

5:00 P.M. Council Photo Session (Individual and Group)

AGENDA
CITY OF LAKE CITY
City Council Regular Session
March 4, 2019
6:00 P.M. at City Hall

PLEDGE OF ALLEGIANCE

INVOCATION - Mayor Stephen Witt

1. **ROLL CALL**

2. **PROCLAMATIONS**

None

3. **MINUTES**

A. Regular Session-February 19, 2019

4. **APPROVAL OF AGENDA**

5. **APPROVAL OF CONSENT AGENDA**

None

6. **PRESENTATIONS**

7. **PERSONS WISHING TO ADDRESS COUNCIL**

8. **OLD BUSINESS**

None

9. **NEW BUSINESS**

A. **ORDINANCES:**

1. Ordinance No. 2019-2104 (first reading), if adopted, relates to amending the text of the City of Lake City Comprehensive Plan amending Policy I.1.2 of the Future Land Use Element changing the floor area ratio from 0.25 to 1.0 for the Commercial, General (CG), Commercial, Intensive

(CI), and Commercial, Highway Interchange (CHI) districts for special exceptions and permitted uses; repealing all ordinances in conflict and providing an effective date.

2. Ordinance No. 2019-2105 (first reading), if adopted, relates to amending the text of the City of Lake City Land Development Regulations amending Section 4.12.9 entitled Commercial, General (CG), maximum lot coverage by all buildings by increasing the floor ratio from 0.25 to 1.0; providing for amending section 4.13.9 entitled Commercial, Intensive (CI), maximum lot coverage by all buildings by increasing the floor area ratio from 0.25 to 1.0; providing for amending section 4.15.9 entitled Commercial, Highway Interchange (CHI), maximum lot coverage by all buildings by increasing the floor area ratio from 0.25 to 1.0; providing severability; repealing all ordinances in conflict; and providing an effective date.
3. Ordinance No. 2019-2106 (first reading), if adopted, amends the future land use classification from County Commercial, Highway Interchange to City Commercial of certain lands within the corporate limits of the City of Lake City. This property is owned by Frier Finance, Inc. and is located at 4181 US Highway 90.
4. Ordinance No. 2019-2112 (first reading), if adopted, relates to the rezoning of ten or more contiguous acres of land from County Commercial, Highway Interchange (CHI) to City Commercial Highway Interchange (CHI) of certain lands within the corporate limits of the City of Lake City. This property is owned by Frier Finance, Inc. and is located at 4181 US Highway 90.
5. Ordinance No. 2019-2107 (first reading), if adopted, amends the future land use classification from County Commercial, Highway Interchange to City Commercial of certain lands within the corporate limits of the City of Lake City. This property is owned by LJC-1031 LLC & JAW-1031 LLC & Jack Mott, Trustee of the Jack Mott Revocable Trust and is located on Lodge Ct.

6. Ordinance No. 2019-2113 (first reading), if adopted, relates to the rezoning of ten or more contiguous acres of land from County Commercial, Highway Interchange (CHI) to City Commercial Highway Interchange (CHI) of certain lands within the corporate limits of the City of Lake City. This property is owned by LJC-1031 LLC & JAW-1031 LLC & Jack Mott, Trustee of the Jack Mott Revocable Trust and is located on Lodge Ct.
7. Ordinance No. 2019-2108 (first reading), if adopted, amends the future land use classification from County Commercial to City Commercial of certain lands within the corporate limits of the City of Lake City. This property is owned by Notami Hospitals of FL, Inc., HCA and is located at 3140 Medical Center Lane and 3045 York Drive.
8. Ordinance No. 2019-2114 (first reading), if adopted, relates to the rezoning of ten or more contiguous acres of land from County Residential, Single-Family-2 (RSF-2), County Commercial, General (CG) and County Commercial, Intensive (CI) to City Commercial, Intensive (CI) of certain lands within the corporate limits of the City of Lake City. This property is owned by Notami Hospitals of FL, Inc., HCA and is located at 3140 Medical Center Lane and 3045 York Drive.
9. Ordinance No. 2019-2109 (first reading), if adopted, amends the future land use classification from County Commercial and County Residential, Low Density (less than or equal to 2 dwelling units per acre) to City Commercial of certain lands within the corporate limits of the City of Lake City. This property is owned by Lowe's Home Centers, Inc. and is located at 3463 Bascom Norris Drive.
10. Ordinance No. 2019-2115 (first reading), if adopted, relates to the rezoning of ten or more contiguous acres of land from County Residential, Single-Family-2 (RSF-2) to City Commercial, Intensive (CI) of certain lands within the corporate limits of the City of Lake City. This property is owned by Lowe's Home Centers, Inc. and is located at 3463 Bascom Norris Drive.

