

COMMISSION MEETING MINUTES

JANUARY 17th, 2023

7:30 P.M.

PRESENT:

Mayor: Mark Anderson
Mayor Pro Tempore: John Vogel II
Commissioners: Alison Cagle
Maximilian D’Water
Sarah Schrader

City Attorney: Gerald T. Buhr

City Clerk: Marissa Morales
Asst. to City Clerk: Julia Fresne
Water Clerk: Will Plazewski
Public Works Director: Scott Morrow

MINUTES PREPARED BY: Julia Fresne

OPENING CEREMONIES: Mayor Anderson led the invocation followed by the Pledge of Allegiance.

- 1. **CONSENT AGENDA:** Includes minutes for December 20th Commission Meeting; General Fund and Water Fund disbursements for December 2022.

DISBURSEMENTS AND DEPOSITS:

<i>December 2022</i>	<u>Disbursements</u>	<u>Deposits</u>
General Fund	\$ 69,710.78	\$ 278,204.26
Water Fund	\$ 17,437.88	\$ 28,860.22

MOTION: ACCEPT THE CONSENT AGENDA

MADE BY: Commissioner D’Water

SECOND: Commissioner Schrader

ROLL CALL VOTE: Commissioner Vogel - AYE
Commissioner Cagle - AYE
Commissioner D’Water - AYE
Commissioner Schrader - AYE
Mayor Anderson - AYE

2. PUBLIC COMMENT:

- A. Sean Fitzgerald, 33204 Azela Ridge Dr., coaches a U8 baseball team and would like to know if his team can practice at City Park. Commissioner Cagle asked that he send her the details via email so they can schedule a time to meet and discuss this. City Attorney Buhr advised to request insurance with indemnity to the city.

3. MAYOR’S REPORT: NONE

4. ATTORNEY’S REPORT: NONE

5. COMMISSIONER REPORTS

A. BUILDING AND ZONING – COMMISSIONER VOGEL:

1. Building permit activity for December was tallied at \$693,503.99 with one Single Family Residence in Al-Mar.
2. Commissioner Vogel advised that the Hopkins PUD would be presented next month.

B. PARKS AND RECREATION – COMMISSIONER CAGLE:

1. Mayor Anderson advised that there are people jumping over the barrier at Lake Park to use the dock for fishing despite the dock being temporarily closed. He asked that Public Works extend the barrier and that staff notify the deputy.
2. Commissioner Cagle presented a quote from A&G Electrical to install new power panels at the Lake Park pavilion building. Public Works Director Morrow advised water was coming out of the conduit and the contractor would redo the main fee to the building. Commissioner Schrader asked if this was the only bid and Mr. Morrow advised that this was the only contractor which contacted him back for a quote.

MOTION: ACCEPT THE \$12,695 BID FROM A&G ELECTRICAL

MADE BY: Commissioner Cagle

SECOND: Commissioner Vogel

ROLL CALL VOTE:	Commissioner Vogel	-	AYE
	Commissioner Cagle	-	AYE
	Commissioner D'Water	-	AYE
	Commissioner Schrader	-	AYE
	Mayor Anderson	-	AYE

3. Commissioner Cagle presented a quote from A&G Electrical to provide lighting by the racquetball court. Mayor Anderson asked whether the Day-Z mural would be lit up and Mr. Morrow advised that it would be.

MOTION: ACCEPT THE \$2,140 BID FROM A&G ELECTRICAL

MADE BY: Commissioner Cagle

SECOND: Commissioner D'Water

ROLL CALL VOTE:	Commissioner Vogel	-	AYE
	Commissioner Cagle	-	AYE
	Commissioner D'Water	-	AYE
	Commissioner Schrader	-	AYE
	Mayor Anderson	-	AYE

4. Commissioner Cagle presented a quote from Storch's Tree Service to remove an oak tree at City Park. Public Works Director Morrow advised that Commissioner Vogel, who is an arborist, checked all of the oak trees in the city and noticed the grandfather oak tree at City Park had several dead spots and needed to be removed to prevent falling onto power lines.
 - a. Mayor Anderson asked whether other quotes were obtained, and Commissioner Vogel advised it was a good price and needed to come out as soon as possible for safety.
 - b. Commissioner Cagle thanked Commissioner Vogel for providing arborist services for free to the city.

MOTION: APPROVE \$3,000 QUOTE FROM STORCH'S TREE SERVICE

MADE BY: Commissioner Cagle

SECOND: Commissioner Schrader

ROLL CALL VOTE:	Commissioner Vogel	-	AYE
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Commissioner Cagle	-	AYE
Commissioner D'Water	-	AYE
Commissioner Schrader	-	AYE
Mayor Anderson	-	AYE

5. Commissioner Cagle would like to get public opinion on potential new park amenities. There is a survey posted on the city website where residents can go provide input. Commissioner Cagle advised it would be advertised for a month. Commissioner Schrader asked whether a paper option would be available at City Hall and City Clerk Morales advised it would be.

