

**COMMISSION MEETING MINUTES
AUGUST 18TH, 2020
7:30 P.M.
MEETING CONDUCTED VIA ZOOM**

PRESENT:

Mayor:	Mark Anderson
Mayor Pro Tempore:	Elayne Bassinger
Commissioners:	James Markley Sarah Schrader Eric Stallworth
City Attorney:	Gerald T. Buhr
Planning Consultant:	Phil Waldron
City Clerk:	Rick Alley
Asst. to City Clerk:	Marissa Morales
Water Clerk:	Will Plazewski

MINUTES PREPARED BY: Marissa Morales

OPENING CEREMONIES: Mayor Anderson led the invocation and Pledge of Allegiance. Roll call was taken for commissioners, attorney, and staff present in the Zoom call.

1. **CONSENT AGENDA (00:02:43):** Includes minutes for the July 21st Commission Meeting; General Fund and Water Fund disbursements for July 2020.

DISBURSEMENTS AND DEPOSITS:

<i>July 2020</i>	<u>Disbursements</u>	<u>Deposits</u>
General Fund	\$ 51,362.80	\$ 98,590.42
Water Fund	\$ 42,855.56	\$ 26,406.79

MOTION: ACCEPT THE CONSENT AGENDA

MADE BY: Commissioner Schrader

SECOND: Commissioner Bassinger

ROLL CALL VOTE: Commissioner Bassinger - AYE
Commissioner Schrader - AYE
Commissioner Vogel - AYE
Commissioner Markley - AYE
Mayor Anderson - AYE

2. **PUBLIC COMMENT (00:04:05): NONE**

3. **MAYOR'S REPORT (00:05:06)**

A. City park facilities remained open, with City Hall opening for appointments only. During appointments, all visitors and staff in the building are required to wear masks. 55 positive cases in the 33576 zip code were reported.

- B. Staff would be performing minor tree trimming over sidewalks in the City, primarily along Curley Street and College Avenue.
- C. A letter regarding service issues was sent to Waste Connections. A meeting would be scheduled with the account manager from the company.
- D. Information from the citizen committee regarding golf carts in the city was shared with Mayor Anderson. Additional information from the Town of St. Leo regarding their ordinance was being collected.
- E. Uses for the fire station were discussed, including expanded commission chambers, relocation of the water department, fireproof storage areas, and storage of Public Works' equipment. Connection to the Pasco County sewer line would also be recommended. Storage of non-city belongings and access to the building by people other than staff was addressed.
 - 1. Commissioner Markley addressed previous discussions on leasing/selling/utilizing the fire department. Correction of the survey lines and rezoning of the parcel were also previously discussed.
 - 2. Commissioner Bassinger expressed support for utilizing the fire station for City operations. Commissioner Schrader asked about use of City owned property on Pennsylvania Avenue.
 - 3. DC Johnson would be contacted in regards to the boundary survey corrections.

4. ATTORNEY'S REPORT (00:19:08):

- A. Governor DeSantis extended the Executive Order allowing virtual meetings through October 1st, along with all budget related hearings.

5. COMMISSIONER REPORTS

A. BUILDING AND ZONING – COMMISSIONER VOGEL (00:20:07):

- 1. Building permit activity for July was tallied at \$ \$397,319.20, including 1 new single family residence.
- 2. **Ordinance 02-2020: Carmela PUD (1st Reading/Public Hearing)**

AN ORDINANCE AMENDING THE DISTRICT BOUNDARIES OF THE ZONING MAP OF SAN ANTONIO, FLORIDA, AS ENACTED BY CHAPTER 82, SAN ANTONIO CODE, SO AS TO PROVIDE FOR A CONCEPTUAL MODIFICATION TO AN EXISTING PARCEL OF LAND DESIGNATED PUD (PLANNED UNIT DEVELOPMENT DISTRICT) LOCATED SOUTH OF PASCO ROAD AND WEST OF OAK STREET.

- a. Phil Waldron presented the staff report for the project. Approval was recommended with modification to previously approved developer notes.

MOTION: ACCEPT 1ST READING OF ORDINANCE 02-2020

MADE BY: Commissioner Markley

SECOND: Commissioner Vogel

- a. Quasi-judicial proceedings were waived by the petitioner. Members of the commission and staff disclosed communications with the petitioners and other residents regarding the project.
- b. Mayor Anderson discussed concerns with the width of Oak Street with one of the petitioners, Terry Schrader. The developers would accommodate drainage changes if the City widened the road.
- c. Construction vehicles would be required to access the site from Pasco Road, and limit access on Oak Street to connect directly to Pasco Road. Vehicles would also be limited to Curley Street and Pasco Road.

- d. Commissioner Markley verified with Phil Waldron that the level of service of Oak Street would not be degraded by the project.
- e. Clarke Hobby, representing the petitioners, felt the transportation impact fees would allow the City to improve Oak Street at a more appropriate time, and the additional stormwater and construction traffic accommodations would be made.
- f. Developer's notes would be adjusted on the site plan as recommended by Phil Waldron for removal or inclusion.

