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**CITY OF TAVARES  
MINUTES OF REGULAR COUNCIL MEETING  
MARCH 3, 2010  
CITY COUNCIL CHAMBERS**

**COUNCILMEMBERS PRESENT**

**ABSENT**

Robert Wolfe, Mayor  
Lori Pfister, Vice Mayor  
Sandy Gamble, Councilmember  
Kirby Smith, Councilmember  
Bob Grenier, Councilmember

**STAFF PRESENT**

John Drury, City Administrator  
Bob Williams, City Attorney  
Nancy Barnett, City Clerk  
Lori Houghton, Finance Director  
Lori Tucker, Director of Human Resources  
Jacques Skutt, Director of Community Development  
Chief Richard Keith, Fire Department  
Lt. David Myers, Police Department  
Chris Thompson, Interim Public Works Director  
Tamera Rogers, Director of Community Services  
Brad Hayes, Director of Utilities

**CALL TO ORDER**

Mayor Wolfe called the meeting to order at 4:30 p.m.

**INVOCATION AND PLEDGE OF ALLEGIANCE**

Chaplain Carlos Colon, Tavares Fire Department, gave the invocation and those present recited the pledge of allegiance.

**APPROVAL OF AGENDA**

Mr. Drury recommended that Tab 4 be heard directly after Tab 2 (reverse Tab 3 and Tab 4).

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**MOTION**

**Sandy Gamble moved for approval of the Agenda with the changes as discussed to reverse Tab 3 and Tab 4, seconded by Bob Grenier. The motion carried unanimously, 5-0.**

**APPROVAL OF MINUTES**

**MOTION**

**Kirby Smith moved to approve the February 17, 2010 Regular City Council Meeting Minutes as submitted, seconded by Sandy Gamble. The motion carried unanimously, 5-0.**

**PROCLAMATIONS/PRESENTATIONS**

**Tab 2) New Seaplane Manufacturing Facility Relocating to Tavares**

Mr. Neron announced that Progressive Aerodyne, is relocating their facility to Tavares. He said the City has been working with Progressive Aerodyne for the past eighteen months in order to make this opportunity come to fruition. Progressive Aerodyne currently manufactures an experimental seaplane kit, SeaRey Seaplane, which is in the certification process with the American Society of Testing and Materials. Once the certification is complete then Progressive Aerodyne will begin manufacturing services at their new facility. Mr. Neron introduced members of the Progressive Aerodyne team in the audience; Mr. Kerry Richter, President, Paige Lynette, Operations Manager and Darrell Lynds, Acting General Manager.

Mr. Lynds said Progressive Aerodyne is delighted to be the first manufacturer coming to America's Seaplane City. He noted his appreciation for both the City of Tavares and Lake County for their proactive assistance. He said their seaplanes are exported to 40 countries throughout the world including new distributions to China and the Soviet Union.

Mr. Drury thanked Progressive Aerodyne for choosing Tavares. He also thanked Dottie Keedy, Lake County Economic Development Director, the Orlando Economic Development Council and Mr. Neron for their efforts in bringing high wage jobs and economic diversity to Tavares as well as keeping American manufacturing not only in the country but in the city.

1 Ms. Keedy said the county looks forward to continuing to work with Tavares to bring  
2 high wage jobs to Lake County and that this is part of a planned aviation cluster.

3  
4 **Tab 4) Utility Rates – Citizen Input**

5  
6 Mr. Bob Wybrow, Fox Run, made a presentation on behalf of 1145 full and part time  
7 residents who signed a petition as concerned utility ratepayers. He discussed various  
8 concerns regarding the rate study and methodology employed in Ordinance 2009-22  
9 and said that it is their hope that Council will reconsider and amend the ordinance in  
10 regards to vacation holds/base fee waivers. Mr. Wybrow provided an overview of a  
11 letter that he presented to the City which had been provided to each Councilmember  
12 prior to the meeting.

13  
14 Mayor Wolfe thanked Mr. Wybrow for his presentation and stated that the information  
15 will be taken into consideration during the budget process

16  
17 **Tab 3) Public Workshop to Identify Local Issues Addressed in the Evaluation &**  
18 **Appraisal Report for the City’s Comprehensive Plan**

19  
20 Mr. Skutt stated this is the second mandatory Public Workshop to identify local issues  
21 that will be addressed through the City’s Evaluation and Appraisal Report (EAR) for the  
22 Comprehensive Plan as well as to receive Council's approval for transmittal of the  
23 identified issues to DCA in order to receive a Letter of Understanding. By obtaining a  
24 Letter of Understanding the city limits the review of the Comprehensive Plan only to  
25 those issues that have been agreed upon. He said the Planning and Zoning Board  
26 recommended approval of the identified issues during a workshop held on February 19,  
27 2010 with minor modifications which have been made. He introduced the City's  
28 contracted EAR consultant, Andrej Anderson, Planning Design Group (PDG).

