



**MT. PLYMOUTH-SORRENTO COMMUNITY
REDEVELOPMENT ADVISORY COMMITTEE
MEETING MINUTES
SORRENTO ELEMENTARY SCHOOL – CAFETERIA
24605 WALLICK ROAD, SORRENTO, FLORIDA 32776**

CALL TO ORDER – The May 15, 2013 Kick-Off meeting of the Lake County Mt. Plymouth-Sorrento Community Redevelopment Advisory Committee began at 6:08 p.m. It was noted that a quorum was present.

ATTENDANCE:

<p><u>Members/Staff Attending:</u> Dave Croson, Property Owner in Planning Area Christine Thompson, Property Owner in Planning Area Matthew Matulia, Property Owner in Planning Area Frances Nipe, Resident/Property Owner within 3-miles Timothy J. Bailey, Resident/Property Owner within 3-miles Commissioner Leslie Campione, BCC Liaison Dottie Keedy, Director, Community Services Department Erin Hartigan, Assistant County Attorney, County Attorney’s Office Linda Green, Office Associate V, Community Services Department</p>	<p><u>Members/Staff – Not Attending</u> Frances Geddes, Property Owner in Planning Area Thomas A. Van de Kieft, Resident/Property Owner within 3-miles</p> <hr/> <p><u>Others Attending:</u> Bob Otten Bettyann Christian Catherine Hanson Helen McCormick</p>
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INTRODUCTIONS

Dottie Keedy, Director, Community Services Department, introduced herself to those present and the Committee members, staff and others present introduced themselves.

Commissioner Campione opened the meeting by stating she was excited to finally have this Committee in place and is looking forward to the future of this area. She added that the funding for the Community Redevelopment Area (CRA) should be in place as property values stabilize in the area. She thanked everyone for their time and service to the Committee and the community.

ELECTION OF CHAIR AND VICE CHAIR

A motion to nominate Timothy J. Bailey as Chairman was made by Frances Nipe, seconded by Christine Thompson, and the motion was carried unanimously.

A motion to nominate Frances Nipe as Vice Chairman was made by Timothy J. Bailey, seconded by Matthew Matulia, and the motion was carried unanimously.

MEETING SCHEDULE

Discussion occurred concerning the meeting schedule and locations for future Committee meetings.

Chair Bailey suggested limiting all future meeting to one and one-half (1 ½) hours and possibly utilizing the East Lake County Library as the meeting location. It was noted that the library closes at 8:00 p.m. (*Note: It closes at 6:00 p.m. on Wednesdays; and 8:00 p.m. other weekdays.*)

Chair Bailey suggested each member act as an ex-officio liaison to other groups within the community in order to obtain additional input.

Bob Otten noted that the East Lake County Chamber could post scheduled meetings of the Committee in their newsletter and on their website.

SUNSHINE LAW AND PUBLIC RECORDS OVERVIEW

Erin Hartigan, Assistant County Attorney, County Attorney's Office, provided the Committee and guests with a PowerPoint Presentation in which she discussed the functions, powers and duties of the Committee.

She also covered the Sunshine Law as it relates to the Committee and explained its purpose. She noted three major requirements of the Sunshine Law, which are: reasonable notice must be given; meetings must be open to the public; and that Minutes of meetings must be taken and recorded. Ms. Hartigan discussed some violations of the Sunshine Law and the consequences associated with such.

Ms. Hartigan explained that courts have said that use of an "Evasive Device" to communicate with fellow Board/Committee members would constitute a Sunshine Law violation. An "Evasive Device" would include using staff, lobbyists, or other means to seek other members' positions about issues or circulating written reports/statements to elicit responses or positions of other Committee members on issues.

Ms. Hartigan mentioned that because Commissioner Campione is not a "voting member" of the Committee, any member may talk to her about Committee business on a one-on-one basis.

Ms. Hartigan further discussed Florida Ethics Laws, Misuse of Public Position, Gifts, Unauthorized Compensation, Voting Conflicts of Interest, Public Records Law, and Social Networking.