ROLL CALL VOTE:

Commissioner Bassinger	-	AYE
Commissioner Schrader	-	AYE
Commissioner Vogel	-	AYE
Commissioner Markley	-	AYE
Mayor Anderson	-	AYE

3. Ordinance 03-2020: San Antonio Citizens Federal Credit Union PUD (2nd Reading/Public Hearing)

AN ORDINANCE AMENDING THE DISTRICT BOUNDARIES OF THE ZONING MAP OF SAN ANTONIO, FLORIDA, AS ENACTED BY CHAPTER 82, SAN ANTONIO CODE, SO AS TO CHANGE THE ZONING CLASSIFICATION OF A PARCEL OF LAND LOCATED EAST OF CURLEY STREET AND SOUTH OF 3RD AVENUE FROM SAN ANTONIO R-2 (RESIDENTIAL DWELLING DISTRICT) AND C-2 (GENERAL COMMERCIAL DISTRICT) TO SAN ANTONIO PUD (PLANNED UNIT DEVELOPMENT DISTRICT).

MOTION: ADOPT ORDINANCE 03-2020

MADE BY: Commissioner Schrader

SECOND: Commissioner Markley

- a. Quasi-judicial proceedings were waived by the petitioner. Commissioner Markley disclosed a meeting with the petitioner's engineering firm regarding the project.
- b. Phil Waldron presented a staff report, with recommendation for approval.

ROLL CALL VOTE:

Commissioner Bassinger	-	AYE
Commissioner Schrader	-	AYE
Commissioner Vogel	-	AYE
Commissioner Markley	-	AYE
Mayor Anderson	-	AYE

4. Ordinance 04-2020: Darby Land Trust Future Land Use (1st Reading)

AN ORDINANCE OF THE CITY OF SAN ANTONIO, FLORIDA AMENDING THE FUTURE LAND USE MAP OF THE COMPREHENSIVE PLAN OF THE CITY OF SAN ANTONIO; CHANGING THE LAND USE OF PARCEL 35-24-20-0000-00500-0010, APPROXIMATELY FIVE ACRES, FROM AGRICULTURAL RESIDENTIAL (PASCO COUNTY LAND USE DESIGNATION) TO LOW DENSITY RESIDENTIAL; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

MOTION: ACCEPT FIRST READING OF ORDINANCE 04-2020

MADE BY: Commissioner Vogel

SECOND: Commissioner Schrader

- a. Quasi-judicial proceedings were waived by the petitioner. No members of the commission disclosed ex-parte communication regarding the project.
- b. Phil Waldron presented a staff report, with recommendation for approval.
- c. Extension of water service to the parcel would be discussed at a later point closer to development of the parcel.

ROLL CALL VOTE:

Commissioner Schrader	-	AYE
Commissioner Bassinger	-	AYE
Commissioner Vogel	-	AYE
Commissioner Markley	-	AYE
Mayor Anderson	-	AYE

B. PARKS AND RECREATION – COMMISSIONER BASSINGER (01:01:26):

1. The city park will remain closed to events, but bathrooms and playground equipment are open. Other municipalities and Pasco County are also keeping parks closed to events.
2. C.A.M. Unlimited removed two trees at the BBQ pit and the depot due to fall hazards.
3. Two faucets in the City Park bathrooms were replaced. Replacement of the fencing around the park would resume.
4. Public Works Director Israel Huron recommended replacing the remaining GFI's in the park in preparation for Christmas in the Park. Those putting up cards would be reminded to use LED lights for the event.
5. Mayor Anderson discussed charging for-profit entities for use of the park.

C. STREETS – COMMISSIONER SCHRADER (01:08:00):

1. Huron Concrete Finishing would begin replacing the Curley Street sidewalk.
2. Mayor Anderson addressed that Bobby Gude of Gude Paving recommended regrading and resodding the area that was not draining properly on Laurel Court.
3. The Pompano easement drawings from DC Johnson were still pending. The easement agreement would be drafted by Attorney Buhr.

D. WATERWORKS – COMMISSIONER MARKLEY (01:11:44):

1. A meeting with staff and FDOT would be held to discuss the Curley Street water line relocation. Staff and Commissioner Markley would also review electronic payments, pump maintenance contracts, water system master plan, a water tower or VFD, Rosewood repiping, and the Darby Road water delivery.
2. Annexation of the properties on Curley Street was suggested for exploration. Commissioner Markley suggested waiving the fees associated with the annexation process. A future land use amendment of the mobile home park was also discussed, if brought into city limits.

6. CLERK'S REPORT (01:16:19):

- A. Pricing estimates for the line relocation had not yet been received.

7. UNFINISHED BUSINESS (01:17:03):

- A. Water Clerk Will Plazewski spoke with Daniel Magro regarding a grant from DEO. The water department could not come up with a qualifying amount of projects for disaster mitigation. The commission recommended consulting with Daniel Magro about use of the

funds to designate the fire station as a disaster relief site, along with other disaster mitigation improvements to City Hall.

- B. Safety regulations and requirements for a prospective golf card ordinance would be considered once more information was received by Mayor Anderson.

8. NEW BUSINESS (01:25:58): NONE

9. ADDITIONAL COMMISSIONER COMMENTS (01:26:03): NONE

10. ANNOUNCEMENTS (01:26:09): NONE

11. ADJOURNMENT: Meeting adjourned at 8:57 PM.

Respectfully submitted,

Marissa Morales, Assistant to the City Clerk