

**CITY OF
MOUNT DORA, FLORIDA
CITY COUNCIL
MINUTES**



**October 4, 2022
City Hall
510 N. Baker St.
Mount Dora, FL 32757**

CALL TO ORDER

Having been duly advertised as required by law, Mayor Crissy Stile called the Regular Session of City Council to order at 6:00 p.m. in the Mount Dora Council Chambers.

MOMENT OF SILENCE & PLEDGE OF ALLEGIANCE

Councilmember Rolfson led a Moment of Silence and Pledge of Allegiance to the Flag.

ROLL CALL

Members Present

Crissy Stile, Mayor
Marc Crail, Vice-Mayor
John Cataldo, District 1
Cal Rolfson, District 2
Austin Guenther, District 3
Nate Walker, District 5
Doug Bryant, At-Large

Also Present

Patrick C. Comiskey, City Manager
Sherry G. Sutphen, City Attorney
Jeanann Hand, Interim City Clerk

PRESENTATIONS

1. Florida City Government Week Proclamation
Mayor Stile read into the record the proclamation for City Government Week. Interim City Clerk Hand spoke about the activities that will take place in Mount Dora during Florida City Government Week.
2. Evans Park Fountain
Cultural and Special Events Manager Chris Carson spoke about the fountain that will be installed at Elizabeth Evans Park. Photos were provided on screen and are attached to the minutes as Exhibit A,
3. Mount Dora Fun Fact
Mayor Stile introduced the first installment of the Mount Dora Fun Fact. Photos of past City Hall renovation plans depicting the bear display were included and are attached to the minutes as Exhibit B.

PUBLIC COMMENTS

Mayor Stile opened public comment.

No one spoke.

Mayor Stile closed public comment.

APPROVAL OF AGENDA

MOTION BY COUNCILMEMBER ROLFSON TO APPROVE THE AGENDA; COUNCILMEMBER GUENTHER SECONDED THE MOTION. MOTION APPROVED BY A UNANIMOUS VOICE VOTE.

CONSENT AGENDA

MOTION BY COUNCILMEMBER ROLFSON TO APPROVE THE CONSENT AGENDA; COUNCILMEMBER GUENTHER SECONDED THE MOTION. MOTION APPROVED BY A UNANIMOUS VOICE VOTE.

1. Request Adoption of **Resolution No. 2022-63**, Accepting the Duke Energy Foundation Economic Development Grant and Authorizing the Fiscal Year 2022-23 Budget Amendment
2. Request Approval of Assignment Between Evergreen Construction Management, Inc. and Faden Builders, Inc.
3. Request Approval of Agreement with ESRI-Environmental Systems Research Institute
4. Request Acceptance of African American Cultural and Historical Grant
5. Request Adoption of **Resolution No. 2022-65**, Travel Policy

ACTION ITEMS

1. Request Approval of Task Authorization/Guaranteed Maximum Price (GMP) for CMAR Services - Lincoln Avenue Pool Phase 2 (Faden)

City Manager Comiskey introduced Construction Manager Chet Cramer to present the item. Mr. Cramer spoke on project schedules and factors that affect the timeline. The project will take place after program season and will increase program opportunities when completed.

Mayor Stile opened public comment.

No one spoke.

Mayor Stile closed public comment.

MOTION BY VICE-MAYOR CRAIL TO APPROVE THE TASK AUTHORIZATION/ GUARANTEED MAXIMUM PRICE (GMP) FOR CMAR SERVICES - LINCOLN AVENUE POOL PHASE 2 (FADEN); COUNCILMEMBER WALKER SECONDED THE MOTION. MOTION APPROVED BY A ROLL CALL VOTE.

YES Vice-mayor Crail
Councilmember Walker
Councilmember Cataldo
Councilmember Rolfson
Councilmember Guenther
Councilmember Bryant
Mayor Stile

NO None

PUBLIC HEARINGS - RESOLUTIONS/ORDINANCES

1. Request Approval of Final Reading and Adoption of **Ordinance No. 2022-17**, Annexation for Green Wheat, LLC and Donnelly, LLC (1.14 Acres)

City Attorney Sutphen read Ordinance No. 2022-17 by title only.

ORDINANCE NO: 2022-17

AN ORDINANCE OF THE CITY OF MOUNT DORA, FLORIDA, PERTAINING TO THE VOLUNTARY ANNEXATION OF PROPERTY GENERALLY LOCATED EAST SIDE OF SR 44 AND SOUTH OF MEADENHALL BOULEVARD; PROVIDING FOR LEGISLATIVE FINDINGS AND INTENT; PROVIDING FOR VOLUNTARY ANNEXATION; PROVIDING FOR EFFECT OF ANNEXATION; PROVIDING AN AMENDMENT TO CHAPTER 2, CODE OF ORDINANCES; PROVIDING FOR FILING REQUIREMENTS; PROVIDING FOR IMPLEMENTATION OF ADMINISTRATIVE ACTIONS; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR LIMITED CODIFICATION AND

SCRIVENER’S ERRORS; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

No changes had been made since the first reading on September 20th.

Mayor Stile opened public comment.

No one spoke.

Mayor Stile closed public comment.

MOTION BY COUNCILMEMBER GUENTHER TO APPROVE THE FINAL READING AND ADOPT ORDINANCE NO. 2022-17, ANNEXATION FOR GREEN WHEAT, LLC AND DONNELLY, LLC (1.14 ACRES); COUNCILMEMBER CATALDO SECONDED THE MOTION. MOTION APPROVED BY A ROLL CALL VOTE.

YES Councilmember Guenther
Councilmember Cataldo
Councilmember Walker
Councilmember Rolfson
Councilmember Bryant
Vice-mayor Crail
Mayor Stile

NO None

CITY MANAGER'S REPORT

City Manager Comiskey noted plans for a Zoom meeting with Commissioner Campione to take place the following day to discuss the recent letter regarding the JPA.

