



Commission Meeting Minutes

May 08, 2023
7:00 PM

25440 West Newberry Road
Newberry, Florida 32669

QUORUM CHECK

Mayor	Jordan Marlowe
Commissioners	Mark Clark Ricky Coleman Monty Farnsworth Tim Marden Tony Mazon
City Manager	Mike New
City Clerk	Judy Rice
City Attorney	Scott Walker
Staff:	
Assistant City Manager, Chief Financial Officer	Dallas Lee
Director of Planning & Economic Development	Bryan Thomas
Senior Planner	Uma Sarmistha
Executive Assistant	Randa Paul
Staff Assistant	Jeannene Mironack

CALL TO ORDER

Mayor Marlowe called the meeting to order at 7:00 PM.

APPROVAL OF AGENDA

Motion made by Commissioner Marden to move Item 3, Employee Referral Program, to after the Law Enforcement Items 4 and 5, in addition move Item 8, Drinking Water Elevated Storage Tank Loan Agreement Amendment 1, from the Consent Agenda to Agenda Items, now Item 13; Seconded by Commissioner Mazon.

Mayor Marlowe asked for public comment. There was none.

Voting Yea: Commissioner Coleman, Commissioner Clark, Commissioner Farnsworth, Commissioner Marden, Commissioner Mazon.

MOTION PASSED 5-0

INVOCATION

Pastor Stephen Wilson, First Baptist Church of Newberry

PLEDGE OF ALLEGIANCE

Sheriff Clovis Watson led the Pledge of Allegiance.

PRESENTATIONS

1. Proclamation: Historic Preservation Month

Bryan Thomas, AICP, made a PowerPoint Presentation. Mayor Marlowe read the Proclamation naming May as Historic Preservation Month in Newberry.

2. Upward Bound Presentation

Boisy Waiters, Interim Director and Coordinator, and Ebonie Bennett, Academic Coach, presented the Upward Bound Math and Science programs for potential first generation college applicants who meet Federal Low-Income levels. Santa Fe College offers two programs, Saturday Academy and a 6-week Summer Enrichment Program. They encouraged Newberry high school students to contact them at boisy.waiters@sfcollge.edu, 352-395-7107; or ebonie.bennett@sfcollge.edu, 352-381-7287; or text 855-961-3700.

4. Law Enforcement Update by Alachua County Sheriff's Office

Sheriff Clovis Watson and his command staff presented the 2022 Crime Snapshot for the City and discussed their commitment to Newberry. Sheriff Watson expressed his intent to open a substation in Newberry.

5. Newberry Police Department Update

Dallas Lee, CGFO, Assistant City Manager/CFO presented an update of the 2019 Newberry Police Feasibility Study with a PowerPoint. The current estimated annual cost for a City of Newberry Police Dept is approximately \$2.4M. The impact on our property taxes is about a 2.2 mill increase of \$300 more per residence. Discussion ensued. The Commission requested an update every few years.

3. Employee Referral Program

Dallas Lee, CGFO, Assistant City Manager/CFO presented the proposed Employee Referral Program to encourage employees to refer candidates as potential City employees and promote retention.

PUBLIC ANNOUNCEMENTS

None.

CONSENT AGENDA

Motion to approve the Consent Agenda made by Commissioner Coleman; Seconded by Commissioner Mazon.

Mayor Marlowe asked for public comment. There was none.

Voting Yea: Commissioner Coleman, Commissioner Clark, Commissioner Farnsworth, Commissioner Marden, Commissioner Mazon.

MOTION PASSED 5-0

- 6. April 24, 2023, Swearing-In Ceremony and Regular Commission Meeting Minutes**
- 7. Amendment No. 1 to Agreement between Alachua County and City of Newberry for Fire Suppression & First Response EMT / Rescue Services, No. 11359**
- 9. Engineering Services Task Order for WWTP Expansion Funding and Administrative Services**

PUBLIC HEARINGS AND ORDINANCES

- 10. Rezoning from Commercial General (CG) to Commercial, Intensive (CI) on 8.28 Acres (parcel 01924-010-004)**

Quasi-Judicial Public Hearing: Second reading of Ordinance 2023-12/LDR 23-05, an application by eda consultants, Inc., agent for Tibbetts Land Holdings, LLC, Owners, to amend the Official Zoning Atlas of the City of Newberry by changing the zoning from COMMERCIAL GENERAL (CG) to COMMERCIAL, INTENSIVE (CI) on approximately 8.28 Acres, identified by Alachua County Parcel number 01924-010-004.