EDUCATIONAL RESOURCES FOR REDEVELOPMENT INFORMATION

Dottie Keedy, Director, Community Services Department, reviewed the educational resources she provided to the Committee regarding CRAs. She added after the proposed Redevelopment Plan is written it will go to the Board of County Commissioners (BCC) for their approval and input then the Tax Increment Funding (TIF) Resolution would need approval. She noted that the timeframe for the TIF to go to the Property Appraiser would be approximately June 2014.

Ms. Keedy reminded the Committee that the CRA Redevelopment Plan must be in compliance with the Lake County Comprehensive Plan and provided the group with a copy of the policies in the Comprehensive Plan relating to the Mt. Plymouth-Sorrento area.

Chair Bailey confirmed that this Committee acts as an advisory to the BCC and the BCC is the CRA.

Ms. Keedy encouraged the group to attend the Florida Redevelopment Association (FRA) Annual Conference that will be taking place in Tampa, FL this year. More information concerning the conference may be found at: <http://redevelopment.net/annual-conference/>.

Chair Bailey questioned Ms. Hartigan whether Committee members may attend the FRA Conference at the same time, to which Ms. Hartigan responded that she would check on that instance. *(Note: Ms. Hartigan followed up with answers to this question and others – see attached.)*

Ms. Keedy noted she has provided the Committee with a copy of the Immokalee Area CRA due to its similarity with the Mt. Plymouth-Sorrento area.

Chair Bailey stated that the Committee should utilize the Immokalee Area CRA goals as a template for their own CRA.

Ms. Keedy mentioned that the goals may be created in phases. She added that the Redevelopment Plan needs to project revenues and list the projects that the funds are spent on. She also stated that the Redevelopment Plan may be amended, at any time, as necessary.

Ms. Keedy reviewed the Future Land Use, CRA/Wekiva Parkway Boundary, and Wekiva Trail maps provided to the Committee.

Chair Bailey indicated he would like the City of Mt. Dora to provide a presentation, at some time in the future, to the Committee on their Commerce Park/Employment Center located near the CRA.

Ms. Keedy mentioned that she would also ask Mike Woods, with the Lake-Sumter Metropolitan Planning Organization, to make a presentation to the Committee on the proposed Wekiva Trail.

DISCUSSION OF PREVIOUS STUDIES FOCUSING ON MPS AREA

Ms. Keedy initiated a discussion concerning a previous Framework Study within the Mt. Plymouth-Sorrento area done by Miller-Sellen in June 2003. To which Chair Bailey commented that each Committee member should review this study and that the Comprehensive Plan was based upon this study.

NEXT STEPS

Ms. Keedy noted that she would provide the current Finding of Necessity document to the Committee members. She added that the Committee needs to develop both short and long-term goals.

Chair Bailey stated that the Committee needs to focus their attention on their goals, the Immokalee Area CRA, and the Framework Study.

Chair Bailey requested Catherine Hanson, due to her having served as a Lake County Commissioner during the time the Framework Study was written; discuss the study at the next meeting. He also noted he would like to further review the Immokalee Area CRA at the next meeting.

Discussion occurred among the group how to get the word out of the meetings of the Committee, their ideas, and how to obtain input from others in the community. Some of the suggestions were to spread their message via press releases, emails, notices in grocery stores, and possibly create a webpage with a link to the CRA on the County's website.

Discussion occurred concerning holding the next meeting at this same location, Sorrento Elementary School, provided it was available and approval from school officials could be secured. It was determined that Wednesday's at 6:00 p.m. was best for most members.

Chair Bailey requested each member to review the Immokalee Area CRA and create some goals to review. It was noted that Ms. Keedy would email the Framework Study to each member.

ADJOURNMENT

There being no further business to be brought to the attention of the Committee, a motion to adjourn the meeting at 7:22 p.m. was made by Dave Croson, seconded by Frances Nipe, and the motion was carried unanimously.

It was noted that the next regular meeting is scheduled for Wednesday, June 19, 2013 at 6:00 p.m.

Prepared By:



Linda Green
Office Associate V

May 22, 2013

Date