Mr. Comisky introduced Electric Utility Director Steve Langley, who also leads the City's Emergency Operations Center. Mr. Langley spoke about electric issues during Hurricane Ian. He further informed about the activities that took place at the City's EOC in preparation for, during, and after the storm. He reported on outages, restoration, and other storm-related problems and solutions.

Public Works Director George Marek spoke about debris removal and processes for FEMA reimbursement.

Councilmembers remarked favorably upon City operations during the storm.

Planning Director Vince Sandersfeld spoke regarding property damage surveys and assessment.

Deputy Planning Director Adam Sumner delivered information regarding the City's response to complaints about odor from the landfill. Mr. Sumner also provided an update regarding the

Northeast recreation center.

Human Resources Director Sharon Kraynik spoke about the Lake County Emergency Operations Center.

Construction Projects Manager Chet Cramer provided a summary of current projects and their statuses. The PowerPoint used for his presentation is attached to the minutes as Exhibit C. Councilmember Walker requested Cauley Lott Park be ready for the 2023 African American Heritage Festival.

Planning Director Sandersfeld provided a summary of current and imminent development. The document pertaining to the summary is attached to the minutes as Exhibit D.

CITY ATTORNEY'S REPORT

City Attorney Sutphen spoke about the City's approach regarding their dealings with Lake County and the JPA agreement.

COMMUNICATIONS AND REPORTS

1. Council Member Doug Bryant

Councilmember Bryant expressed gratitude toward the City's EOC.

2. Council Member John Cataldo

Councilmember Cataldo thanked staff for their actions during the hurricane.

3. Council Member Austin Guenther

Councilmember Guenther concurred with the favorable statements regarding the City's communication s rro ndin the storm.

4. Council Member Cal Rolfson

Councilmember Rolfson praised the City and spoke about an upcoming Florida League of Cities administrative meeting.

5. Council Member Nate Walker

Councilmember Walker thanked the City's workers for their performance during the storm.

6. Vice-Mayor Marc Crail

Vice-mayor rail commended George Marek for promptly addressing a flooding issue. He requested timely delivery of construction project information.

7. Mayor Crissy Stile

Mayor Stile provided recent statistics related to the recycling program and mentioned a cookbook raising funds for the high school stadium.

FUTURE MEETING DATES

1. October 18, 2022, 6:00 p.m., Regular Session
2. November 1, 2022, 6:00 p.m., Regular Session
3. November 15, 2022, 6:00 p.m., Regular Session
4. December 6, 2022, 6:00 p.m., Regular Session

ADJOURNMENT

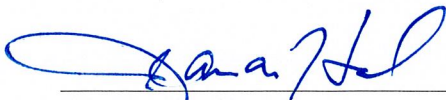
MOTION BY COUNCILMEMBER GUENTHER TO ADJOURN; COUNCILMEMBER ROLFSON SECONDED THE MOTION. MOTION WAS APPROVED BY A UNANIMOUS VOICE VOTE.

There being no further business for discussion, the meeting adjourned at approximately 7:08 p.m.



CRISSY STILE, MAYOR

City of Mount Dora



JEANANN HAND
Interim City Clerk

EXHIBIT A



PRESENTATIONS

2. Evans Park Fountain



These 3-Tier fountains are our most popular models. The elegant 3-tier display actually serves two purposes — it is beautiful to look at, and helps to improve the water quality. These fountains come with 150' of underwater power cable and GFI protected controls. Lights and additional power cable are available. Lake fountains are shipped to your site complete and ready to install.









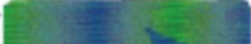
TECHNICAL INFORMATION			
Fountain	Horsepower	Height	Recommended Lighting
MS5003TP	.5	12'	LKR 2x120 Watt
LF7503TP	.75	16'	LKR 2x120 Watt
LF10003TP	1.0	18'	LKB 1x500 Watt
LF20003TP	2.0	25'	LKD 2x500 Watt
LF30003TP	3.0	30'	LKE 3x500 Watt
LF50003TP	5.0	35'	LKH 1x500+4x300 Watt
LF75003TP	7.5	40'	LKH 1x500+4x300 Watt



PRESENTATIONS

2. Evans Park Fountain

Seven Light Shows

1. 
Peruvian Paradise
Slow Color Fade (2 min.)
Rapid cross-fade between violet, magenta, blue and green.
2. 
Super Nova
Random Color (1/2 sec.)
Rapid random color change through all the solid colors.
3. 
Northern Lights
Slow Color Fade (2 min.)
Slow cross-fade through all colors to red.
4. 
Tidal Wave
Blue/Green (20 sec.)
Slow cross-fade through blue and green.
5. 
Patriot Dream
Red/White/Blue (1/3 sec.)
Rapid-fade between red, white and blue.
6. 
Desert Skies
Gracinal Color Fade (20 sec.)
Cross-fade through orange, red and magenta.
7. 
Nova
Random Color (2 sec.)
Cross-fade through all solid colors.

Five Solid Colors

8. 
Parisian Blue - deep blue
9. 
New Zealand Green - deep green
10. 
Brazilian Red - deep red
11. 
Arctic White - bright white
12. 
Miami Pink - deep pink

For more detailed information refer to installation guide.

Rev 050716



PRESENTATIONS

2. Evans Park Fountain


Product Datasheet

ColorSplash®

XG Controller

Part # **LPL-XG-CTRL-1**



ColorSplash® XG Controller Features:

- **Bluetooth Enabled** - Free App to operate with your Apple® or Android™ Smart Devices.
- **Cost Effective** - No need for an expensive automation system.
- **Compact size** - made to easily replace an existing light switch. Will fit most single gang junction boxes.
- **Seamless Color Transitions** with the touch of a button.
- **Control any combination** of ColorSplash® LED lights (up to 400 watts).
- **User Friendly** push button controls for manual operation.

