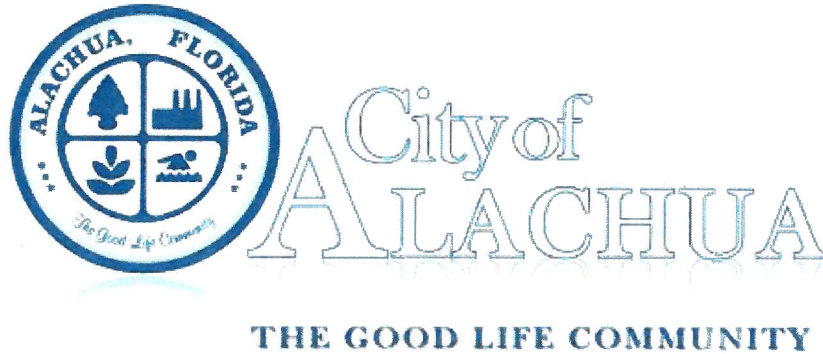




**Regular City Commission Meeting
Minutes
January 11, 2021**

Mayor Gib Coerper

Vice Mayor Robert Wilford

Commissioner Shirley Green Brown

Commissioner Gary Hardacre

Commissioner Dayna Miller

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: January 11, 2021

Meeting Location: James A Lewis Commission Chambers

CITIZENS PRESENT: William Smith, Julie Smith, Ayesha Solomon. STAFF ATTENDING: Robert Bonetti, Mike DaRoza, Adam Hall, Kamal Latham, Ashley McGraw, Jesse Sandusky, Justin Tabor, Rodolfo Valladares, LeAnne Williams, Cap Wilson.

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 Vice Mayor Robert Wilford, with Mayor Gib Coerper absent.

INVOCATION

A moment of silence was observed.
Invocation led by Pastor Jaime Zelaya.

PLEDGE TO THE FLAG

Led by Vice Mayor Wilford.

APPROVAL OF THE AGENDA

Commissioner Gary Hardacre moved to approve the agenda; seconded by Commissioner Shirley Green Brown.

Vice Mayor Wilford opened the floor for comments.

There were no comments.

Passed by unanimous consent.

APPROVE READING OF PROPOSED ORDINANCES AND RESOLUTIONS BY TITLE ONLY

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

Passed by unanimous consent.

I. SPECIAL PRESENTATIONS

A. Certificate of Achievement for Excellence in Financial Reporting

City Manager Adam Boukari provided the presentation.

Vice Mayor Wilford presented the Certificate of Achievement to Finance and Administrative Services Director Robert Bonetti.

Finance and Administrative Services Director Bonetti commended the entire City Staff for adhering to fiscally prudent standards, and he stated this was the tenth year in a row that the City had received the award.

Commissioner Brown thanked Finance and Administrative Services Director Bonetti for his commitment.

Vice Mayor Wilford thanked Finance and Administrative Services Director Bonetti for his leadership.

II. 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 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

IV. PUBLIC HEARINGS AND ORDINANCES

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

- A. Ordinance 21-01; First Reading: Comprehensive Plan Text Amendment - A request by Clay Sweger, AICP, LEED AP, of EDA Consultants, Inc., applicant and agent for Tara Forest, LLC, to amend the City of Alachua Comprehensive Plan by creating a new Policy 1.3.h of the Future Land Use Element (Legislative Hearing).

Assistant Deputy City Clerk LeAnne Williams swore in all who intended to speak for Ordinances 21-01, 21-02, and 21-02, as they were related.

Principal Planner Justin Tabor introduced the item and provided the staff report.

Clay Sweger, AICP, LEED AP, Director of Planning, EDA, made an additional presentation.

Vice Mayor Wilford asked the commissioners for questions or comments.

Commissioner Miller asked for clarification regarding the map.

Mr. Sweger provided the clarification.

Commissioner Miller asked for a definition for Community Commercial.

Planner Tabor stated the main characteristic was the auto uses.

Commissioner Miller stated she was pleased to hear that any development that comes would require a traffic study.

Vice Mayor Wilford agreed that traffic was a concern.

City Attorney Marian Rush read Ordinance 21-01 by title only.

Commissioner Hardacre moved to approve Ordinance 21-01 on first reading; and, authorize City Staff to transmit the proposed Comprehensive Plan Text Amendment to the Florida Department of Economic Opportunity under the Expedited State Review Process; seconded by Commissioner Miller.