29  
30 Mr. Anderson said Planning Design Group was contracted to assist the city in the  
31 preparation of the EAR report and subsequent EAR based amendments. Mr. Anderson  
32 provided a PowerPoint presentation overview of the EAR Process. He asked Council to  
33 consider the recommendations for approval and/or modification of the seven major  
34 identified issues as follows;

- 35  
36 1. Future Land Use  
37 2. Annexation Policy  
38 3. Affordable Housing and Energy Efficiency  
39 4. Sustainable Economic Development in Support of Industries  
40 5. School Capacity

1       6. Infrastructure – Multi Modal Transportation

2       7. Infrastructure – Public Utilities

3  
4 Mr. Anderson asked for public input and confirmed that these are the identified issues  
5 that the city will review over the next several months.

6  
7 Mayor Wolfe asked for comments from the audience.

8  
9 Mr. Ted Wicks, Chair, Tavares Chamber of Commerce Legislative Economic and  
10 Development Review (LED) Committee noted committee members present in the  
11 audience; Orin Owen, G&T Conveyor, and Robert Speaks, former Mayor and  
12 Councilmember. He said the he attended the previously held focus meetings with the  
13 consultants and staff and that the Tavares Chamber of Commerce would like to  
14 encourage the City to emphasize the following issues;

- 15  
16       • Future Land Use Map – Identifying and developing flexibility within the FLUM that  
17       provides the ability to recognize business opportunities.  
18       • Economic Sustainability – Relieve the burden from the residential component  
19       and increase/create the job component.  
20       • Multi Modal Transportation Element

21  
22 Mr. Wicks thanked staff for their responsiveness to the Chamber of Commerce. Mr.  
23 Drury noted that each item presented by the Chamber is included in the seven identified  
24 items.

25  
26 Mayor Wolfe asked for comments from Council

27  
28 Councilmember Gamble said that he has expressed his opinion in Lake County School  
29 District Committee meetings that the city would like to see schools built closer to the  
30 Marion County lines so that the developers and city residents are relieved of some of  
31 the burden to provide services and additional school capacity.

32  
33 **MOTION**

34  
35 **Sandy Gamble moved to approve the seven recommendations as outlined [Future**  
36 **Land Use, Annexation Policy, Affordable Housing and Energy Efficiency,**  
37 **Sustainable Economic Development in Support of Industries, School Capacity,**  
38 **Infrastructure – Multi Modal Transportation, Infrastructure – Public Utilities] to**  
39 **DCA, seconded by Bob Grenier. The motion carried unanimously, 5-0.**

1 **SWEARING IN BY CITY ATTORNEY AND DISCLOSURE OF EXPARTE CONTACTS**

2  
3 Attorney Williams stated there are no quasi judicial before Council for consideration.  
4

5 **READING OF ALL ORDINANCES/RESOLUTIONS INTO THE RECORD**

6  
7 Ms. Barnett read the following ordinances/resolutions into the record by title only:  
8

9 **ORDINANCE 2010-03**

10  
11 **AN ORDINANCE OF THE CITY OF TAVARES, FLORIDA AMENDING**  
12 **THE LAND DEVELOPMENT REGULATIONS BY AMENDING**  
13 **CHAPTER 21, ENTITLED “SIGN REGULATIONS”; REMOVING**  
14 **RESTRICTIONS ON GROUND SIGNS IN THE COMMERCIAL**  
15 **DOWNTOWN AND MISSED USE DISTRICT, ALLOWING FOR AN**  
16 **INCREASED NUMBER OF FREE STANDING DIRECTORY SIGNS**  
17 **WITHIN AN INDUSTRIAL PARK, OFFICE PARKS, COMPLEXES AND**  
18 **PLANNED UNIT DEVELOPMENTS; AND ALLOWING FOR OTHER**  
19 **CHANGES AS OUTLINED WITHIN EXHIBIT “A”; SUBJECT TO THE**  
20 **RULES, REGULATIONS AND OBLIGATIONS ORDAINED BY THE**  
21 **CITY OF TAVARES COUNCIL; PROVIDING AN EFFECTIVE DATE.**  
22

23 Mayor Wolfe noted the first reading for all ordinances are read into the record for first  
24 reading, and discussion is withheld until the second reading. The second reading for  
25 Ordinance 2010-03 is scheduled for March 17, 2010.  
26

27 **CONSENT AGENDA**

28  
29 Mayor Wolfe asked if Council would like to pull any items on the Consent Agenda for  
30 discussion.  
31