LPL's **ColorSplash® XG Controller** provides complete control of ColorSplash® LXG Series pool and spa lamps, XG Series Pool and Spa Fixtures, and Fountain LED Light Fixtures. Control your ColorSplash® LED lighting from the palm of your hand, when used with your Bluetooth® enabled smart device. Can also be operated manually as a push-button station. **FREE app available from the app store for Apple® or Google Play™ Store for Android™**

SPECIFICATIONS	Voltage:	120VAC, 60 HZ	Size:	(H) 4.87" x (W) 3.37" x (D) 2.5"
	Wire Size:	18AWG	Approvals:	ETL Listed
	Maximum Load:	400W	Outlet Box* Size Requirements:	(H) 4.5" x (W) 2.75" x (D) 2" min *Outlet box not included
	Environment:	Outdoor rated; Must use supplied gasket and WET LOCATION RATED outlet box	For Use with:	ColorSplash® LED LXG Pool and Spa Lamps XG Pool and Spa Fixtures Fountain Lighting Fixtures



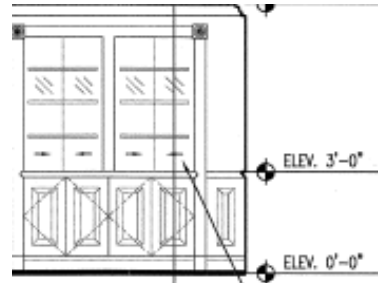
EXHIBIT B



PRESENTATIONS

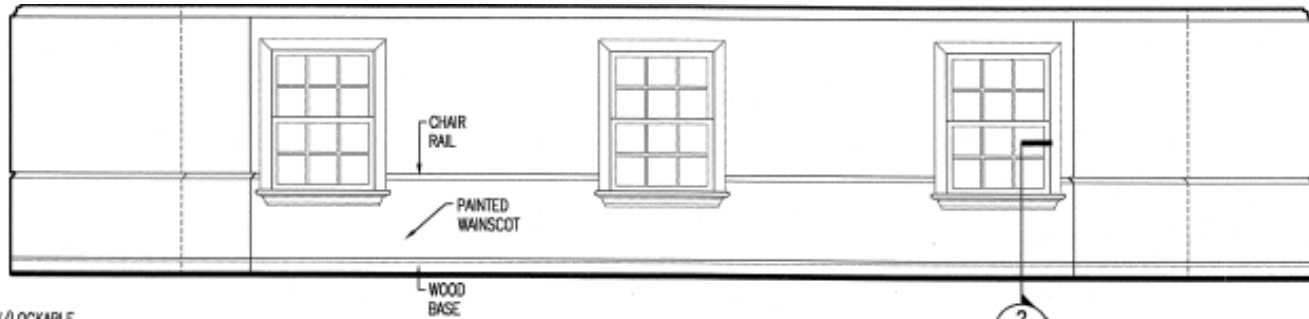
3. Mount Dora Fun Fact



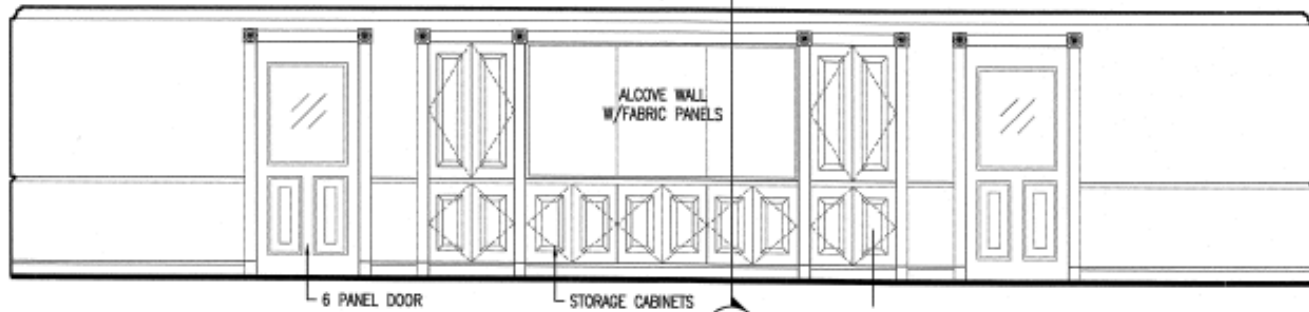
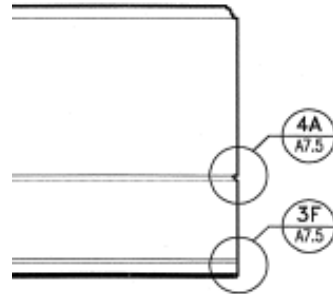