Vice Mayor Wilford opened the floor for comments.

There were no comments.

Passed 4-0 by roll call.

- B. Ordinance 21-02; First Reading: Large Scale Comprehensive Plan Amendment (LSCPA) - A request by Clay Sweger, AICP, LEED AP, of EDA Consultants, Inc., applicant and agent for Tara Forest, LLC, property owner, for consideration of a LSCPA to amend the Future Land Use Map (FLUM) on a ±17.29 acre portion of a ±58.32 acre parcel from Recreation to Conservation on ±6.79 acres and from Recreation to Commercial on ±10.50 acres. Tax Parcel Number 03020-000-000 (Legislative Hearing).

City Attorney Rush read Ordinance 21-02 by title only.

Vice Mayor Wilford asked the commissioners for questions or comments.

There were no questions or comments.

Commissioner Brown moved to approve Ordinance 21-02 on first reading; and, authorize City Staff to transmit the proposed Large-Scale Comprehensive Plan Amendment to the Florida Department of Economic Opportunity under the Expedited State Review Process; seconded by Commissioner Miller.

Vice Mayor Wilford opened the floor for comments.

There were no comments.

Passed 4-0 by roll call.

- C. Ordinance 21-03; First Reading: Site-Specific Amendment to the Official Zoning Atlas (Rezoning): - A request by Clay Sweger, AICP, LEED AP, of EDA Consultants, Inc., applicant and agent for Tara Forest, LLC, property owner, for consideration of a Rezoning to amend the Official Zoning Atlas on a ± 17.29 acre portion of a ± 58.32 acre parcel from Agricultural (A) to Conservation on ± 6.79 acres and from Agricultural (A) to Community Commercial (CC) on ± 10.50 acres. Tax Parcel Number 03020-000-000 (Quasi-Judicial Hearing).

City Attorney Rush read Ordinance 21-03 by title only.

Vice Mayor Wilford asked the commissioners for questions or comments.

There were no questions or comments.

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 submitted by EDA Consultants, Inc. on behalf of Tara Forest, LLC to be consistent with the City of Alachua Comprehensive Plan and in compliance with the Land Development Regulations and approves Ordinance 21-03 on first reading; seconded by Commissioner Brown.

Vice Mayor Wilford opened the floor for comments.

There were no comments.

Passed 4-0 by roll call.

- D. Ordinance 21-04; First Reading: Small Scale Comprehensive Plan Amendment: A request by Karl Spain, of Dae Jung Kim LLC., applicant and agent for Edmund Johnston, property owner, to amend the Future Land Use Map (FLUM) from Agricultural to Medium Density Residential on a ± 2.88 acre subject property. Tax Parcel Number 03210-008-000 (Legislative Hearing).

Assistant Deputy City Clerk Williams swore in all who intended to speak for Ordinances 21-04 and 21-05, as they were related.

Planner Adam Hall introduced the item and provided the staff report.

Anna Carter, Staff Assistant to Karl Spain, came forward to answer questions.

Vice Mayor Wilford asked the commissioners for questions or comments.

Commissioner Brown asked if those who came to the neighborhood meeting had questions or concerns.

Ms. Carter stated the concerns presented were about traffic and renters-verses-owners. She stated all concerns were alleviated.

Commissioner Miller clarified these items were concerning the zoning of the property, not development.

Planner Hall affirmed this.

Commissioner Miller asked about traffic.

Planner Hall provided the information.

Vice Mayor Wilford asked where the entrance would be located.

Planner Hall provided the information.

City Attorney Rush read Ordinance 21-04 by title only.

Commissioner Hardacre commented on the traffic.

Commissioner Hardacre moved based upon the presentation before this Commission and Staff's recommendation, this Commission finds the application for a Small Scale Comprehensive Plan Amendment submitted by Dae Jung Kim LLC on behalf of Edmund Johnston to be consistent with the City of Alachua Comprehensive Plan and approves Ordinance Number 21-04 on first reading; seconded by Commissioner Miller.

Vice Mayor Wilford opened the floor for comments.

William Smith stated the residents do not want 125th St. to be opened up to 150th St., as this street had foot traffic to the store.

Vice Mayor Wilford told Mr. Smith to bring these concerns to the Planning and Zoning Board, as development was brought to the board.

Passed 4-0 by roll call.