32 Mayor Wolfe asked if anyone in the audience would like to speak on any items on the  
33 Consent Agenda.  
34

35 **MOTION**

36  
37 **Lori Pfister moved for approval of the Consent Agenda [Tab 5) Proposal for**  
38 **Grading Plan Design and Stormwater Permitting Services for Woodlea Sports**  
39 **Complex; Tab 6) Approval of Temporary Utility Easement for Unnamed Alleyway –**  
40 **Block 39], seconded by Sandy Gamble. The motion carried unanimously, 5-0.**

1  
2 **ORDINANCES/RESOLUTIONS – PUBLIC HEARING**

3  
4 **Tab 7) Ordinance 2010-03 – Amendment to Land Development Regulations – Sign**  
5 **Regulations – First Reading**

6  
7 No discussion.

8  
9 **GENERAL GOVERNMENT**

10  
11 **Tab 8) Fiscal Year 2011 – Broad Budget Goals**

12  
13 Mr. Drury provided an overview of the four city enterprises and capital program (General  
14 Fund, Water/Wastewater, Storm Water, Solid Waste Collection/Disposal, and Capital  
15 Program) and asked for Council’s broad budget goals in order to begin preparation for  
16 the upcoming budget process. He noted cuts made the previous year (employee  
17 furlough program, increased healthcare costs and contributions, reduced workforce,  
18 elimination of community grants) and said the Lake County property appraiser is  
19 estimating an 11.5% decrease in property values which equates to a \$580,329.00 deficit  
20 in city tax revenues. He discussed different millage figures and associated budgetary  
21 effects. He provided several ranges of broad budget goals for Council’s consideration  
22 to address the projected deficit.

23  
24 Mr. Drury said he is available for questions.

25  
26 Councilmember Smith inquired about any impacts to the city and budgeting process if  
27 the agenda item is tabled to the next city council meeting to allow further review of the  
28 information that has been provided. Mr. Drury said a two week delay would still allow  
29 sufficient time for the budget process.

30  
31 Councilmember Grenier said he is agreeable to tabling the agenda item to the next  
32 meeting and stated his support to continue to follow the Downtown Redevelopment  
33 Master Plan in regards to the capital programs.

34  
35 Vice Mayor Pfister said that she is in support of tabling the agenda item. Ms. Pfister  
36 said she would like to give the employees something back but not at the tax payer  
37 expense; she does not want the citizens to have to pay any more monies.

38  
39 **MOTION**  
40

1 **Kirby Smith moved to table Tab 8 (Fiscal Year 2011 – Broad Budget Goals) until**  
2 **the March 17, 2010 City Council Meeting, seconded by Sandy Gamble. The**  
3 **motion carried unanimously, 5-0.**

4  
5 **OLD BUSINESS**

6  
7 **Tab 9) Operation Plan for Seaplane Marina**

8  
9 Mr. Neron said that during the February 17, 2010 Council discussed proposals from  
10 Tampa based Leading Edge Aviation Services, inc. and Tavares based Air Se and  
11 Promotions, LLC to operate the new Seaplane Base/Marina at Wooton Park. After  
12 discussion, Council requested that City staff prepare for Council consideration a  
13 proposed Business Plan for the City to operate the Seaplane Base/Marina.

14  
15 Mr. Drury said staff is available for questions.

16  
17 Mayor Wolfe asked for comments from Council.

18  
19 Councilmember Smith said the city's business plan is understandable and well laid out  
20 and commended staff for their efforts.

21  
22 Mayor Wolfe asked for comments from the audience.

23  
24 Mr. Van Choquim, Unincorporated Tavares, stated that he was previously an auditor for  
25 the county of Los Angeles and in charge of 600 concession audits including Marina Del  
26 Rey. He said that he has confidence in the existing management and recommended a  
27 marketing approach. He said any outside vendor cash operations would need to be  
28 monitored and detailed contracts would need to be in place.

29  
30 Mr. Drury said that most airports are controlled by airport authorities and government  
31 enterprises and that the city's proposed business plan has followed those models. He  
32 said the city has chosen to go with a straight flat fee for all subcontracting. Mr. Drury  
33 said the city plans to privatize as many services as possible that can be provided by the  
34 private sector such as boat rentals, canoe rentals, flight training, and aircraft scenic tour  
35 operations.

36  
37 Ms. Denise Laratta, Royal Harbor, said it would be helpful to the public to include a  
38 presentation with more details in matters such as the business plan and noted her  
39 concern for the need to hire additional staff. She noted that she received any

1 information on the business plan through a newspaper article. Mr. Neron noted the  
2 business plan is a public record.

3  
4 Mayor Wolfe asked for comments from Council.

