



Town Council Meeting

August 08, 2022 at 6:00 PM

Howey-in the-Hills Town Hall

101 N. Palm Ave.,

Howey-in-the-Hills, FL 34737

MINUTES

Mayor MacFarlane called the Town Council Meeting to order at 6:00 p.m.
Mayor MacFarlane led the attendees in the Pledge of Allegiance to the Flag.

ROLL CALL

Acknowledgement of Quorum

MEMBERS PRESENT:

Councilor George Lehning | Councilor Marie V. Gallelli | Councilor Rick Klein | Mayor Martha MacFarlane

STAFF PRESENT:

Sean O'Keefe, Town Administrator | John Brock, Town Clerk | Morgan Cates, Public Works Director | Tom Wilkes, Town Attorney (via Zoom) | Azure Botts, Code Enforcement Officer | Tara Hall, Library Director | George Brown, Police Lieutenant

AGENDA APPROVAL/REVIEW

Motion made by Councilor Lehning to approve the meeting's agenda; seconded by Councilor Klein. Motion approved unanimously by voice vote.

Voting

Yea: Councilor Lehning, Councilor Gallelli, Councilor Klein, Mayor MacFarlane

Nay: None

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 July 25, 2022 Town Council Meeting.
2. The approval of the minutes and ratification and confirmation of all Town Council actions at the July 27, 2022 Town Council Budget Workshop.

Motion made by Councilor Gallelli to approve all items on the Consent Agenda; seconded by Councilor Klein. Motion approved unanimously by voice vote.

Voting

Yea: Councilor Lehning, Councilor Gallelli, Councilor Klein, Mayor MacFarlane

Nay: None

PUBLIC HEARING

None

OLD BUSINESS

None

NEW BUSINESS

3. Consideration and Approval: **Appointment of Town Councilor Vacancy**

Mayor MacFarlane asked Town Administrator, Sean O'Keefe, to introduce and explain this topic. Mr. O'Keefe explained that there was a vacancy on the Town Council due to the resignation of Mayor Pro Tem Conroy after his nine years of service on the Town Council. Mr. O'Keefe stated that there were three candidates for the vacant Town Councilor opening: Renee Lannaman, David R. Miles, and Tina St. Clair. All three candidates described their experience and their interest in serving on the Town Council.

Mayor MacFarlane opened Public Comment for this item only.

Carol Tate, 1003 N Hamlin Ave – Carol Tate voiced her support for David Miles.

Martha Jordan, 26301 Avenida Las Colinas - Martha Jordan voiced her support for David Miles.

Pat Miller, 25948 San Rafael Ct. – Pat Miller spoke in support of David Miles.

Eva Kovacs, 901 Camino Real- Eva Kovacs spoke in favor of David Miles.

Adrienne Woodley, 532 Bellissimo Place – Adrienne Woodley spoke on behalf of Renee Lannaman.

Peter Tuite, 300 E Croton Way – Peter Tuite stated that he liked all of the candidates. Mr. Tuite also wanted to make sure the Town Manager position would be advertised if the Charter Amendment on the form of government passed, making the Town's form of government a Council – Manager form of government.

Motion made by Councilor Lehning to appoint David Miles to the Town Council; seconded by Councilor Gallelli. Motion approved unanimously by roll-call vote.

Voting

Yea: Councilor Lehning, Councilor Gallelli, Councilor Klein, Mayor MacFarlane

Nay: None

Town Clerk, John Brock, swore in David Miles and administered Mr. Miles' oath of office. Councilor Miles then assumed his seat with the rest of the Town Council.

4. Consideration and Approval: **Selection of new Mayor Pro Tempore**

Mayor MacFarlane asked Town Administrator, Sean O'Keefe, to introduce and explain this topic. Mr. O'Keefe explained Ed Conroy had been Mayor Pro Tempore when he resigned, the Town Council now need to select a new Mayor Pro Tempore. Mr. O'Keefe explained the responsibilities and the selection process.

Mayor MacFarlane opened Public Comment for this item only. Seeing as there was no comment, Mayor MacFarlane closed Public Comment.

Motion made by Mayor MacFarlane to appoint Marie V. Gallelli as Mayor Pro Tempore; seconded by Councilor Lehning. Motion approved unanimously by roll-call vote.

Voting

Yea: Councilor Miles, Councilor Lehning, Councilor Gallelli, Councilor Klein, Mayor MacFarlane

Nay: None

5. Consideration and Approval: **Primary MPO Representative**

Mayor MacFarlane explained that, since Ed Conroy had been the Town's representative to the Lake-Sumter Metropolitan Planning Organization (MPO), the Town Council needed to appoint a new Town Councilor to the MPO. Mayor MacFarlane explained that the MPO board deals primarily with roads and trails, and that they work with the Florida DOT to plan for growth within Lake and Sumter Counties. Currently, Howey-in-the-Hills' representative was a voting member of the organization.

Mayor MacFarlane opened Public Comment for this item only. Seeing as there was no comment, Mayor MacFarlane closed Public Comment.

Motion made by Mayor Pro-Tem Gallelli to appoint Councilor Lehning as the primary MPO representative for the Town; seconded by Councilor Klein. Motion approved unanimously by roll-call vote.