C. STREETS – COMMISSIONER SCHRADER:

1. Commissioner Schrader advised that curbing would begin on Pompanic Street.
 - a. Don Kandalec, 32905 Dunne Rd., voiced his concern over the increase of traffic circulation once the road reopens and asked if the city could notify law enforcement when reopening the road to monitor speeding. Commissioner Schrader advised that the city could do so for Pompanic Street but not Dunne Road since it is county-owned.

D. WATERWORKS – COMMISSIONER D'WATER:

1. Mayor Anderson advised that the new Florida Rural Water Association report was sent late in the afternoon and he had not been able to look at it therefore was asking to delay voting on a new water rate until commissioners had time to review it. Mayor Anderson asked to do a first reading at the February commission meeting and schedule a second reading at a meeting in March. City Attorney Buhr reminded the commission of the need to notice the meetings on the water bills. The commission discussed when to schedule a Special Meeting.

MOTION: HOLD A SPECIAL MEETING ON MARCH 10th, 2023, AT 6:00 PM

MADE BY: Commissioner Schrader

SECOND: Commissioner D'Water

ROLL CALL VOTE:

Commissioner Vogel	-	AYE
Commissioner Cagle	-	AYE
Commissioner D'Water	-	AYE
Commissioner Schrader	-	AYE
Mayor Anderson	-	AYE

2. Commissioner D'Water advised a leak occurred on Palm Street on January 6th. Public Works staff was able to contain the leak and restore water by 8 PM that day and make additional repairs. Commissioner D'Water recognized Public Works staff for their efforts and thanked the residents who reported the leak.
3. Robby Armstrong, 13095 Summerfield Way, asked for a follow up on findings following the water workshop and asked whether the city looked at profit and loss monthly. Commissioner D'Water advised that if the rates remained as they currently are the Water fund would have to use reserves which includes CDs and all cash in the checking account but would not yet be depleted as originally projected, however, with a recommended rate increase the city would not have to dip into reserves the following fiscal year. Commissioner Schrader advised that the accountant is a few months behind on reconciliation and City Clerk Morales advised that there was a change of accounting staff which caused some delays. Mr. Armstrong asked how far back the profit and loss statements are backed up and City Clerk Morales advised since August of 2022. Mr. Armstrong requested that the commission not vote on a water rate increase until actual numbers were available and reviewed.

4. Roy Pierce stated that FRWA had changed their recommendations four times in seven months. Mr. Pierce advised that Florida Statutes and City code requires the city to post the proposed water rates which the city has not done. Mr. Pierce states that it is not fair to charge a customer based on their meter size or usage and asked that the commission not vote on the increase until the rate structure is changed.
5. Mark Richter, 13052 Summerfield Way, understands that infrastructure must be upgraded and asked whether the commission had asked for help from the county, state, or federal government to defray costs from customers. City Attorney Buhr advised that he had investigated this for other cities he represents, and this is not likely.
6. BJ Jarvis, 32348 Laurel Ct., asked whether the rate structure was designed as an inclining structure and was advised yes. Mrs. Jarvis encouraged the commission to use this rate structure as a means for conservation and advised that Southwest Florida Water Management District had software which the city could use for a rate study.
7. Nilda Colon, 12045 Joe Herrmann Dr., expressed her support for a water increase but would like to see cleaner water. Mrs. Colon advised that she paid \$5,600 for a water filter and the water still looks dirty. City Attorney Buhr advised that the chemicals in Florida have a lot of calcium which is acidic and has an effect on the pipes. Mrs. Colon said it is not just rust but it is dirty. Attorney Buhr advised the water is clean and safe to drink and although there are ways to treat the water to make it softer and clearer, but it is very costly and would be considered in a water rate increase if residents wanted that. Mayor Anderson advised he had never heard that the water was dirty and there may sometimes be discoloration but not dirt. City Attorney Buhr advised that residents can call the city and ask for a blow off in their area to help clear out some of the particles. Commissioner D'Water asked that Public Works to do that on Joe Herrmann Drive.
8. Ross Brummett restated that the city has not raised rates in five years and as inflation increases the city should have been raising it over time but it needs to happen now. Mr. Brummett asked for better analysis to be conducted prior to an increase and asked for several items to be included in a study and to show them to residents. Mr. Brummett posed the question of whether the city would reverse a previous ordinance which bans the digging of wells. Mr. Brummett asked that the commission be more transparent as to why customers must pay twice as much as they have been especially since it would cause the water to be one of the most expensive in the state. Mr. Brummett advised that he volunteers his time to do a rate system analysis on behalf of the city.
9. Dick Gates, 32449 Pasco Rd., asked that the commission consider the burden placed on residents with the continued change in proposed rates. Mr. Gates asked whether the Water Commissioner had provided the proposed estimated expenses over the next five years and advised that FRWA should assist the city and not dictate policies. Mr. Gates asked that the commission vote no on the proposed increase.
10. Donna Pettis, 14430 Starbright Dr., is a landlord to 12 residents and has two sons living in city limits and suggested that the city allow wells for those with an acre or more. Mrs. Pettis asked what the tax revenue from new homes being built is being used for. Mayor Anderson advised that tax revenue went to the General Fund and not the Water Fund and advised that there is an ordinance which currently bans wells from the city outside of agricultural use. City Attorney Buhr explained the safety concern with digging wells due to accidental cross connections. Mrs. Pettis asked for a summary of tax increase and how that was used. Mayor Anderson advised she could request a public record via city hall.