S. OFFICE
SCALE: 3/8" = 1'-0"

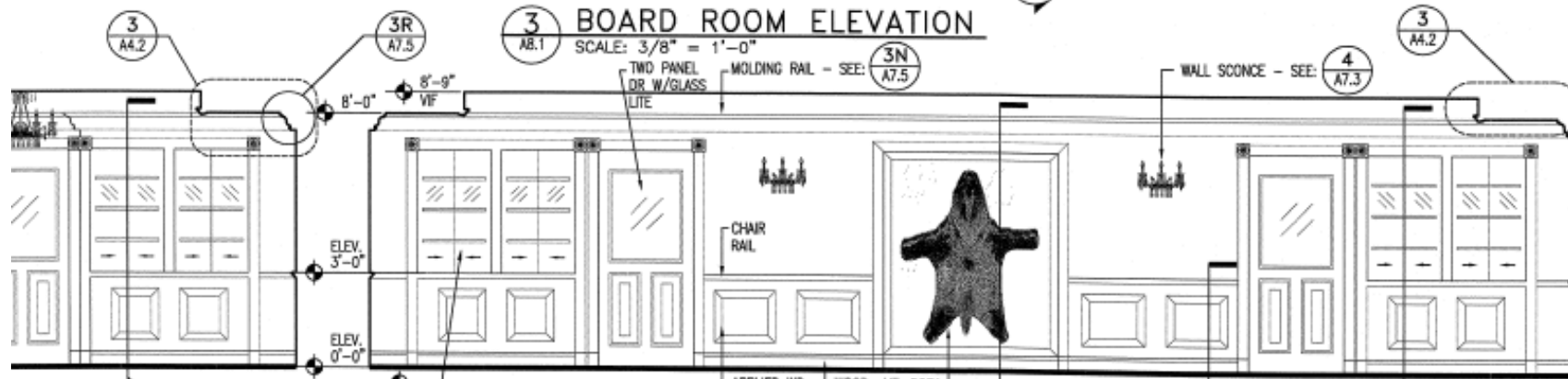
DISPLAY CASES W/LOCKABLE GLASS DOORS, ADJUSTABLE GLASS SHELVES & FABRIC PANEL BACKS, TYP



5 BOARD ROOM ELEVATION
SCALE: 3/8" = 1'-0"

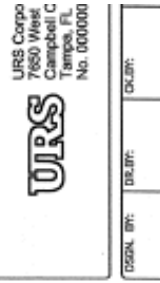


3 BOARD ROOM ELEVATION
SCALE: 3/8" = 1'-0"



1 CORRIDOR ELEVATION
SCALE: 3/8" = 1'-0"

DISPLAY CASES W/LOCKABLE GLASS DOORS, ADJUSTABLE GLASS SHELVES & FABRIC PANEL BACKS, TYP



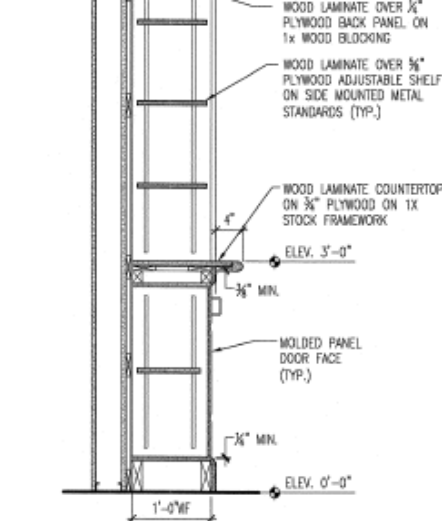
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CITY OF
MOUNT DORA
CITY HALL RENOVATION
INTERIOR ELEVATIONS

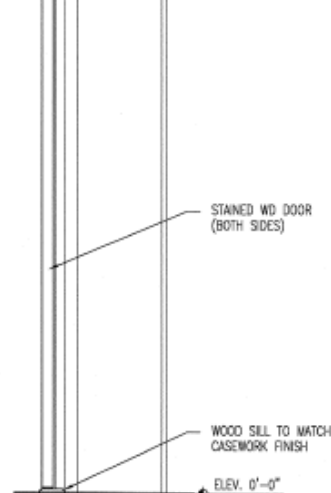
Bid Documents

SHEET NO.
A8.1
The contractor is responsible for obtaining all permits on plan.

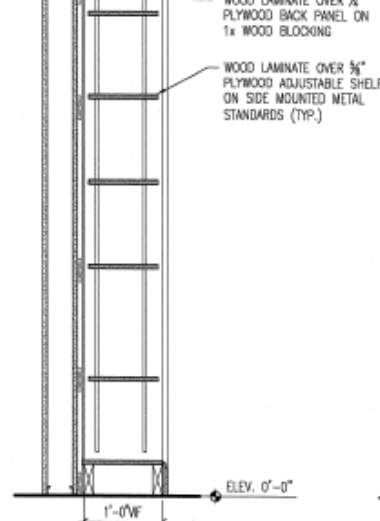
Shute
4/19/02



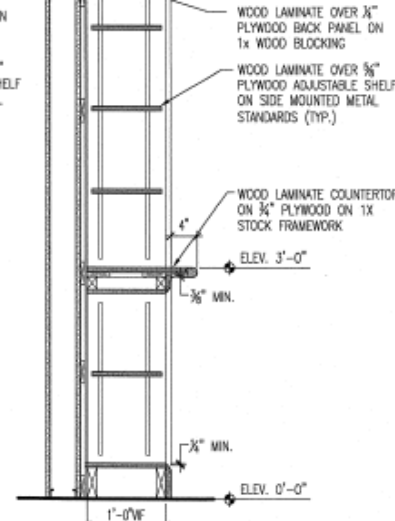
5 CASEWORK SECTION
SCALE: 1" = 1'-0"



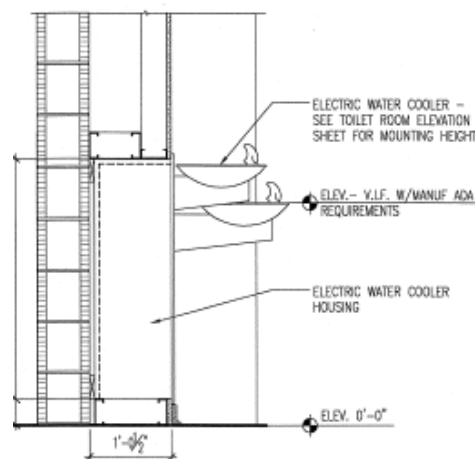
8 CASEWORK SECTION
SCALE: 1" = 1'-0"