Voting

Yea: Councilor Lehning, Mayor Pro Tem Gallelli, Councilor Klein, Councilor Miles, Mayor MacFarlane

Nay: None

6. Discussion: **Fees and Charges**

Mayor MacFarlane introduced and explained this topic. Mayor MacFarlane explained that Town Staff was currently working on creating an ordinance that would move fees to a Schedule of Fees that was posted on the website and would make it so that fees in the future would be amended by resolutions and not ordinances. In addition, Building Permit fees and other general fees would be modified during this process if those fees no longer seemed to be the appropriate amount. Mayor MacFarlane explained that a draft version of the Schedule of Fees had been included in the meeting's packet.

Mayor Pro Tem Gallelli asked for clarification about the rental fee for Blevins Park and why there was no rental fee for Central Park.

Councilor Lehning suggested, that when appropriate, Howey-in-the-Hills residents should get lower rates for some of the fees than non-residents.

Mayor MacFarlane asked the Town Councilors to review the document so that it could be discussed and approved at a later meeting.

Mayor MacFarlane opened Public Comment for this item only.

Peter Tuite, 300 E Croton Way – Mr. Tuite thinks that the Town should be very careful of fees and that fees are backdoor taxes.

DEPARTMENT REPORTS

7. Town Hall

Town Clerk, John Brock, explained that in the packet he had submitted the July 2022 monthly report. Mr. Brock also reminded the audience of the Charter Referendum coming up for vote on August 23rd. Mr. Brock also reminded the audience that there would be three Town Councilor seats up for election this year, seats 1, 2, and 3, and that the Election Qualifying Window had begun at noon on August 8th. Mr. Brock also reminded everyone that the final day of the Election Qualifying Window was at noon on Friday, August 19th and that, if anyone had any questions, to see him.

8. Police Department

Lieutenant George Brown reminded everyone that school was back in session and to be careful about buses and kids in the mornings.

9. Code Enforcement

Azure Botts, Code Enforcement Officer, explained a pie chart about the Code Enforcement's case load.

10. Public Works

Public Works Director, Morgan Cates, explained that the monthly reports for Public Works, Public Utilities, and "Maintenance of Sara Maude" had been submitted and were in the meeting packet. Other than those reports, Public Works had recently re-taken over the maintenance and lawn care of the cemetery. Mr. Cates also said that he had spoken with Kevin Powell from FDOT the upcoming State Road 19 improvement scheduled for 2024.

11. Library

Library Director, Tara Hall, told everyone that Howey-in-the-Hills resident, Jim Steele, had been appointed Lake County Poet Laureate.

12. Parks & Recreation Advisory Board / Special Events

Nothing to report

13. Town Attorney

Town Attorney, Tom Wilkes, gave an update on the Bernie Alimenti case against the Town.

14. Town Administrator / Finance Manager - Finance and Development Reports

Town Administrator, Sean O'Keefe, gave reminders about upcoming events and dates, including Charter Referendum Informational Meeting August 16th, Solid Waste Assessment Public Hearing September 12th, Tentative Budget and Millage Public Hearing at 5:05 pm on September 8th, and Final Budget and Millage Public Hearing at 5:05 pm on September 26th.

COUNCIL MEMBER REPORTS

15. Councilor Lehning

Councilor Lehning asked if Thompson Grove Development team had submitted anything new recently; Mr. O’Keefe explained that they had not.

16. Mayor Pro Tem Gallelli

Mayor Pro Tem Gallelli thanked everyone for their vote of confidence.

17. Councilor Klein

Councilor Klein thanked Councilor Miles for volunteering to serve on the Town Council.

18. Councilor Miles

Councilor Miles thanked the other Councilors for their support.

19. Mayor MacFarlane

Mayor MacFarlane gave compliments on the new Town Hall Staff, including Kim Bohrer and Jack Pavlik for their hard work and for how quickly they are learning their jobs. Mayor MacFarlane reminded Town Clerk Brock that the Planning and Zoning Board needed to finish their recommendation in relation to the Town’s Grid Street Policy.

Mayor MacFarlane explained that the Town needed individuals to volunteer to be on the Event Committee and Christmas Festival Committee and the Town needed volunteers for upcoming events like the Halloween event and Christmas Festival.

Lastly, Mayor MacFarlane explained that, assuming the Charter Referendum regarding the Town’s form of government passes, it had always been the intention to have Sean O’Keefe fill the role of Town Manager. Councilor Lehning also asked about the legality of not advertising the opening of the Town Manager position.

PUBLIC COMMENTS

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.

Peter Tuite, 300 E Croton Way – Mr. Tuite explained he had gotten the Florida Primary ballot and was concerned that Independents would not be showing up to vote on the Charter Referendum since they didn’t have any party primaries to vote on. Mr. Tuite also said he was concerned about SR 19 expanding and the run-off from the road going into the lakes.

Doug Hower, 444 Bellissimo Place – Mr. Hower told a story about the Sorrento library closing down and the Lake County Supervisor of Elections office taking over the property with high levels of crime around the building.

ADJOURNMENT

There being no further business to discuss, a motion was made by Mayor Pro Tem Gallelli to adjourn the meeting; Councilor Lehning seconded the motion. Motion was approved unanimously by voice vote.

The Meeting adjourned at 7:39 p.m. | Attendees: 39

ATTEST:

A blue ink signature of John Brock, written in a cursive style, positioned above a horizontal line.

John Brock, Town Clerk

A blue ink signature of Mayor Martha MacFarlane, written in a cursive style, positioned above a horizontal line.
Mayor Martha MacFarlane