11. Jordan Pettis, 12539 Oak St., reiterated the importance of transparency and the profit and loss statements.
12. Mark Richter, 13052 Summerfield Way, stated his past experience in drilling wells as an engineer, and advised that that city wells versus irrigation wells are not on the same level in the ground therefore cross contamination should not occur. City Attorney Buhr advised that cross connection of pipes between well water and city water may occur by accident which is why it is a concern but also the public health of well water not being healthy.
13. Randy Elburg, 32348 Laurel Ct., reiterated using SWFWMD resources and advised that Pasco County does provide assistance with grants to cities. Mr. Elburg advised that cities implement plans to ban wells because of other cities running into issues with irrigation wells.

6. CLERK'S REPORT:

- A. City Clerk Morales brought forth an interlocal agreement renewal from Pasco County Animal Services to continue services with a requirement of approval through resolution. Commissioner Schrader asked if there were other options. City Attorney Buhr raised concern over the proposed agreement stating that PCAS can change the rate within the same year and provided counsel on how to word the resolution to not make it permanent. Mayor Anderson asked whether staff could have a representative from PCAS come speak to the commission about services and benefits of using them. Commissioner Schrader asked that a list of questions be sent ahead of time.
 - a. Gayle Sobol, 32830 Jesse Jones Ave., advised that she volunteers for PCAS, and they no longer take in feral cats or neuter feral animals. Commissioner Cagle found a stray dog found on Darby St. but PCAS refused to take the dog.
 - b. City Attorney Buhr advised that the city may enter an interlocal agreement with the Town of Saint Leo to provide animal services to residents by employing someone or contracting out for the same amount as PCAS charges.
- B. City Clerk Morales provided a quote from Tactical Pressure Washing & Paver Sealing for pressure washing of parks amenities. Commissioner Schrader asked whether it was the only quote obtained and was advised that it was. Commissioner Schrader advised that there was local companies that could do it and she would provide names to staff to reach out to.
- C. City Clerk Morales advised that the mini excavator needed repairs. The repair shop found electrical components needing replacement and quoted \$6,052.91. Public Works Director Morrow advised that squirrels likely got in the excavator and chewed the wiring. Commissioner D'Water asked whether staff could find a way to prevent this happening again and Mr. Morrow advised that he could store the excavator in the dump trailer for the time being.
 - a. Mark Richter, 13052 Summerfield Way, recommended putting moth balls around the mini excavator to keep rodents away.

MOTION: FIX THE MINI EXCAVATOR FOR 6,052.91

MADE BY: Commissioner D'Water

SECOND: Commissioner Schrader

ROLL CALL VOTE:	Commissioner Vogel	-	AYE
	Commissioner Cagle	-	AYE
	Commissioner D'Water	-	AYE
	Commissioner Schrader	-	AYE
	Mayor Anderson	-	AYE

- D. City Clerk Morales announced that the MAP meeting would take place on February 3rd and asked that commissioners let herself or the Assistant know whether they would be attending by January 20th.
- E. City Clerk Morales advised that Pasco County offered to come to a workshop to discuss the Orange Belt Trail with the commission and public. Commissioner Schrader advised there would be another workshop held by the county in April. Mayor Anderson suggested that the commission have a workshop in March to provide feedback before their next meeting. Commissioner Vogel advised that he met with Pasco County Commissioner Starkey, and it seemed that the county was not sure where to put the trail in East Pasco as of now therefore it is important that the commission and residents be vocal about where to put the trail within city limits. Commissioner Vogel asked that this be kept under the Clerks report or unfinished business in coming meetings to revisit scheduling a workshop. Commissioner Schrader asked if staff could link to the project website so residents may ask questions or leave their feedback.

7. UNFINISHED BUSINESS:

- A. The Commission will table scheduling a consultant review workshop until after the water rates issue is resolved.

8. NEW BUSINESS:

- A. Commissioner Vogel read a proclamation honoring the San Antonio Lumber Yard for the 100th anniversary.

9. ADDITIONAL COMMISSIONER COMMENTS:

- A. Mayor Anderson reminded everyone that the municipal election was coming up. The qualifying period will begin in February and there will be 2 seats opened. Commissioner Schrader advised there are many documents to fill out and suggested people obtain a qualifying packet now and start working on it.
- B. Commissioner Cagle asked again that residents submit the survey on new park amenities.

10. ANNOUNCEMENTS: NONE

11. ADJOURNMENT: Meeting adjourned at 8:51 PM.

Respectfully submitted,

Julia Fresne, Assistant to City Clerk