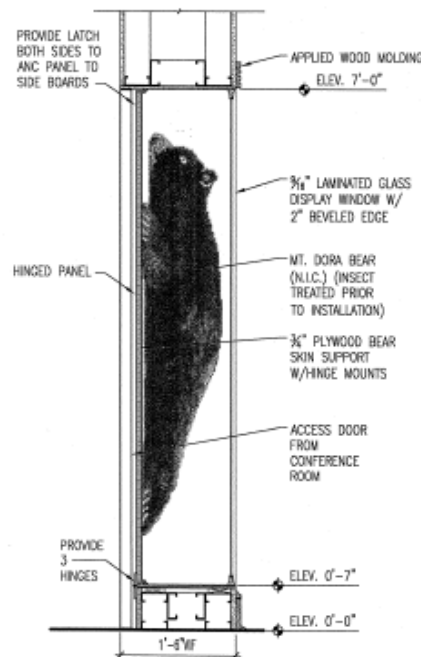
7 CASEWORK SECTION
SCALE: 1" = 1'-0"



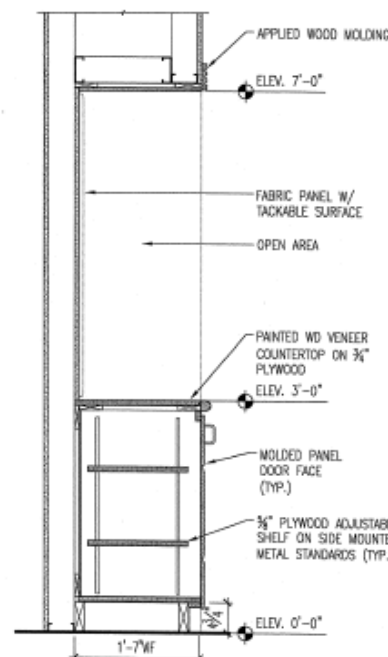
6 CASEWORK SECTION
SCALE: 1" = 1'-0"



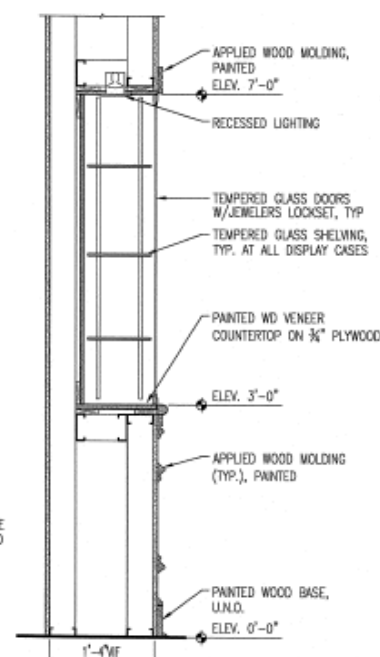
1 WATER COOLER SECTION
SCALE: 1" = 1'-0"



3 MT. DORA BEAR
DISPLAY CASE SECTION
SCALE: 1" = 1'-0"



2 CASEWORK SECTION
SCALE: 1" = 1'-0"



1 DISPLAY CASE SECTION
SCALE: 1" = 1'-0"

DATE	BY	CHKD	APPD

URS Corporation Southern 1500 South Country Cape Coral, FL 33907-1462 Tel. 339.07.1462 Fax. 339.07.1462	
URS	
DESIGN BY:	APPROVED BY:
CHECKED BY:	

SCALE:	AS NOTED
DATE:	7/19/02

CITY OF MOUNT DORA CITY HALL RENOVATION	DETAILS
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Bid Documents

