



Regular City Commission Meeting Minutes November 4, 2019

Mayor Gib Coerper
Vice Mayor Dayna Miller
Commissioner Shirley Green Brown
Commissioner Gary Hardacre
Commissioner Robert Wilford

City Manager Adam Boukari
City Attorney Marian Rush

The City Commission will conduct a
Regular City Commission Meeting
At 6:00 PM
to address the item(s) below.

Meeting Date: November 4, 2019

Meeting Location: James A. Lewis Commission Chambers

CITIZENS PRESENT: Sandra Roberts, Rev. Debra Sermons, Eddie Sermons, Mary Lynn Zurich, Jean Bonds, Darryl Bonds, Charlotte Burgett, Terri Warrington, Tom Buchanan, Carol Buchanan, Anedda Robertson, Zechariah Laura, Roy Lang, John Grantham, Neil Boyle, Gerara Murphy, Eric Parker, Mark Enfinger, Loretta Enfinger, Ellen Boukari, Ben Boukari, Lisi Osborn, Bryan Boukari, Carlos Gonzalez.

STAFF ATTENDING: Rob Bonetti, Mike DaRoza, Joye Emerson, Adam Hall, Elliot Harris, Jesse Sandusky, Chad Scott, Justin Tabor, Rodolfo Valladares, LeAnne Williams, Cap Wilson, Kathy Winburn.

CITY COMMISSION MEETING

Notice given pursuant to Section 286.0105, Florida Statutes. In order to appeal any decision made at this meeting, you will need a verbatim record of the proceedings. It will be your responsibility to ensure such a record is made.

CALL TO ORDER

Led by Mayor Gib Coerper, with Shirley Green Brown absent.

INVOCATION

Led by Mr. Eddie Sermons, Paradise Community Church.

PLEDGE TO THE FLAG

Led by Mayor Coerper.

APPROVAL OF THE AGENDA

Commissioner Robert Wilford moved to approve the agenda; seconded by Commissioner Gary Hardacre.

Mayor Coerper opened the floor for comments.

There were no comments.

Passed by unanimous consent.

APPROVE READING OF PROPOSED ORDINANCES AND RESOLUTIONS BY TITLE ONLY

Commissioner Hardacre moved to approve the reading of proposed ordinances and resolutions by title only; seconded by Vice Mayor Dayna Miller.

Passed by unanimous consent.

I. SPECIAL PRESENTATIONS

A. Milton A. Lewis Young Marines Presentation

Assistant Deputy City Clerk LeAnne Williams introduced the presentation.

Unit Executive Officer Jamie Hill and Unit Commander Cary Hill provided the presentation. Master Gunnery Sergeant Abigail Islam and Master Gunnery Sergeant Talla Aasved provided information as to the activities of the unit.

City Manager Adam Boukari stated this was an example of young people doing great things.

Commissioner Wilford announced the Young Marines has a fundraising breakfast on the 4th Saturday of the month for \$5.00 at the VFW.

II. COMMENTS FROM CITIZENS ON SUBJECTS NOT ON THE AGENDA

Mayor Coerper opened the floor for comments.

Armon Lowery gave a presentation on the Census of 2020, asking the citizens to fill out the form when it arrives or fill it out online.

Trisha Roy announced she was running for County Commission District 3.

Chris Rhodes spoke about Alachua County's new tobacco ordinance and urged the Commission to opt out of the new law.

(Please Limit to 3 Minutes.Any citizen who is unable to speak at this time will have an opportunity to speak at the end of the meeting

III. COMMITTEE REPORTS/COMMITTEE APPOINTMENTS/CITY

ANNOUNCEMENTS

A. NCFRPC - National Association of Development Organization (NADO) Report

Commissioner Wilford presented the report.

IV. PUBLIC HEARINGS AND ORDINANCES

(Presentations, other than the applicant, please limit to **3 Minutes**)

- A. Briarwood Preliminary Plat: A request by Craig Rouhier, of Troon Development, LLC agent for Golden Pond Farms, Inc., property owner, for consideration of the Preliminary Plat for the Briarwood Subdivision, which proposes the subdivision of a ± 74.17 acre subject property into a total of 229 lots, with associated common areas and right-of-way. Tax Parcel Numbers 03044-011-001, 03044-011-002, 03044-011-003, and 03044-010-003 (Quasi-Judicial Hearing).

Having been sworn in, Planner Adam Hall introduced the item and provided the staff report.

