

**TOWN COMMISSION REGULAR MEETING  
TUESDAY, JANUARY 8, 2019  
HISTORIC TOWN HALL  
7:00 P.M.**

**CALL TO ORDER:**

Mayor Stark called the meeting to order at 7:01 p.m.

The Pledge of Allegiance was recited and the Invocation given.

**ROLL CALL:**

COMMISSIONERS PRESENT:                      Commissioner McMullen  
   Commissioner Polland  
   Commissioner Ramos  
   Vice Mayor Satterfield  
   Mayor Stark

COMMISSIONERS ABSENT:                      None

**EX PARTE COMMUNICATION:**

None

**PRESENTATION(S):**

Introduction of Paul Luck with Landeavor

Town Planner Jay Marder introduced Paul Luck. He is the developer/builder for Oakland Park.

Mr. Luck stated that he has been doing this kind of work all his life. He has worked in Maryland and in Celebration, Florida. His father was a builder and developer. He has met with Mike Morrissey, Jay Marder, Jeff Richardson and Mike Parker. He has had a large event at the Oakland Park Clubhouse in Winter Garden. There were approximately 130 residents in attendance. He commented that the resale market in Oakland Park is very strong. They want to sell lots online this summer. One house has sold for \$1.2 million.

Mayor Stark thanked Mr. Luck for coming in. She asked when the Oakland phase of Oakland Park would be started.

Mr. Luck commented that land clearing would begin in two weeks.

Mayor Stark wanted to know when homes when be coming.

Mr. Luck replied that model homes should be coming in April or May this year. He expects the first delivered home to be in January 2020.

Mayor Stark suggested that the developer hold a couple of public meetings to go over the agreements. Every agreement that the Town has made regarding the Oakland Park project will remain in place.

Town Manager Koontz asked Mr. Luck to send him a short memo regarding the commencement of site work.

Commissioner Polland stated that there is supposed to be some beautification projects along the Motomassek.

Public Works Director stated that the beautification will be in a later phase.

**PUBLIC FORUM:**

None.

Director Parker introduced a lady in the audience as a fairly new resident in Johns Landing.

**CONSENT AGENDA**

- a. Minutes – 12-11-18 Town Commission Regular Meeting
- b. Website Policy
- c. Filling Board Vacancies

Commissioner Ramos asked who would be trained on the Website.

Administrative Services Manager Elise Hui answered that there is at least one person in each department that would be trained.

Commissioner Polland talked about a potential app to be able to access work sessions from a phone.

Manager Koontz stated that we would look into it with Civic Plus.

Mayor Stark commented that she really liked the memo on Filling Board Vacancies. She said that there is a lot of good information in the Consent Agenda.

**MOTION** was made by Vice Mayor Satterfield, seconded by Commissioner Polland, to approve the Consent Agenda as presented.

AYE: McMullen, Polland, Ramos, Satterfield, Stark

NAY: None

**OTHER POLICY MATTERS:**

Legislative Update

Manager Koontz provided a PowerPoint presentation and explained that he hopes to go to bid on the area of Sadler Street up to Tubb Street in February or March. The Lobbyists are setting up meetings with legislators. He described the next phase of sewer development. He wants to request two million dollars from Legislature for the next phase of the Town's wastewater project.

Commissioner Ramos asked if there was a deadline for using the \$2.35 million that the Town has already been approved for.

Manager Koontz replied that we have a lot of time to use it and we can also get extensions if necessary.

Director Parker commented that he and the Manager have met with shareholders.

Vice Chairman Satterfield wanted to know the status of moving forward with sewer connections.

Manager Koontz stated that we will be doing work sessions on the Utility Code and that will provide a lot of information. There may need to be more than one.

Mayor Stark said that there are several factors involved.

Director Parker stated that there needs to be at least 2 work sessions on the Utility Code.

Mayor Stark suggested reaching out to Drew Bartlett with the Department of Environmental Protection. He is someone the Town needs to have a relationship with.

Manager Koontz stated that he is putting together some initiatives and priorities that he will bring to the first Commission meeting in February.

Commissioner McMullen asked Director Parker when the wastewater flier would be ready. He also wanted to know when the Legislators would be here. He wanted dates of round table discussions.

Director Parker said that the flier would be ready by next Commission meeting.

Manager Koontz stated that the Legislators would be here next week.

Mayor Stark reported that she would be going to Tallahassee in March for Legislative Days.

**MOTION** was made by Commissioner Ramos, seconded by Commissioner Polland, to authorize the Town Manager to make a request to Legislature for two million dollars to further our wastewater project.

Mayor Stark asked if anyone in the audience had any questions. No one had any questions.

AYE: McMullen, Polland, Ramos, Satterfield, Stark

NAY: None

RaceTrac – 1<sup>st</sup> Amendment to the Development Agreement

Town Planner Marder provided a PowerPoint presentation. He pointed out that the internal streets within this project needed to be re-milled. There will be a property owners association in place.

Planner Marder recommended approval of the Amendment. He commented that Tom Sullivan was present for any questions.

Mayor Stark asked what they are approving.

Manager Koontz answered that the road is not being moved as originally planned. He pointed out the location of the road within the project and showed the difference.

Attorney Becky Vose stated that originally the property owner's association was to be in place right away, but there was no need for it at this time, so it can wait.

Mike Morrissey, the Town Architect and the Town's Building Official have been part of this from the beginning and are still part of it.

Commission was glad to hear that they are part of it.

**MOTION** was made by Commissioner Polland, seconded by Vice Mayor Satterfield, to approve the First Amendment to the RaceTrac Development Agreement.

AYE: McMullen, Polland, Ramos, Satterfield, Stark

NAY: None

**MAYOR & COMMISSION REPORTS:**

Director Parker – reported that the roof repairs at the School on buildings C and D are totally complete.

Commissioner Ramos asked for an update on the Arts & Heritage Center.

Director Parker reported that there has been a change order on the footers.

Manager Koontz reported that the Town has received the first disbursement from the grant.

Mayor Stark reported that there are 2 committed donors for the Capital Campaign so far. The Committee is planning a reception for builders and developers and whoever the Commissioners would like to add to the list. It will be in February.

Manager Koontz announced that the Dr. Martin Luther King, Jr. ceremony will be on January 18. He also reported that he has provided an invitation to the Mayor and Commissioners for Mayor Gary Bruhn's Farewell on February 26.

Mayor Stark reported that the Big Orange Awards is on February 1. She and the Commissioners let the Town Clerk know how many would be attending.

**ADJOURNMENT**

There being no further business, Commissioner McMullen adjourned the meeting at 8:03 p.m.

TOWN OF OAKLAND:

  
KATHY STARK, MAYOR

ATTEST:

  
KIMBERLY GAY, TOWN CLERK