- E. Ordinance 21-05; First Reading: Site-Specific Amendment to the Official Zoning Atlas: A request by Karl Spain, of Dae Jung Kim, LLC, applicant and agent for Edmund Johnston, property owner, to amend the Official Zoning Atlas from Agricultural to Residential Single Family - 6 (RSF-6) on a ±2.88 acre subject property. Tax Parcel Number 03210-008-000 (Quasi-Judicial Hearing).

City Attorney Rush read Ordinance 21-05 by title only.

Vice Mayor Wilford asked the commissioners for questions or comments.

There were no questions or comments.

Commissioner Brown 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 submitted by Dae Jung Kim LLC on behalf of Edmund Johnston to be consistent with the City of Alachua Comprehensive Plan and in compliance with the Land Development Regulations and approves Ordinance 21-05 on first reading; seconded by Commissioner Miller.

Vice Mayor Wilford opened the floor for comments.

There were no comments.

Passed 4-0 by roll call.

V. AGENDA ITEMS

- A. Resolution 21-05: Maintaining Fiscal Policies to be Utilized in Financial Monitoring and Reporting; Providing for Severability; Providing an Effective Date

City Attorney Rush read Resolution 20-05 by title only.

Finance and Administrative Services Director Bonetti introduced the item and provided the staff report.

Vice Mayor Wilford asked the commissioners for questions or comments.

Commissioner Miller asked how often this gets changed.

Finance and Administrative Services Director Bonetti provided the information.

Commissioner Hardacre moved to adopt Resolution 21-05; seconded by Commissioner Brown.

Vice Mayor Wilford opened the floor for comments.

There were no comments.

Passed 4-0 by roll call.

- B. Interlocal Agreement with Alachua County Property Appraiser for Services in Alachua

Assistant City Manager Kamal Latham introduced the item and made recommendations.

Alachua County Property Appraiser Ayesha Solomon provided more information.

Vice Mayor Wilford asked the commissioners for questions or comments.

The Commission congratulated Ms. Solomon and thanked her for joining the City on this initiative.

Vice Mayor Wilford asked for clarification regarding insurance.

Assistant City Manager Latham provided the information.

Commissioner Brown moved to approve the Interlocal Agreement between the City of Alachua and the Alachua County Property Appraiser Regarding Property Appraiser Services in Alachua; seconded by Commissioner Miller.

Vice Mayor Wilford 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

Vice Mayor Wilford opened the floor for comments.

Robert Sharp shared his concerns regarding the condition of his neighborhood.

(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 addressed Mr. Sharp's concerns. He gave an update on COVID-19 vaccines. He announced the Martin Luther King, Jr. Day Celebration would be held Monday, January 18, 2021.

City Attorney Rush congratulated Finance and Administrative Services Director Bonetti for the award and Alachua County Property Appraiser Solomon on her election.

VIII. COMMISSION COMMENTS/DISCUSSION

Commissioner Brown thanked Pastor Zelaya for the invocation. She gave an update from the Elder Options Board. She commended Megan Walls, Chair of the Youth Advisory Council (YAC), for running an efficient meeting on December 17, 2020. She gave an update on the YAC. She encouraged everyone to wear masks, social distance and wash hands.

Commissioner Miller stated in the January issue of Florida Trend, in the annual economic edition, under Alachua County, only one item was listed: San Felasco Tech City. She spoke of the events in Washington, D.C.

Vice Mayor Wilford thanked those who attended the meeting. He thanked Pastor Zelaya for the invocation. He announced the Salvation Army's Red Kettle Bell Ringer fundraising campaign raised \$11,910.98. He thanked Publix of Alachua for allowing the Bell Ringers to stand outside their store, and Gary Kocher for his leadership in this project. He stated he attended the swearing in of Alachua County's public officials and the CDS Family monthly board meeting. He congratulated Q'Amari Jackson and Evalee Sapp, as they were selected as Citizens of the Month by the Gainesville Sun. He congratulated Jalyn Stout, Rylie Tam and Faythe Marquis for being selected for the All-Area Volleyball team and Coach Hank Rone of Newberry, who was selected as Coach of the Year. He encouraged Chief Chad Scott, as he and his officers protect the City.

ADJOURN

Commissioner Hardacre moved to adjourn; seconded by Commissioner Miller.

Passed by unanimous consent.

CONSENT AGENDA

CONSENT AGENDA ITEMS

ATTEST:



Adam Boukari, City Manager/Clerk

CITY COMMISSION OF THE
CITY OF ALACHUA, FLORIDA



Gib Coerper, Mayor