



Town Council Meeting

November 10, 2025 at 6:00 PM

Howey-in the-Hills Town Hall

101 N. Palm Ave.,

Howey-in-the-Hills, FL 34737

Join Zoom Meeting: <https://us06web.zoom.us/j/86212232513?pwd=a9CzC2ONWTkyUkxkv26anNrRmz1lga.1>

Meeting ID: 862 1223 2513 | **Passcode:** 190224

AGENDA

Call the Town Council Meeting to order
Pledge of Allegiance to the Flag
Invocation by Councilor Reneé Lannamañ

ROLL CALL

Acknowledgement of Quorum Present and Proper Notice Given

WELCOME AND INTRODUCTION OF GUESTS

AGENDA APPROVAL/REVIEW

PUBLIC QUESTION & COMMENT

Any person wishing to address the Mayor and Town Council and who is not on the agenda is asked to speak their name and address. Three (3) minutes is allocated per speaker. The general Public Question & Comment period will be limited to a maximum of thirty (30) minutes unless extended by the Presiding Officer.

CONSENT AGENDA

Routine items are placed on the Consent Agenda to expedite the meeting. If Town Council/Staff wish to discuss any item, the procedure is as follows: (1) Pull the item(s) from the Consent Agenda; (2) Vote on the remaining item(s); and (3) Discuss each pulled item and vote.

1. The approval of the minutes and ratification and confirmation of all Town Council actions at the September 22, 2025, Town Council Meeting.
2. Consideration and Approval: Deaccession of Town Inventory

PUBLIC HEARING

3. Consideration and Approval: **(Second Reading) Ordinance 2025-007 - Noise and Light Control**

AN ORDINANCE OF THE TOWN OF HOWEY-IN-THE-HILLS, FLORIDA, PERTAINING TO PUBLIC HEALTH AND SAFETY; PROVIDING FINDINGS; ADDING A NEW CHAPTER 119 TO THE CODE OF ORDINANCES REGARDING EXCESSIVE NOISE AND LIGHT; PROVIDING DEFINITIONS; PROVIDING FOR ASSESSING SOUND USING A PLAINLY-AUDIBLE STANDARD; DECLARING IT A VIOLATION OF THE ORDINANCE FOR NOISE

TO VIOLATE THE PLAINLY-AUDIBLE STANDARD AT THE TIMES OF DAY AND BEYOND THE DISTANCES SET FORTH IN THE ORDINANCE; SETTING PENALTIES FOR VIOLATIONS; PROVIDING EXEMPTIONS AND A PROCESS FOR VARIANCES; PROVIDING STANDARDS FOR LIMITING GLARE AND LIGHT TRESPASS; DECLARING IT A VIOLATION OF THE ORDINANCE TO INSTALL OUTDOOR LIGHT FIXTURES EXCEPT AS PROVIDED IN THE ORDINANCE; PROVIDING EXEMPTIONS AND A PROCESS FOR VARIANCES; SETTING PENALTIES FOR VIOLATIONS; PROVIDING FOR CODIFICATION, SEVERABILITY, AND AN EFFECTIVE DATE.

- Mayor will read the Ordinance title.
- Town Attorney will explain Ordinance 2025-007.
- Mayor will open Public Comment and Questions for this item only.
- Mayor will close Public Comment.
- Motion to approve Ordinance 2025-007.
- Council Discussion.
- Roll Call Vote.

4. Consideration and Approval: (Second Reading) Ordinance 2025-008 - Condos and Coop Building Repair and Inspection

AN ORDINANCE OF THE TOWN OF HOWEY-IN-THE-HILLS, FLORIDA, PERTAINING TO STRUCTURAL INSPECTIONS AND REPAIRS OF CONDOMINIUMS AND COOPERATIVE BUILDINGS; PROVIDING FINDINGS; CREATING NEW CHAPTER 65 OF THE CODE OF ORDINANCES; REQUIRING MILESTONE INSPECTIONS OF CONDOMINIUMS AND COOPERATIVE BUILDINGS; REQUIRING INSPECTION REPORTS; SPECIFYING TIMEFRAMES FOR REPAIRS TO BE SCHEDULED AND COMMENCED; REQUIRING THE BUILDING OFFICIAL TO SUBMIT REPAIR AND INSPECTION INFORMATION TO THE DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION; PROVIDING FOR CODIFICATION, SEVERABILITY, AND AN EFFECTIVE DATE.