SHEET NO.
A9.0

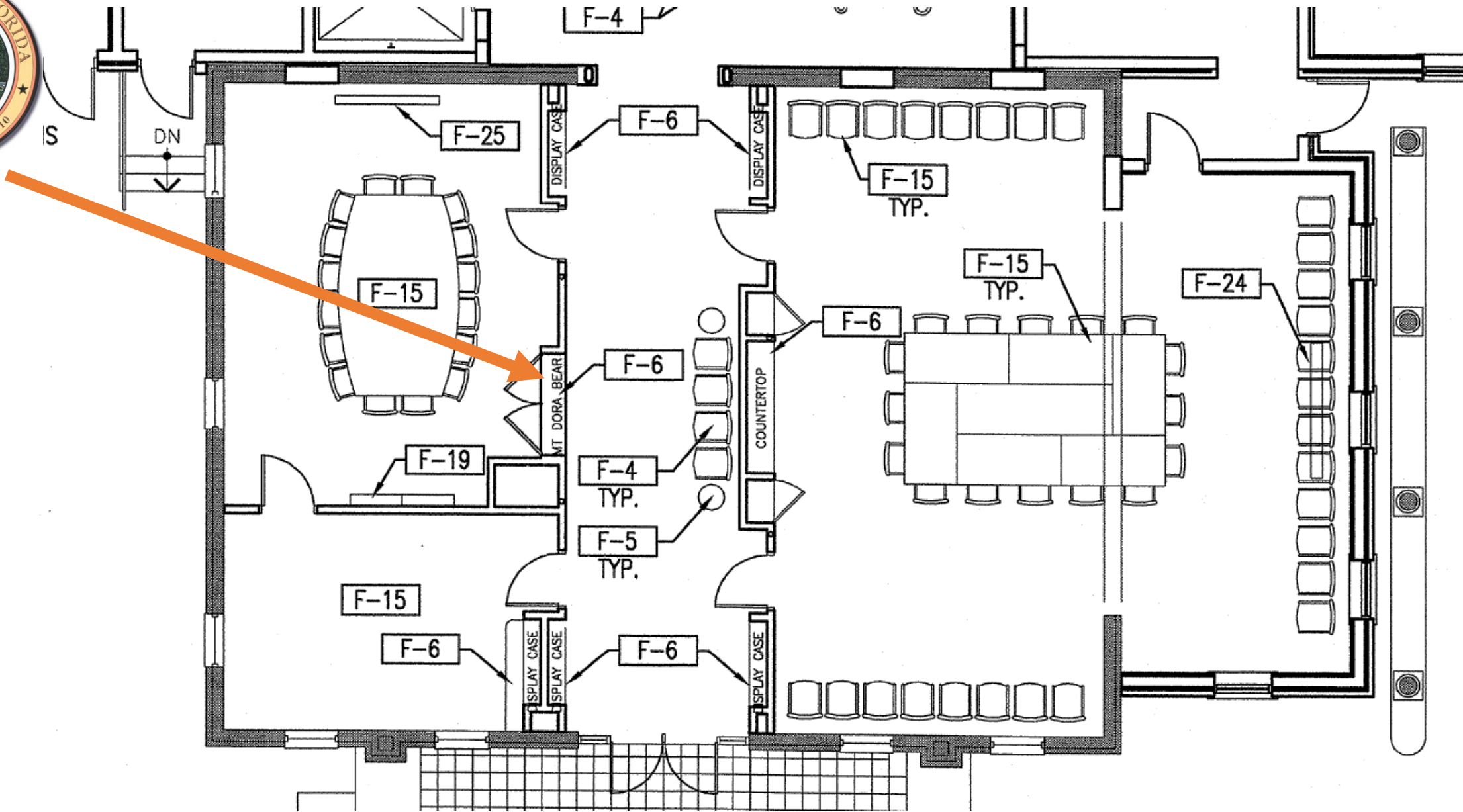


EXHIBIT C



CONSTRUCTION PROJECTS UPDATE

OCTOBER 4, 2022



CITY OF
MOUNT
DORA

PROJECTS

- ▶ Parks & Recreation
 - ▶ Cauley Lott Park
 - ▶ Lincoln Avenue Pool Phase 2
 - ▶ Triangle Elementary Joint Use Park & Playground
 - ▶ Palm Island Kayak & Canoe Launch
 - ▶ Summerview Pickleball Courts
 - ▶ Evans Lake Fountain
- ▶ Library
 - ▶ Forest Preserve



CITY OF
MOUNT
D O R A

PROJECTS

- ▶ Fire Department
 - ▶ Fire Station 35
 - ▶ Fire Station 34
- ▶ Public Works/Water/Wastewater/Stormwater
 - ▶ Public Works Facility
 - ▶ City Hall Roof Replacement
 - ▶ WWTP#1 Rehab



CITY OF
MOUNT
DORA

PARKS & RECREATION

- ▶ Cauley Lott Park
 - ▶ On schedule for completion by end of February 2023
- ▶ Lincoln Avenue Pool Phase 2
Remodel Locker Rooms & Add Splash Feature
 - ▶ GMP approval on tonight's agenda
 - ▶ If approved, estimated construction schedule: January - May 2023
- ▶ Triangle Elementary Joint Use Park & Playground
 - ▶ Staff proposes phasing project
 - ▶ Meeting with Lake Schools Superintendent delayed due to Hurricane Ian



CITY OF
MOUNT
DORA

PARKS & RECREATION

- ▶ Palm Island Kayak & Canoe Launch
 - ▶ Awaiting Notice of Commencement from FDEP due to grant requirements
- ▶ Summerview Pickleball Courts
 - ▶ Concept design completed for six courts
 - ▶ Documents in engineering stage
- ▶ Evans Lake Fountain
 - ▶ Working with staff to issue purchase order
 - ▶ Anticipated project completion by end of November 2022



CITY OF
MOUNT
DORA

LIBRARY

- ▶ Forest Preserve
 - ▶ Proceeding with boundary survey and parcel split, topographical survey; working with staff to issue purchase order



CITY OF
MOUNT
DORA

FIRE DEPARTMENT

- ▶ Fire Station 35
 - ▶ Substantial completion: end of November 2022
- ▶ Fire Station 34
 - ▶ On hold pending Council direction at 10/18 meeting



CITY OF
MOUNT
DORA

PUBLIC WORKS

- ▶ Public Works Facility
 - ▶ On hold pending Council direction at 10/18 meeting
- ▶ City Hall Roof Replacement
 - ▶ GMP scheduled for 10/18 Council agenda
- ▶ WWTP#1 Rehab
 - ▶ Phase 1 GMP approval scheduled for 11/15 Council agenda



CITY OF
MOUNT
DORA

QUESTIONS

EXHIBIT D



DEVELOPMENT ACTIVITY LIST OCTOBER 2022

	Project Name	General Location	Plan Review Type	Project	Site Area	Site Data	Estimated Construction Start	Status	Use Type
1	Miller's Ale-House	US 441 at Target Out-Parcel	Minor Site Plan	Restaurant	3.01 acres	7,286 sf	2023	Under Staff Review	Comm.
2	Wekiva Hills (Route 46 Properties, LLC)	SR 46 at Niles Road	Final PUD	Multi-Family and Commercial	25.5 acres	442 units	2024	Under Staff Review	MU
3	Juniper Multi-Family Townhomes	US 441 & SR 46	Site Plan	Townhomes	30.7	266 units	2023	Under Staff Review	Res
4	Green Wheat & Donnelly LLC	18514 SR 44	Future Land Use Change	Land Use	1.14 acres	--	--	Under Staff Review	Res
5	Green Wheat & Donnelly LLC	18514 SR 44	Rezoning	Rezoning	1.14 acres	--	--	Under Staff Review	Res
6	Green Wheat & Donnelly LLC	18514 SR 44	Annexation	Annexation	1.14 acres	--	--	City Council 10-4-2022	Annx
7	Sean A. Jones (Vedder Holsters)	1649 Lincoln Ave	FLUM	Smal-Scale Future Land Use Map Amendment	4.92 acres	--	2023	Approved	Ind
8	Sean A. Jones (Vedder Holsters)	1649 Lincoln Ave	Rezoning	Offcie / Manufacturing	4.92 acres	Phase 1: 15,000 sf Office Phase 1: 15,000 sf Manufaturing Phase 2: 15,000 sf Manufacturing	2023	City Council 10-18-2022	Ind
9	Mount Dora Hills, et al (Amco Development)	SR 46	Annexation	Annexation	36.61 acres	--	2024	Approved	Annx
10	CREATE Conservatory	4900 Lake Park Court	CUP	Private School	2.40 acres	1,888 sf (existing)	2022	Approved	Comm.
11	Lake County Water Authority	SR 46 at Ribie Avenue	Annexation	Annexation	153.79 acres	--	--	Approved	Annx
12									

