

**MINUTES
LAKE COUNTY
MT. PLYMOUTH-SORRENTO
PLANNING ADVISORY COMMITTEE**

FEBRUARY 13, 2007

The Mt. Plymouth-Sorrento Planning Advisory Committee met on Tuesday, February 13, 2007 at 3:30 p.m. at the Sorrento Christian Center, 32441 CR 437N, Sorrento, Florida. The Mt. Plymouth-Sorrento Planning Advisory Committee is an advisory committee for continued planning efforts within the Mt. Plymouth-Sorrento area as defined in Ordinance 2004-67.

Members Present:

G. Curtis Duffield, President
Betty Ann Christian, Secretary

Minnie Bollar
Jeanne Etter
Scott Taylor
Clark Morris

Dr. Ronald Homan
Judy Weis
Jeff Richardson

Members Absent:

Tim Bailey
Priscilla Bernardo-Drugge, Vice-President

Staff Present:

Donna Bohrer, Office Associate, Planning and Development Services
Karen Ginsberg, Senior Planner, Lake County Planning & Development
Rick Hartenstein, Senior Planner, Lake County Planning & Development

Guests:

Commissioner Linda Stewart, Lake County Board of County Commissioners
Keith Schue, Local Planning Agency member
Peggy Belflower, Local Planning Agency member

G. Curtis Duffield, President called the meeting to order at 3:36 p.m. and noted that a Quorum was present. He confirmed that Proof of Publication was on file in the Planning and Development Services Division and that the meeting had been noticed pursuant to the Sunshine Statute.

MOTION by Dr. Holman, SECONDED by Scott Taylor to accept the minutes of the January 24, 2007 as corrected.

**FOR: Duffield, Bollar, Christian, Etter, Holman, Taylor, Richardson,
Morris**

ABSENT: Bailey, Bernardo-Drugge, Weis

AGAINST: None

MOTION PASSED: 9-0

MOTION by Jeanne Etter, SECONDED by Dr. Holman to accept the minutes of the December 13, 2006 as amended.

**FOR: Duffield, Bollar, Christian, Etter, Holman, Taylor, Richardson,
Morris**

ABSENT: Bailey, Bernardo-Drugge, Weis

AGAINST: None

MOTION PASSED: 9-0

DISCUSSION ON TRAILS ALONG SR 46

Tom Eicher, Lake County Public Works, Parks & Trails, said the County has offered to purchase all CSX's rail property in Lake County. At the request of CSX the County has developed a list of priorities, which is based on the level of trail activity and connectivity. The trail proposal for this area is number three on the list.

Mr. Eicher discussed the status the County's trail projects and described the challenges of connecting trails, locally and regionally. He said some parts of the rail system have been purchase by individuals and in some instances it is even difficult to find the legal owner. He said the overall cost of one mile of paved trails can cost up to a million dollars.

There was discussion about the different types of trails, including paved and equestrian trails. Clark Morris discussed finding incentives for property owners to make their land available for trails to pass through, such as tax incentives, land sales or other governmental considerations that would encourage them participate in a community trail system, both for pedestrian and equestrian trails.

Judy Weis arrived at 3:36 p.m.

President Duffield asked about the trails in this area and asked what other "vehicles" were available besides the Rails to Trails programs. Mr. Eicher said other easements such as utility easements were a possibility. He said the trail issue had been raised with the Expressway Authority. Scott Taylor discussed potential problems with locating trails along the Expressway and suggested focusing on trail possibilities in their area. Mr. Morris asked about establishing a system of neighborhood trails. Mr. Eichler said if developers and land owners were willing to undertake that type of project, the County would be interested in linking those to other trail systems. There was discussion about the mechanics of getting a trails project underway and the importance of moving forward because of the cost of land and development pressures.

There was discussion about the resolution proposed at the last meeting. Mr. Taylor said the draft resolution had been prepared. Ms. Etter said the MPSPAC should be part of the focus for projects in this area. President Duffield suggested asking developers to provide connectivity to trails and to focus on how useful the trails are to the entire community. Ms. Etter suggested the committee begin work on Land Development Regulations (LDRs) based on the policies sent to the LPA a year ago.

