyone a Merry Christmas.

D. Recreation Director:

Mr. Komasa asked Council to approve an invoice from Progress Energy to install primary underground electric for the Lake June ball field project. With discussion Council Member Brantley asked Mr. Komasa if he could ask George Baxter for a decrease. Mr. Komasa stated that Progress Energy is the only service available in the area and that there was no need to go out for bid because of this, and George Baxter had stated that was his best price.

Council Member Worley made a motion to approve the invoice with funding available through Town Clerk; motion seconded by Council Member Waller. On roll call, motion carried unanimously.

1. Horace Durrance- Mr. Durrance stated that he wanted to let Council know that he went before the Board of County Commissioners and they approved to give the recreation department marl for the fields. He said that they have also agreed to haul it in when they are available to do so. But while waiting, Council considered going out for bid for the hauling if the county does not have time to haul it. Commissioner Don Bates stated that Mr. Cool approved the marl and it has been dug and dried, and that it will also be hauled within 60 days by the county. Mr. Durrance added, that we have until April 30, 2008 before the job must be complete. Mr. Komasa stated that at that time FRDAP grant 6 and 7 must be spent. Mr. Bates stated that the marl and haul has been approved by the county and the haul will be done upon availability. Council Member Waller stated that Mr. Durrance has done a good job and that shows what happens when you do have a recreation committee.

E. Police Chief:

Chief Williams stated that the AED donations were coming in and the total so far is \$2445.00 which has been placed in a separate donation fund. He also stated that the parade was safe and that he had no problems.

Mr. Augie Fragolia representative from Powell, Fragolia and Associates presented the vision of the North Area which he has been talking to the land owners about. The development consists of 1500 acres which are 3 units per acre. The site will also feature government and utilities. In the vision the Town of Lake Placid would be the provider for the utilities. Currently, the land is in the unincorporated area of the county.

F. Town Utility Director:

1. Miles Lambert- Town Citizen- Mr. Lambert stated he came to make a citizens complaint about his current water, sewer, and sanitation bill. Mr. Lambert states that his bill is now high because he is paying sewer and this is going to have to make him raise his rent. Council discussed with Mr. Lambert that there is nothing that can be done about this matter and maybe he should get a meter for each unit or speak with his tenants about using less water.
2. Mr. Freeman stated that he will go out for bid for the reuse project on Sunday.
3. Atty. Harris reminded Mr. Freeman that the deposit money collected by customers must be placed in a trust fund when available.
4. Mr. Freeman presented a resolution regarding water and sewer rates, accounts, and policies. With discussion, these changes were decided. Strike all of #1 and revise with \$2000 credit for new or existing construction of low pressure lines, and there are no mandatory hook-ups. For #2 change \$3500 to \$3200. For #3 leave as is, but add that this rate increase is for residential rates only. The rate may also increase more after Mr. Freeman checks to see if increase will cover loan. For # 4 add a \$500 deposit for each connection. This resolution with changes will allow Atty. Harris to prepare an ordinance amending the Town's water and sewer rate code.

Council Member Waller made a motion to adopt the Resolution of The Lake Placid Town Council Regarding Water and Sewer Rates, Accounts, and Policies with changes; motion seconded by Council Member Brantley. On roll call, motion carried unanimously.

5. Mr. Freeman also discussed a letter that was sent to Mayor Katsanis from Forrest Steele concerning the amount of money he spent on sewer connection. He is stating in the letter that he should receive some type of compensation. This letter was given to the Town Clerk for recording.
6. Mr. Freeman stated to the Council that he missed the deadline to submit the lead and copper samples to DEP for the Three Year Period. This issue will be corrected in samples being done in

January. The town was also penalized \$2000 for not turning the samples in on time.

Atty. Harris presented to Council the Keep Lake Placid Beautiful Landscape Development Plans. Atty. Harris also asked Council how did they feel about moving some of the palm trees at the intersection on Interlake and Main(by Walgreen), to a different location. He stated that they could think on this issue. Atty. Harris asked if the Council would accept the Landscape Development Plans and the plans would be given to Town Clerk for recording.

Council Member Waller made a motion to accept the Keep Lake Placid Beautiful Landscape Development Plans for US 27; motion seconded by Council Member Wilson. On roll call, motion carried unanimously.

Council Member Worley questioned how is the new software system going for the Town. Atty. Harris stated that the Town is now giving Cogsdale time to see if they can get the software to work properly before seeking any other actions.

Council Member Brantley made a motion to adjourn; motion seconded by Council Member Waller. Mayor Katsanis hearing no objections declared the meeting adjourned at 8:45 P.M.