13	Lake County Water Authority	SR 46 at Ribie Avenue	Rezoning	Rezoning	153.79 acres	--	--	Approved	Rezone
14	New City Fire Station #34	Limit Avenue	Site Plan	Fire Station	17.65 acres	17,614 sf	2023	Comments forwarded to Project Engineer. Site Uses Under Review	Inst.
15	Towneplace Suites	US 441	Site Plan	Hotel (88 rooms)	2.73 acres	57,500 sf	2023	Under Staff Review	Comm.
16	Longhorn Steakhouse	US 441 at Wal-Mart Out-Parcel	Site Plan	Restaurant	1.92 acres	5,710 sf	2023	Approved	Comm.
17	Lloyd and Brenda Atkins	1019 E. 1st Avenue	Minor Site Plan	Physical Therapist	0.23 acre	800 sf	2023	Under Staff Review	Off
18	Dollar Tree	SE Corner US 441 & Robie	Site Plan	Retail	1.77 acres	9,984 sf	2023	Approved	Comm.
19	Mount Dora Hotel Center	US 441	Site Plan	Hotels (2)	5.43 acres	165 Rooms 105,517 sf	2022	Approved	Comm.
20	Sunset Building Addition	338 Royellou Lane	Minor Site Plan	Retail & Office	0.07 acre	6,108 sf	2022	Approved	Comm.
21	Gaslight Building	Baker/3rd	Minor Site Plan	Retail & Office	0.25 acre	10,991 sf	2022	Approved	Comm.
22	Cauley Lott Park Renovations	1717 N. Highland Street	Minor Site Plan	Park	2.54 acres	---	2023	Approved	Inst.
23	Mount Dora Center for Arts	348 Royellou Lane	Historic Preservation (COA)	Office/Commercial	0.10 acre	4,209 sf	2022	Approved	Comm.
24	Christian Brothers Automotive	US 441	Site Plan	Commercial	1.44 acres	6,033 sf	2022	Approved	Comm.
25	Mount Dora Self Storage	US 441	Site Plan	Commercial	6.96 acres	123,925 sf	2023	Under Staff Review	Comm.
26	Culvers	US 441	Site Plan	Restaurant	1.60 acres	4,578 sf	2022	Approved	Comm.
27	Sandy Ridge Village Replat	US 441	Replat	Commercial	1.60 acres	2 Commercial Lots	2022	Approved	Comm.
28	MJ Dental	2285 Crescent Drive	Site Plan	Medical	0.38 acre	3,998 sf	2022	Under Staff Review	Comm.

29	Mount Dora Offices	US 441	Site Plan	Offices	1.55 acres	14,500 sf	2023	Under Staff Review	Comm.
30	Lakeside at Waterman Village Retirement Community	US 441/Donnelly Street	Site Plan	Duplex/Quadplex	--	80 Units	Oct-20	Completed July 2022	Inst.
31	Lakeside at Waterman Village Retirement Community	US 441/Donnelly Street	Site Plan	Independent Living Apt.	36.97 acres	170 Units	Oct-20	Completed July 2022	Inst.
32	Lakeside at Waterman Village Retirement Community	US 441/Donnelly Street	Site Plan	Memory Support	--	34,0000 sf 48 beds	Oct-20	Completed July 2022	Inst.
33	Lakeside at Waterman Village Retirement Community	US 441/Donnelly Street	Site Plan	Bridge	--	Bridge	Jul-05	Completed July 2022	Inst.
34	McWhorter	SE Corner Highland St and Camp Ave	Rezoning	Mixed Use	8.77 acres	None Proposed	--	Approved	MU
35	Donnelly Woods PUD 2nd Amendment	NE corner Donnelly Street and Limit Avenue	Final PUD	Mixed Use: Multiple-Family (Senior Housing) and Office Use	13.44 acres	Lot 1: 24,000 sf Lot 2 MF: 166 Units	2022	Approved	MU
36	Lakes of Mount Dora Phase 3D	SR 44 at Bridgeport Bay Circle	Final Construction Plan/Plat	Single-Family Residential	36.67 acres	101 Units	2021	New Home Activity: 50% completed	Res
37	Villages of Loch Leven	SR 44	Final Plan	Townhomes	29.31 acres	125 Units	2023	Under Staff Review	Res
38	Highland Main Lots	Highland Street and North of Crane Ave	Replat	Single-Family Residential	2.34 acres	3 units	2023	Under Staff Review	Res
39	Lakes of Mount Dora Phase 5B	SR 44 at Bridgeport Bay Circle	Final Plat	Single-Family Residential	17.30 acres	66 Units	2023	Under Staff Review	Res
40	Lakes of Mount Dora Phase 5C	SR 44 at Bridgeport Bay Circle	Final Construction Plan	Single-Family Residential	15.60 acres	63 Units	2021	New Home Activity: 10% completed	Res
41	Oaks at Dora Landing (Formerly Limit Avenue Property)	SW comer Limits Avenue and Highland Street	Final Plan & Plat	Single-Family Residential	9.42 acre	26 Units	2022	Under Construction	Res
42	Parkview Apartments (Formerly The Bungalows)	Liberty Avenue	Site Plan	Apartments	2.91 Acres	59 units (1 Building)	2023	Under Staff Review	Res
43	Indian Springs PUD	Wolf Branch Road	Final PUD Amendment (2nd)	Residential (mixed housing types)	157.60 acres	406 Units	2025	Approved. PUD Expires July 15, 2023	Res
44	Dora Landings	Limit Avenue and Grandview	Final Construction Plan/Plat	Single-Family Residential	33.80 acres	129 Units	2021	Completed July 2022	Res
45	Dora Parc	Clayton Street at City/County Line	Final Construction Plan/Plat	Single-Family Residential	13.38 acres	38 Units	2021	New Home Activity: 95% completed	Res
46	Timberwalk Final Plat & Construction Plan	31747 Round Lake Road	Final Plat & Construction Plan	PUD	170.64 acres	367 Units	2021	Phase 1 New Home Activity: 25% Phase 2 Site Completed	Res
47	Cottages on 11th	11th Avenue and Old US Hwy 441	Final Construction Plan/Plat	Single-Family Residential	10.88 acres	27 Units	Mar-21	Completed July 2022	Res
48	Summerbrooke Phase 4	Located West side of Niles Road and South of Wolf Branch Road	Final Construction Plan/Plat	Single-Family Residential	26.79 acres	364 Units	Mar-21	Completed July 2022	Res