Keith Schue discussed a power line easement in the area and connectivity it could provide.

Mr. Morris thought it would be useful to involve the equestrian community in the trails effort. During discussion on contacting the equestrian community, Commissioner Linda Stewart suggested a possible contact person. President Duffield said forming a subcommittee might be a viable option.

Mr. Taylor read a draft of the committee's resolution regarding trails.

MOTION by Dr. Holman, SECONDED by Jean Etter to accept the resolution/letter and to place it in the record.

FOR: Duffield, Bollar, Christian, Etter, Holman, Taylor, Weis,
Richardson, Morris

ABSENT: Bailey, Bernardo-Drugge

AGAINST: None

MOTION PASSED: 9-0

There was discussion about the status of the 2025 Comprehensive Plan and the MPSPAC policies. Mr. Taylor suggested contacting Ms. Leslie Campione regarding her offer to help the committee. Jeff Richardson believed drafting some LDRs could be done before completion of the Plan.

Judy Weis raised the issue of a recent community meeting she attended where it appeared many attendees were unaware of this committee and its purpose. Dr. Holman said there was an effort by a local church to access grant money for a gym, which would be open to the public. He described how the meeting came about and how the Chamber of Commerce became involved. Ms. Weis said some topics at that meeting were identical to the objectives of the MPSPAC. Ms. Etter said those grant monies are linked to the economic level of the residents, which affects where the money can be spent.

There was discussion about updating the MPSPAC information on the County's website and if the Canin report could be made available to the public without violating any copyright regulations.

OLD BUSINESS

The Committee thanked Mr. Taylor for the Church donation made to cover the meeting room costs.

There was discussion about setting specific agenda topics for each meeting and to focus on those issues. Mr. Taylor suggested beginning with generalities not necessarily drafting LDRs; he suggested agreeing on concepts first. He suggested they take Ms. Campione up on her offer, and Ms. Etter volunteered to contact her. Mr. Taylor said he could bring in a large draft/aerial map of Main Street so everyone could sketch out their ideas and begin to move from the abstract to specific.

Ms. Etter asked Rick Hartenstein, Senior Planner, if the MPSPAC could be notified of pending development projects. She said they did not want to make comments but just to be made aware of what projects are being considered. Mr. Hartenstein said he would address that request with staff.

PUBLIC COMMENT

Lou Frabrizio addressed made several issues raised during the meeting, including how could the community take ideas and bring them to fruition. He suggested the MPSPAC

work closely with the Chamber. He said the Chamber is not restrained by the same rules and regulations as government entities. He suggested a membership drive for the Chamber focusing on the equestrian interests and the foliage growers in the area. He agreed with Mr. Morris on the importance of having development guidelines so developers know and understand the community's vision. He suggested including landowners and developers in the discussion on the drafting of LDRs.

Keith Schue suggested tying together pedestrian and equestrian trails and suggested making that a requirement. He agreed with Ms. Weis that there was confusion at the meeting about who represented the community. He thought it was important the public understand the MPSPAC is the community's representative.

Ms. Weis said she would like to make the community more aware of the MPSPAC. Mr. Richardson suggested utilizing the County website or possibly accessing free advertising through the local cable provider. There were discussions about bulk mailings and notices in the Chamber newsletter. Dr. Holman said the Chamber and the Church are discussing community mailings. President Duffield suggested the County Attorney's Office should review that idea for any possible conflict because it involved a church. There was discussion on utilizing signage on site.

Ms. Etter suggested it might be possible to schedule regular quarterly community meetings. It was agreed to work towards quarterly meetings and develop a theme at the next meeting. Mr. Hartenstein said staff would probably be available quarterly for evening meetings.

MOTION by Jean Etter, SECONDED by Betty Ann Christian to adjourn the meeting.

FOR: Duffield, Bollar, Christian, Etter, Holman, Taylor, Weis, Richardson, Morris

ABSENT: Bailey, Bernardo-Drugge

AGAINST: None

MOTION PASSED: 9-0

The Chair adjourned the meeting at 5:17 p.m.

Donna R. Bohrer
Public Hearing Coordinator

Betty Ann Christian
Secretary