- Mayor will read the Ordinance title.
- Town Attorney will explain Ordinance 2025-008.
- Mayor will open Public Comment and Questions for this item only.
- Mayor will close Public Comment.
- Motion to approve Ordinance 2025-008.
- Council Discussion.
- Roll Call Vote.

5. Consideration and Approval: (Second Reading) Ordinance 2025-010 - Fire and Sprinkler Permitting

AN ORDINANCE OF THE TOWN OF HOWEY-IN-THE-HILLS, FLORIDA, PERTAINING TO FIRE SAFETY; PROVIDING FINDINGS; CREATING NEW CHAPTER 91 OF THE CODE OF ORDINANCES; ENACTING A SIMPLIFIED PERMITTING AND INSPECTION PROCESS FOR FIRE ALARM SYSTEM AND FIRE SPRINKLER SYSTEM PROJECTS; REQUIRING CERTAIN DOCUMENT RETENTION BY CONTRACTORS; PROVIDING FOR APPLICATION FEE REFUNDS IN CERTAIN CIRCUMSTANCES; PROVIDING FOR CODIFICATION, SEVERABILITY, AND AN EFFECTIVE DATE.

- Mayor will read the Ordinance title.
- Town Attorney will explain Ordinance 2025-010.
- Mayor will open Public Comment and Questions for this item only.
- Mayor will close Public Comment.
- Motion to approve Ordinance 2025-010.

- Council Discussion.
- Roll Call Vote.

OLD BUSINESS

NEW BUSINESS

6. Consideration and Approval: **GFL Contract**

DEPARTMENT REPORTS

7. Town Hall
8. Police Department
9. Code Enforcement
10. Lake County Fire Rescue
11. Public Services Department
12. Parks & Recreation
13. Library / Community Events
14. Town Attorney
15. Finance Supervisor
16. Town Manager

COUNCIL MEMBER COMMENT

17. Mayor Pro Tem Everline
18. Councilor Arnold
19. Councilor Miles
20. Councilor Lannamañ
21. Mayor Wells

ADJOURNMENT

To Comply with Title II of the Americans with Disabilities Act (ADA):

Qualified individuals may get assistance through the Florida Relay Service by dialing 7-1-1. Florida Relay is a service provided to residents in the State of Florida who are Deaf, Hard of Hearing, Deaf/Blind, or Speech Disabled that connects them to standard (voice) telephone users. They utilize a wide array of technologies, such as Text Telephone (TTYs) and ASCII, Voice Carry-Over (VCO), Speech to Speech (STS), Relay Conference Captioning (RCC), CapTel, Voice, Hearing Carry-Over (HCO), Video Assisted Speech to Speech (VA-STTS) and Enhanced Speech to Speech.

Howey Town Hall is inviting you to a scheduled Zoom meeting.
Topic: **Town Council Meeting**

Time: **Nov 10, 2025 06:00 PM Eastern Time** (US and Canada)

Join Zoom Meeting

<https://us06web.zoom.us/j/86212232513?pwd=a9CzC2ONWTkyUkxkv26anNrRmz1lga.1>

Meeting ID: 862 1223 2513

Passcode: 190224

One tap mobile

+13052241968,,86212232513#,,, *190224# US

+13126266799,,86212232513#,,, *190224# US (Chicago)

Join instructions

<https://us06web.zoom.us/meetings/86212232513/invitations?signature=Rc1wCEB0IqNB8u2VIC18XS-JizdSjgkL7BQP02msKao>

Please Note: In accordance with F.S. 286.0105: Any person who desires to appeal any decision or recommendation at this meeting will need a record of the proceedings, and that for such purposes may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The Town of Howey-in-the-Hills does not prepare or provide this verbatim record. Note: In accordance with the F.S. 286.26: Persons with disabilities needing assistance to participate in any of these proceedings should contact Town Hall, 101 N. Palm Avenue, Howey-in-the-Hills, FL 34737, (352) 324-2290 at least 48 business hours in advance of the meeting.