5  
6 Councilmember Gamble asked if the newspaper article included information regarding  
7 the start of costs for the city business plan. Mr. Drury said the article did not include  
8 that level of detail and noted that the executive summary includes a six month plan with  
9 a startup budget that includes a loan in the amount of \$152,345.00 from the CRA TIFT  
10 funds at a rate of .5% interest. He said the intent is for the operation to become self  
11 funded.

12  
13 Vice Mayor Pfister said she is impressed, excited and confident in the City's ability to  
14 handle the venture.

15  
16 Councilmember Grenier said it has always been his assumption that the city and  
17 citizens of Tavares would maintain control of Wooton Park.

18  
19 Mayor Wolfe stated his support for the city to run the operation while privatizing as  
20 much as possible.

21  
22 **MOTION**

23  
24 **Lori Pfister moved to approve Option #2 (approve the Business Plan presented by**  
25 **City Staff for the City to operate the Seaplane Base/Marina as outlined in the**  
26 **Business Plan), seconded by Kirby Smith. The motion carried unanimously, 5-0.**

27  
28 **NEW BUSINESS**

29  
30 None.

31  
32 **AUDIENCE TO BE HEARD**

33  
34 Mr. Jerry Wosika, Tavares, stated his concern regarding the monies spent by the City  
35 on the Seaplane Base Marina because he believes there are insufficient business and  
36 activity in the downtown. He suggested the grand opening be postponed a year.

37  
38 Mr. Drury noted approximately 25 new businesses have opened in downtown Tavares  
39 within the past three years during the toughest economic times, which includes more  
40 diverse businesses than the city has seen in the last ten years. He said when a city

1 invests in itself then others invest in the city. He discussed the investment made by the  
2 stakeholders and citizens over the past four years by the Visioning and Master Plan  
3 process.  
4

5 Ms. Denise Laratta said the City has done wonderful things over the past few years to  
6 gain momentum to become better in the future. She commended Council for making  
7 those hard decisions needed to make it happen.  
8

9 **Tab 10) City Administrator Report**

- 10
- 11 • Mr. Drury noted the LSMPO meeting is having a Public Involvement Workshop  
12 on March 24, 2010 at 2:00 p.m.  
13
  - 14 • Ms. Tucker noted that Ibini Terra will be held Saturday, March 13, at Tavares  
15 Recreation Park from 8:30 to 11:00. She said at the conclusion of the cleanup  
16 everyone will then meet at Hickory Point.  
17
  - 18 • Mr. Neron announced a new antique mall will be opening next door to City Hall  
19 on April 1, 2010.  
20
  - 21 • Ms. Rogers said the Babe Ruth Baseball opening day will be held at Fred Stover  
22 Field on Saturday, March 6, 2010 at 10:00 a.m. She said the new logo will  
23 painted on the fields and the Lake County Sheriff's Office will video the  
24 ceremony. She thanked Council for their support.  
25
  - 26 • Ms. Houghton said the second annual Reverse Vendor Trade Show will be held  
27 at the Leesburg Community Center on March 19, 2010 from 9:00 a.m. to 2:00  
28 p.m. She said this event provides an opportunity for the local business  
29 community to meet their local government purchasing officers so they can learn  
30 how to bid on city/government projects.  
31

32

33 **Tab 11) City Council Reports**

34

35

36 **Vice Mayor Pfister**

- 37
- 38 • Vice Mayor Pfister said Restless Heart and Little Texas and twenty lucky people  
39 will have a meet and greet with the bands. She said more details will follow.

- 1       • Vice Mayor Pfister noted her daughter is being deployed to Iraq and will be  
2       attending Tiger Day at her base prior to her troop's departure.  
3

4       **Councilmember Gamble**  
5

- 6       • Councilmember Gamble said he will be in a dunk tank at 2:30 during the Babe  
7       Ruth opening ceremony.  
8

9       **Councilmember Grenier**  
10

- 11       • Councilmember Grenier noted that Boy Scout Troop #43 is in attendance.  
12       • Councilmember Grenier noted Florida became a state on March 3, 1845.  
13

14       **Councilmember Smith**  
15

- 16       • Councilmember Smith said he was aware that work was being conducted on the  
17       marina throughout the weekend and believes the city will be ready for the grand  
18       opening.  
19

20       **Mayor Wolfe**  
21

- 22       • Mayor Wolfe thanked Boy Scout Troop #43 for attending the meeting.  
23       • Mayor Wolfe said he is attending the Babe Ruth opening ceremonies and will be  
24       in the dunk tank 11:30-12:30.  
25

26       **Adjournment**  
27

28       There was no further business and the meeting was adjourned at 6:26 p.m.  
29

30       Respectfully submitted,  
31  
32  
33  
34

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35       Susie Novack, C.M.C.  
36       Deputy City Clerk