Having been sworn in, Dave Glunt of Spruce Creek Civil Engineering provided an additional presentation.

Mayor Coerper asked the commissioners for questions or comments.

Mayor Coerper asked about road improvements.

Mr. Glunt stated he would bring concerns to the County during the application process.

City Attorney Marian Rush asked Mr. Glunt if he agreed with the six conditions to the project.

Mr. Glunt stated he agreed with five of the conditions. Regarding the sixth condition, he stated the applicant would like to add PVC as an allowable material for fencing.

City Attorney Rush stated PVC may be added, but not to remove the material of wood, as staff must review the change.

City Manager Boukari provided information regarding the zoning applicable to this property. He addressed concerns presented at the Planning and Zoning meeting and stated that accommodations are being made by the applicant of his own free will.

City Attorney Rush addressed the concerns regarding water runoff and the sizes of the lots along the back of the property.

Mayor Coerper pointed out the neighborhood meetings were started so that the neighboring developments could voice their concerns.

Vice Mayor Miller asked about the Alachua West Infrastructure Improvements project in relation to this project and what a PVC fence looks like.

Planner Hall provided the information.

City Manager Boukari provided additional information.

Vice Mayor Miller moved based upon the competent substantial evidence presented at this

hearing, the presentation before this Commission, and Staff's recommendation, this Board finds the application to be consistent with the City of Alachua Comprehensive Plan and in compliance with the Land Development Regulations and approves the Preliminary Plat for the Briarwood subdivision, subject to the six (6) conditions provided in the revised Exhibit "A" and on Page 19 of the Staff Report, with the amendment to include PVC as an optional building material for the fence; seconded by Commissioner Hardacre.

Mayor Coerper opened the floor for comments.

Citizens came forward to voice their concerns:

Bryan Boukari
Gerara Murphy
Mary Lynn Zurich
Neil Boyle
Mark Enfinger
Loretta Enfinger
Lisi Ozborn
Ellen Boukari
Darryl Bonds

City Manager Boukari, Planner Hall, City Attorney Rush and Mr. Glunt addressed the concerns.

City Manager Boukari read a letter into record from Frances Cherry.

Vice Mayor Miller asked about the height of the fence.

Commissioner Hardacre asked if Mr. Glunt could commit to an 8' fence.

Mr. Glunt stated the landscaping could more than cover this desire, and would not commit to an 8' fence.

Commissioner Wilford asked about the sinkholes and the gopher tortoises mentioned, as well as second entrance.

Planner Hall provided the information.

City Manger Boukari added to the comments.

City Attorney Rush informed the citizens of the Joint City/County meeting which occurs yearly, where they could come and voice their concerns regarding CR235A.

Passed 4-0 by roll call.

- B. Ordinance 20-02; First Reading: Site-Specific Amendment to the Official Zoning Atlas - A request by Clay Sweger, AICP, LEED AP, of EDA Engineers - Surveyors - Planners, Inc., applicant and agent for Property 441, LLC, property owner, to amend the Official Zoning Atlas from Agricultural ("A") (Alachua County) to Community Commercial ("CC") on a ±8.5 acre subject property. Consisting of a portion of Tax Parcel No. 05899-001-000 (Quasi-Judicial Hearing).

City Attorney Marian Rush read Ordinance 20-02 by title only.

Having been sworn in, Principal Planner Justin Tabor introduced the item and provided the staff report.

Mayor Coerper asked the commissioners for questions or comments.

Mayor Coerper and Commissioner Wilford asked for clarification regarding the map.

Principal Planner Tabor provided the information.

Clay Sweger of EDA provided more information.

Commissioner Hardacre moved based upon the competent substantial evidence presented at this hearing, the presentation before this Commission, and Staff's recommendation, this Commission finds the application for a Site-Specific Amendment to the Official Zoning Atlas for Property 441, LLC to be consistent with the City of Alachua Comprehensive Plan and in compliance with the Land Development Regulations and approves Ordinance 20-02 on first reading and schedules second and final reading for November 18, 2019; seconded by Vice Mayor Miller.

Mayor Coerper opened the floor for comments.

There were no comments.

Passed -0 by roll call.

V. AGENDA ITEMS

A. Interlocal Agreement with Alachua County Sheriff for Alachua County PSAP

Chief Chad Scott introduced the item and made recommendations.

Mayor Coerper asked the commissioners for questions or comments.

