

CITY OF MOUNT DORA, FLORIDA
PLANNING AND ZONING COMMISSION MINUTES
May 1, 2024

I. Call to Order

Having been duly advertised as required by law Chairman, Miles Beach called the special scheduled meeting of the Planning and Zoning Commission to order at 10:30 a.m. on Wednesday, May 1, 2024.

II. Roll Call with Determination of Quorum

Present: Miles Beach, Adrian Coombes, Tom Dring, Kris Haukoos, James Homich and Harris Turner

Absent: Barbara Tietmeyer

City Staff and Attorney: Mr. Vince Sandersfeld; City Manager, Michele Janiszewski, Senior Planner; Ryan Winkler, Senior Planner ; Whitney Scott, Administrative Coordinator

Presenters: Dr. Richard Levy

III. Public participation/hearing for non-agenda items

Discussion on Amco update. Mr. Sandersfeld stated that it has gone through a stipulated agreement. Code enforcement is preparing a report, currently unaware of findings. Once findings are presented, will be brought to Council.

IV. New Business

A. Joint Planning Area (JPA) Presentation: Dr. Richard L. Levey, Ph.D., AICP Levey Consulting

Mr. Levy gave a brief introduction of himself /experience and provided a presentation.

Discussion on updating the JPA to extend its life and timeline.

Mr. Levy stated that he is seeking input from Lake County BCC, City Council and the Planning and Zoning Commission.

Conversation regarding how boundaries are established.

The board expressed their concerns regarding providing utilities if there is no capacity. Waste Water Plant II has no capacity.



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Discussion on impact fees and other ways to provide services, aside from water treatment capacity.

The board and Mr. Levy discussed utilities and the issue of package plants being inefficient and run poorly.

Conversation on whether or not the JPA is beneficial and if the County is gaining anything from it.

Discussion regarding roads for service provision, round-a-bout on US Hwy 44, and county project (original 4 million dollar); now 8 million dollar project.

Staff stated they will get with Mr. Levy and follow up with a strategy.

Conversation on implementing better formatting for section 4.6 of the JPA.

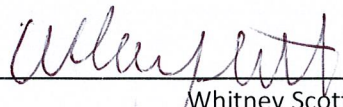
V. Announcement of next scheduled meeting date

A. Next regularly scheduled meeting date: May 15, 2024

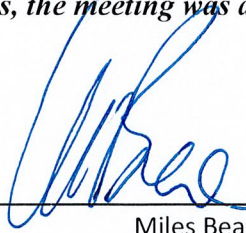
Ms. Janiszewski stated that the regularly meeting scheduled for Wednesday, June 19th falls on a City observed holiday (Juneteenth). She asked the board for their recommendations on changing the meeting date to either June 20th or June 26th. Board members agreed to reschedule the meeting for Thursday, June 20, 2024 at its regularly scheduled time.

VI. Adjournment

On a motion by Mr. Coombes, seconded by Ms. Haukoos, the meeting was adjourned at 12:02 p.m.



Whitney Scott,
Administrative Coordinator



Miles Beach,
Commission Chair