

The City Council of the City of Monticello, Florida, met in regular session on March 3, 2020 at 7:00 PM at City Hall. The following members were present:

John Jones, Mayor  
Troy Avera  
Gloria Cox  
Julie Conley  
George Evans

Others present were:

Raymond Clark, City Manager  
Fred Mosley, Monticello Police Chief  
Emily Anderson, City Clerk  
Bruce Leinback, City Attorney

Mayor John Jones called the meeting to order. Police Chief Fred Mosley offered an invocation, and Mayor Jones led the Pledge of Allegiance.

#### **PUBLIC COMMENT**

\***Byron Arceneaux** thanked the city for the successful Boots Thomas event.

#### **CONSENT AGENDA**

\***Approval of Minutes of 2/4/2020**

\***Authorization for Use of Cemetery Reserve Funds for Oakfield Cemetery Operations/Improvements**

After expressing concern about using cemetery funds for a mower which would also be used in the rest of the city, on motion of Troy Avera, seconded by George Evans, the Council voted unanimously to approve the Consent Agenda items.

**MONTICELLO FIRE CHIEF LESTER LAWRENCE – VOLUNTEER FIRE DEPARTMENT UPDATES** Lester Lawrence updated the Council on the number of calls. He noted the ISO is inspecting the Department in April. The Department is low on volunteers at the present time. He also reported door damage at the station which is in the process of being repaired.

#### **WWTP ENERGY EFFICIENCY IMPROVEMENTS (SOLAR ARRAY FACILITY)**

\***Resolution 2020-04 Related to the State Revolving Fund Loan Program Authorizing the Loan Application**

\***Approval of Continuing Consulting Engineering Services Agreement (Mittauer and Associates)**

Engineer Joe Mittauer reported on the status of the project and noted approval of the State of the proposed plan adopted by the City Council in January, and, with State approval of the loan application for the design phase in approximately two months, the design work could be finished by the Fall. The project is 80% grant-funded. He also

presented the design engineering services agreement for approval, which also includes project development costs.

On motion of Julie Conley, seconded by Troy Avera, the Council voted unanimously to approve Resolution 2020-04 Authorizing the Loan Application. On motion of George Evans, seconded Troy Avera, the Council voted unanimously to approve the Engineering Services Agreement with Mittauer and Associates.

**SUNCOAST CONNECTOR TOLL ROAD UPDATES / CONSIDERATION OF ADOPTION OF CITY COUNCIL RESOLUTION** Joanna Hand, M-Cores Project Manager, reviewed recent updates of M-Core materials and explained the variety of property identifiers which will be used in contemplation of development of a toll road route. The next task force will be conducted in Monticello on March 24<sup>th</sup> which will focus on utilities, traffic data, and existing improvement projects. Ms. Hand and Greg Garrett noted that the report submitted to the state will consist of the guiding principles developed by the task force, then the Department of Transportation will continue study of alternatives for route placement based on the guiding principles.

Mr. Garrett noted there is a press release pending which identifies I-10 as the northern terminus of the toll road. Council Member Conley presented a resolution for consideration by the Council. The Council took no action on the resolution.

**[JOHNSTON FAMILY – REQUEST FOR VACATION OF ALLEY MATTER WITHDRAWN FROM AGENDA AT THE REQUEST OF ATTORNEY LEINBACK TO BE RESCHEDULED NEXT MONTH]**

**UPDATE ON N. CHERRY STREET IMPROVEMENTS** Thomas Brannon of Dewberry Engineering noted that the N. Cherry Street improvement project has been awarded to Gaskins Construction. The costs are \$65,783 for the reduced scope improvements and Duke Energy costs will be \$2,600. Gaskins will begin construction on March 27<sup>th</sup>.

**[AGENDA AMENDMENT] CONSIDERATION OF RESOLUTION 2020-05 AUTHORIZING APPLICATION TO THE FDOT SCOP PROGRAM** The Mayor noted a request for amendment of the agenda to consider Resolution 2020-05 approving participation in the Municipal SCOP program. On motion of Troy Avera, seconded by Gloria Cox, the Council voted unanimously to amend the agenda for consideration of the Resolution. On motion of Troy Avera, seconded by Gloria Cox, the Council voted unanimously to adopt Resolution 2020-05.