Mayor Marlowe read the quasi-judicial procedures and presentation order.

City Clerk Rice swore in Bryan Thomas, AICP, Director of Planning & Economic Development

Attorney Walker read Ordinance 2023-12 by Title Only.

Mayor Marlowe asked for ex parte. There was none.

No third-party intervenor.

Director Thomas presented the staff report and recommendation with a PowerPoint.

Discussion ensued.

Attorney Walker advised the Commission of Applicable Law.

Motion to enact Ordinance 2023-12 was made by Commissioner Mazon; Seconded by Commissioner Marden.

Mayor Marlowe asked for public comment. There was none.

Voting Yea: Commissioner Coleman, Commissioner Clark, Commissioner Farnsworth, Commissioner Marden, Commissioner Mazon.

MOTION PASSED 5-0

AGENDA ITEMS

11. State Road 26 Traffic Signal for Newberry Market Development

Mike New, PE, City Manager, presented Publix's need for access driveway permits from FDOT and Alachua County. In order for FDOT to release its permit, Manager New requested that the Commission authorize the City Manager to execute three items.

- 1) A funding commitment letter to FDOT allocating funding for intersection improvements on State Road 26 in the vicinity of County Road 235 and Newberry Lane.
- 2) The Locally Funded Agreement between the Florida Department of Transportation and the City of Newberry related to funding for a traffic signal and related improvements on State Road 26 in the vicinity of County Road 235 and Newberry Lane. The City would commit to \$800,000 in funding for the traffic signal and improvements. FDOT would pay the remainder of the costs.
- 3) The Traffic Signal Funding Agreement between the City of Newberry, Alachua County, Carolina Holding Inc., and Gromax Development related to funding for a traffic signal and related improvements on State Road 26 in the vicinity of County Road 235 and Newberry Lane. The County and two private companies would commit to \$666,666.7 towards funding the FDOT above agreement. The City's remaining commitment would be \$133,333.4 towards the project.

Motion made by Commissioner Clark to authorize the City Manager to execute the three items listed above; Seconded by Commissioner Marden.

Mayor Marlowe asked for public comment. There was none.

Voting Yea: Commissioner Coleman, Commissioner Clark, Commissioner Farnsworth, Commissioner Marden, Commissioner Mazon.

MOTION PASSED 5-0

12. Presentation of the proposed timeline for revising the Newberry Comprehensive Plan.

Bryan Thomas, AICP, Director, Planning & Economic Development, presented the proposed timeline for revising the Newberry Comprehensive Plan with a PowerPoint. Public Workshops are scheduled for May 24, 2023, and June 7, 2023, at the Newberry Municipal Building. The Commission Workshop is scheduled for August 14, 2023.

8. Newberry Drinking Water Elevated Storage Tank Loan Agreement Amendment 1

Dallas Lee, CGFO, Assistant City Manager/CFO explained that this is an amendment to an existing loan agreement with the Florida Department of Environmental Protection's (FDEP) State Revolving Fund (SRF) loan program relating to the construction of an elevated storage tank (water tower) on SR26. Through planning, karst features were found on the proposed drinking water elevated storage tank site. The City contracted with Andreyev Engineering, Inc. to perform necessary geotechnical investigations of the proposed drinking water storage tank site to ensure proper site preparation and foundation support. The soil borings and all activities associated with the soil borings were estimated initially at \$26,500. The City requested an increased borrowing of the estimated \$26,500 from the FDEP SRF Program. FDEP has approved this increase in borrowing to pay for the necessary geotechnical services provided by Andreyev Engineering.

**Motion to authorize Execution of Amendment 1, to
FDEP Loan Agreement DW010810, made by
Commissioner Clark; Seconded by Commissioner
Farnsworth.**

Mayor Marlowe asked for public comment. There was none.

**Voting Yea: Commissioner Coleman, Commissioner
Clark, Commissioner Farnsworth, Commissioner
Marden, Commissioner Mazon.**

MOTION PASSED 5-0

COMMENTS

City Manager New, Commissioner Mazon, and Mayor Marlowe made comments.

MEETING ADJOURNMENT

The meeting was adjourned at 9:20 PM.

Signed and approved on this 22nd day of May 2023.

Jordan Marlowe, Mayor

Judy S. Rice, City Clerk