Commissioner Wilford asked for clarification.

City Manager Boukari provided the clarification.

Commissioner Wilford moved to authorize Mayor to execute agreement between Alachua County Sheriff and City of Alachua for Alachua County PSAP; seconded by Vice Mayor Miller.

Mayor Coerper opened the floor for comments.

There were no comments.

Passed 4-0 by roll call.

B. Legacy Park Multipurpose Field Lighting Authorization

Communications & Executive Project Manager Mike DaRoza introduced the item and made recommendations.

Mayor Coerper asked the commissioners for questions or comments.

Commissioner Hardacre asked about the lighting interfering with the amphitheater.

Communications & Executive Project Manager DaRoza and City Manager Boukari provided information.

Commissioner Hardacre moved to authorize the City Manager to enter into a contract with Musco Sports Lighting, LLC for lighting at the Legacy Park Multipurpose Fields in an amount not to exceed \$170,000; seconded by Commissioner Wilford.

Mayor Coerper opened the floor for comments.

There were no comments.

Passed 4-0 by roll call.

VI. COMMENTS FROM CITIZENS ON SUBJECTS NOT ON THE AGENDA

Mayor Coerper opened the floor for comments.

There were no comments.

(Please Limit to 3 Minutes.Any citizen who did not speak during the Citizen Comments period at the beginning of the meeting may do so at this time.)

VII. COMMENTS FROM CITY MANAGER AND CITY ATTORNEY

City Manager Boukari announced December 10, 2019, would be a Joint City Commission / Alachua County School Board Meeting at 5:00 P.M. He asked that any items the commissioners wished to discuss at the meeting be given to him. He informed the citizens that December 12, 2019, at 7:00 P.M. the City would be hosting The Nutcracker at the Legacy Park amphitheater, and it would be free of charge. He thanked the staff for the great job on the ribbon cutting for the amphitheater. He reminded the citizens that November 11, 2019, would be Veterans Day, and he thanked all of the veterans.

Commissioner Wilford asked about the fountain at Legacy Park.

City Manager Boukari stated it was being repaired.

City Attorney Rush stated she attended the ribbon cutting for the amphitheater and walked the facilities, and was impressed.

VIII. COMMISSION COMMENTS/DISCUSSION

Commissioner Wilford thanked everyone who attended the meeting. He stated he attended:

1. Community Redevelopment Stakeholders' meeting
2. Legacy Park Phase II ribbon cutting ceremony
3. After school walk from Mebane Middle School to the Hathcock Community Center
4. The Marine Corp League 990 Gator Detachment Marine Corp Ball

He reminded the citizens that November 11, 2019, was Veterans Day. He also announced November was Military Family Appreciation month.

Commissioner Hardacre thanked the citizens who came out to speak and for the productive meeting.

Vice Mayor Miller announced Tuesday, December 3, 2019, at 6:00 P.M. the Supervisor of Elections would be holding an event, "A Conversation with the Supervisor of Elections" where citizens could learn more about the

election cycle. She stated she attended the:

1. The Marine Corp League 990 Gator Detachment Marine Corp Ball
2. After school walk from Mebane Middle School to the Hathcock Community Center
3. Legacy Park Phase II ribbon cutting ceremony
4. Ethics training with the Alachua County League of Cities
5. The Blessing of the Badges at Dayspring Baptist Church
6. Meet and Greet brunch with County Commissioner Mary Helen Wheeler

She thanked those who supported the Brotherhood Ride at the Elks Lodge. She thanked the commissioners and staff who are Veterans.

Mayor Coerper wished everyone a happy Veterans Day. He went to an event held by Mebane Middle School as they thanked Alachua Police Department Chief Scott, High Springs City Manager Joel DeCoarsey, and High Springs Chief of Police Antoine Sheppard. He announced there would be a Golden Age WWII and Korean War Veterans Celebration Monday, November 11, 2019, 9:00 A.M. at the Alachua County Veterans Memorial Park.

ADJOURN

Commissioner Wilford moved to adjourn; seconded by Commissioner Hardacre.

Passed by unanimous consent.

CONSENT AGENDA

CONSENT AGENDA ITEMS

- A. October 21, 2019 City Commission Meeting Minutes

ATTEST:

CITY COMMISSION OF THE
CITY OF ALACHUA, FLORIDA

Adam Boukari, City Manager/Clerk

Gib Coerper, Mayor