Council Member Avera asked that the Pearl Street SCOP construction not interfere with the Watermelon Festival activities.

**APPOINTMENT OF CITY LOCAL PLANNING AGENCY MEMBER** After introduction of respondents to the request for Letters of Interest, on motion of George Evans, seconded by Troy Avera, the Council unanimously voted to appoint Carly Peary to the Local Planning Agency.

**CITY GRANT APPLICATIONS RECEIVED** The Council discussed the applications received and the process of review of requests. Council Member George Evans made a motion to award grants for the Fourth of July Fireworks of \$2,000, the Chamber of Commerce at \$1,500, and Main Street Monticello in the amount of \$1,500. The motion was seconded by Council Member Troy Avera. Council Member Conley noted confusion about the criteria and the process needs clarification. After comments from several grant applicants, the vote was as follows:

FOR	AGAINST
George Evans	Julie Conley
Troy Avera	
Gloria Cox	
John Jones	

**RECOMMENDATION FROM LOCAL PLANNING AGENCY FOR MODIFICATION OF SPECIAL EXCEPTION PROCESS FOR PROFESSIONAL OFFICES AND LIMITED, RESIDENTIALLY-COMPATIBLE BUSINESSES IN THE R-1 ZONING DISTRICT** Clerk Anderson explained the process for special exception approval for operation of a professional office/limited residentially-compatible businesses in the Office/Residential Overlay of R-1 Zoning and reviewed the recommendation from the Local Planning Agency for language modification for obtaining special exception approval. A proposed ordinance has been drafted for Council review and consideration. Council Member Troy Avera asked about possible Burt Harris Act applicability, and Attorney Leinback noted that there is no discrepancy between the process and how it applies to properties under that zoning and overlay districts. Council Member Julie Conley made a motion to proceed with first reading of Ordinance 2020-XX. The motion was seconded by George Evans and passed unanimously.

**ORDINANCE FIRST READING:**

ORDINANCE 2020-XX AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF MONTICELLO, FLORIDA BY AMENDING CHAPTER 54, DIVISION 2, SECTION 54-152(c)(2)(m) TO CREATE A PROCESS OF CONTINUING AN ALLOWABLE SPECIAL EXCEPTION USE OF PROFESSIONAL OFFICES AND LIMITED, RESIDENTIALLY-COMPATIBLE BUSINESSES IN THE MIXED-USE OFFICE/RESIDENTIAL OVERLAY DISTRICT OF THE R-1 ZONING DISTRICT; PROVIDING FOR LEGAL EFFECT; PROVIDING FOR SEVERABILITY, CODIFICATION, SCRIVNER'S ERRORS AND AN EFFECTIVE DATE

Clerk Anderson noted the public hearing would be scheduled for the April Council meeting.

**REPORTS FROM COMMITTEES AND DEPARTMENTS**

\***City Clerk/Treasurer Emily Anderson** reported that she and City Manager Clark have started discussions about planning for impact from the coronavirus and covering city functions.

**COUNCIL MEMBER REPORTS**

\***Council Member Troy Avera** thanked the city employees for the successful Boots Thomas 75<sup>th</sup> anniversary event.

\***Council Member Julie Conley** noted that the city was denied a FRDAP grant for bike trail improvements, but the county has agreed to pave from Martin Road to Nacossa Rd. She will work on a formal letter to submit to the county outlining the collaboration.

**MEETING/WORKSHOP DATES AND TOPICS**

The Council decided not to set a workshop for March, but a budget committee workshop will meet on April 7, 2020 at 11:00 a.m.

With no further business, upon motion, the meeting was adjourned.

Respectfully submitted,

Emily Anderson  
City Clerk/Treasurer

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Mayor

NOTE: These proceedings were digitally recorded.