11. Ordinance No. 2019-2110 (first reading), if adopted, amends the future land use classification from County, Commercial to City Commercial of certain lands within the corporate limits of the City of Lake City. This property is owned by Inland Diversified Lake City Commons II, LLC and is located at 255 Commons Loop.
12. Ordinance No. 2019-2116 (first reading), if adopted, relates to the rezoning of ten or more contiguous acres of land from County Commercial, Intensive (CI) to City Commercial, Intensive (CI) of certain lands within the corporate limits of the City of Lake City. This property is owned by Inland Diversified Lake City Commons II, LLC and is located at 255 Commons Loop.
13. Ordinance No. 2019-2111 (first reading), if adopted, amends the future land use classification from County Commercial to City Commercial of certain lands within the corporate limits of the City of Lake City. This property is owned by Stafford L. Scaff, Jr. and is located off of 441 North next to Huddle House.
14. Ordinance No. 2019-2117 (first reading), if adopted, relates to the rezoning of ten or more contiguous acres of land from County Commercial, Intensive, (CI) to City Commercial, Intensive (CI) of certain lands within the corporate limits of the City of Lake City. This property is owned by Stafford L. Scaff, Jr. and is located off of 441 North next to Huddle House.

B. ADOPTION OF ORDINANCES:

1. Ordinance No. 2019-2104 (first reading)
2. Ordinance No. 2019-2105 (first reading)
3. Ordinance No. 2019-2106 (first reading)
4. Ordinance No. 2019-2112 (first reading)
5. Ordinance No. 2019-2107 (first reading)
6. Ordinance No. 2019-2113 (first reading)
7. Ordinance No. 2019-2108 (first reading)
8. Ordinance No. 2019-2114 (first reading)
9. Ordinance No. 2019-2109 (first reading)
10. Ordinance No. 2019-2115 (first reading)
11. Ordinance No. 2019-2110 (first reading)
12. Ordinance No. 2019-2116 (first reading)
13. Ordinance No. 2019-2111 (first reading)

14. Ordinance No. 2019-2117 (first reading)

C. RESOLUTIONS:

1. City Council Resolution No. 2019-021, if adopted, will authorize the City to enter into Change Order Number One to the contract between the City and Curt's Construction, Inc., relating to improvements to Wilson Park and furnishing and installing one Type P.8 Manhole, for an additional payment not-to-exceed \$5,986.30.
2. City Council Resolution No. 2019-022, if adopted, will authorize the City to enter into a continuing contract for the provision of professional services with Mittauer & Associates, Inc., a Florida Corporation, for engineering and consulting services; and terminating the continuing contract previously entered into and authorized by City Council Resolution No. 2011-107.
3. City Council Resolution No. 2019-023, if adopted, will authorize the City to enter into a continuing contract for the provision of professional services with Kimley-Horn and Associates, Inc., a Foreign Corporation, for engineering and consulting services.
4. City Council Resolution No. 2019-024, if adopted, will authorize the City to enter into a continuing contract for the provision of professional services with Jones Edmunds & Associates, Inc., a Florida Corporation, for engineering and consulting services; and terminating the continuing contract previously entered into and authorized by City Council Resolution No. 2014-008.
5. City Council Resolution No. 2019-025, if adopted, will authorize the City to enter into a continuing contract for the provision of professional services with Gmuer Engineering, LLC, a Florida Limited Liability Corporation, for engineering and consulting services.
6. City Council Resolution No. 2019-026, if adopted, will accept the bid of A.C. Schultes of Florida, Inc., in the amount of \$57,500.00 for

the replacement of existing equipment in water production well no. two at the Price Creek Water Treatment Plant and authorizes the City to enter into a contract with A.C. Schultes of Florida, Inc. for the completion of the project.

7. City Council Resolution No. 2019-027, if adopted, will authorize the City to enter into a LED Lighting Agreement with Florida Power & Light for the installation and modification of street lighting facilities owned by Florida Power & Light.
8. City Council Resolution No. 2019-029, if adopted, will authorize the City to subordinate its reversionary interest in real property owned by The Greater Lake City Community Development Corporation, Inc., a Florida Non-Profit Corporation, to the lien of Drummond Community Bank, in the principal amount of \$137,250.00, and authorizes the Mayor to execute a proper Subordination Agreement and deliver it to The Greater Lake City Community Development Corporation, Inc.
9. City Council Resolution No. 2019-030, if adopted, will authorize the City to enter into a contract with Florida Fill and Grading, Inc., in the amount of \$149,000.00 for completion of the Veterans Street Improvement Projects.

10. DEPARTMENTAL ADMINISTRATION

- A. Discussion regarding establishing a Housing Committee (Joe Helfenberger)
- B. Update on ADA Lawsuit regarding City Website (Joe Helfenberger)

11. COMMENTS BY COUNCIL MEMBERS

12. ADJOURNMENT