49	Eudora Reserve Apartments	1805 Spring Harbor Blvd.	Site Plan	Multiple-Family Apartments	14.96 acres	154 Units	Jun-21	Completed July 2022	Res
50	Seasons at Wekiva Ridge	Wolf Branch Road	Final Construction Plan	Single-Family Residential	49.69 acres	102 Units	2022	Under Construction	Res
51	Lake Franklin Estates	1715 E 1st Ave	Replat	Single-Family Residential	1.22 Acres	6 units	2023	Approved	Res
52	Bristol Park Apartments	US 441	Site Plan	Apartments	19.21 acres	300 Units	2023	Approved - Site Permit Work In Process	Res
JPA LAKE COUNTY PROJECTS (FUTURE ANNEXATIONS)									
1	Bernfeld, Hastings, and Highsmith	East of SR 453 and South of Sorrento Ave (SR 46)	County PUD	Office, Medical Office, Church, and Retail	15.35 acres	156,000 sf	2023	Approved by the BCC on 9-7-2021 via Ordinance 2021-24	MU
2	Trailside PUD (Former CSD Groves)	East Side Round Lake Road at Lake/Orange County Line	Preliminary Plat	Single-Family Residential	78.1	257 Units	2023	Under County/City Review	Res
3	Atlantic Housing Project	Bay Street/CR 19A	Future Land Use Map Amendment and County PUD	Multiple-Family Apartments and Single-Family	18.22 acres	165 Apt. Units 10 Single-Family Lots	2024	Under Lake County Review	Res
4	Mt. Ines PUD/ Hillside at Mount Dora	US 441 / North Side Robie Ave	County Preliminary Plat	Single-Family Residential	19.96 acres	80 Units	2023	Final Plat City Review	Res
5	Heritage Green 24, LLC (Avington Park)	Wolf Branch Road at Avington Road	County PUD	Single-Family Residential	210.65 acres	209 Units	2024	Under Lake County Review	Res
6	Bailes Property - KB Homes	Britt Road	Concept Plan	Single-Family Residential	66.37 acres	196 Units	--	Under Lake County Review	Res
7	Reed	22,444 Coronado Somerset Dr.	County PUD	Warehouse Addition	6.40 acres	50,000 sf	2022	Under Lake County Review	Ind.
8	Mount Dora Groves - North	North of US HWY 441	Future Land Use Map Amendment and County PUD	Residential	144.13	275 Units	2023	Under Lake County Review	Res
9	Mount Dora Groves - South	South of US HWY 441	County Future Land Use Map Amendment and Rezoning to PUD	Residential and Commercial	80.32 acres	MF Units: 680 SF Units: 100 Comm: 229,300 sf	2023	Under Lake County Review	MU
10	Pandolph Property	East of US 441 and South of Robie Avenue	PUD Amendment	Single-Family Residential	25.36 acres	91 Units	2024	Under Lake County Review	Res
11	Lake Cares Inc	East of Highway 19A	Site Plan	Office & Warehouse	3.02 acres	17,000 SF	2024	Under Lake County Review	Com
12	SR 46 Mixed Use (Round Land Highway)	NE Corner SR 46 & Round Lake Road	Pre-Submittal	Retail, Gas Station, & Multi-Family	14.10 acres	280 MF Units 69,630 SF Retail Future Out-Parcels	--	Under Lake County Review	MU
13	Wiggins	SE Corner SR 46 & Round Lake Road	Comp Plan FLUM	From County Regional Office to Regional Commercial	4.68 acres	--	--	Under Lake County Review	Com

14	Wiggins	SE Corner SR 46 & Round Lake Road	Rezoning	From County R-1 to C-1	0.92 acre	--	--	Under Lake County Review	Com
15	Wolf Creek Estates	North of Wolfbranch Road between Wolf Ridge Land and Robert D Road	Preliminary Plat	Single-Family Residential	4.74 acres	13 Lot Subdivision	--	Under Lake County Review	Res
JPA ORANGE COUNTY PROJECTS (UTILITY SERVICES)									
1	Foothills of Mount Dora Phase 4 – 1A & 1B (Stoneybrook Hills)	Orange Blossom Trail	Final Plan	Single-Family Residential	30.00 acres	52 Units	2023	City Utilities Approved	Res
2	Parks of Mount Dora	Orange Blossom Trail	Final Plan	Single-Family Residential	63.57 acres	177 Units	2023	City Utilities Review Comments	Res