

April 14, 2014

The City Council held the April Meeting. In attendance were Mayor Martha Evans, Councilmembers Lara Edwards, Eddie Evans, Nathan Lewis and Glenn Rudd.

The minutes from the March meeting were approved as presented on a motion by Lara Edwards, seconded by Glenn Rudd and passed 5/0 by the council.

Citizen Discussion:

John Dunning, Pastor, Spirit Life Church announced that the National Day of Prayer will be held here on May 1, 2014 from Noon – 1:00 p.m. Pastors from all the local churches will be participating.

David Edwards – urged the Council to consider closing a two block section of Rose Street during Worm Gruntin Festivals.

Catherine Haynes – discussed with the council drainage problems on Faith and Summer Streets.

The Council held the second advertised public hearing on Ordinance 2014-03 amending the City Land Development Code.

Eddie Evans made a motion to adopt Ordinance 2014-03,

AN ORDINANCE OF THE CITY OF SOPCHOPPY, FLORIDA AMENDING THE CITY OF SOPCHOPPY LAND DEVELOPMENT CODE SECTIONS 101- TO REFLECT CHANGES IN THE STATE LAW DESIGNATION OF THE COMMUNITY PLANNING ACT; AMENDING SECTIONS 101-37, 101-39 AND 101-42 TO REQUIRE DISCLOSURE AND CONSIDERATION OF STORAGE OF HAZARDOUS WASTE DURING THE DEVELOPMENT REVIEW PROCESS; AMENDING SECTION 101-41 TO REFLECT CHANGES IN STATE LAW AND SPECIFY ISSUES FOR AGENCY REVIEW; AMENDING SECTION 105-27 TO RECOGNIZE FEDERAL AND STATE REGULATORY AUTHORITY OVER OFFSITE STORMWATER IMPACTS AND TO REQUIRE PERIODIC INSPECTION AND MAINTENANCE OF STORMWATER FACILITIES; AMENDING CHAPTER 109 TO REQUIRE SURVEYS OF SITES KNOWN TO CONTAIN ARCHEOLOGICALLY OR HISTORICALLY SIGNIFICANT STRUCTURES OR ARTIFACTS; AMENDING SECTIONS 111-3 REGARDING POTABLE WATER AND WASTE WATER CONCURRENCY; AND AMENDING CHAPTER 119 PERTAINING TO ZONING BY CREATING AND DEFINING THE CONSERVATION OVERLAY DISTRICT AND DOWNTOWN OVERLAY DISTRICT, CREATING AN INDUSTRIAL ZONING DISTRICT AND DEFINING PERMISSIBLE USES THEREIN AND DELETING THE MODERATE DENSITY RESIDENTIAL ZONING DISTRICT; ADOPTING THE CITY OF SOPCHOPPY ZONING MAP; PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY AND PROVIDING AN EFFECTIVE DATE.

The motion to adopt Ordinance 2014-03 was seconded by Lara Edwards and passed 5/0 by the Council.

The City held a referendum April 1, 2014 regarding amending Chapter 8, changing the city election date and terms of office. The referendum read: Shall the Charter of the City of Sopchoppy be amended to read: The term of each member of the City Council shall be for four years and shall begin on the first

Monday following the general election in which that member is elected. The referendum passed with 29 voting yes and 8 voting no. The Council held the first public hearing on Ordinance 2014-04,

AN ORDINANCE OF THE CITY OF SOPCHOPPY AMENDING CHAPTER 8, CODE OF ORDINANCES TO CHANGE THE DATE OF THE CITY ELECTIONS; SET CORRESPONDING DATES FOR CANDIDATE QUALIFICATION; EXTEND TERMS OF CURRENT COUNCIL MEMBERS TO COINCIDE WITH THE NEW ELECTION DATES; PROVIDING FOR SEVERABILITY AND PROVIDING AN EFFECTIVE DATE.

Chris Cayer of the firm Brooks, Harrison, and Cayer, Certified Public Accountants, presented the 2012-2013 Audit of the City of Sopchoppy. Eddie Evans made the motion to approve and accept the audit, the motion was seconded by Glenn Rudd and passed 5/0 by the council.

Eddie Evans made the motion to purchase a parcel of land identified on the county records as part of Tax ID# 12-05S-03W-000-01046-000, from Samuel and Deborah Logan for the amount of \$7,500. The motion was seconded by Nathan Lewis and passed on a 5/0 vote of the Council.

A tract of land in the Northwest ¼ of the Northwest ¼ of the Southwest ¼ of Section 13, Township 5 South, Range 3 West, Wakulla County described as follows: Bounded on the North by the Southerly maintained right of way of McKenzie Place, a county maintained road: Bounded on the East by a line lying 361.5 feet Easterly of parallel to the Easterly maintained right of way of Park Avenue, a county maintained road; Bounded on the South by the North line of the following described parcel: A tract of land in the NW ¼ of NW ¼ of /SW ¼ of Section 13, Township 5 South, Range 3 West described as follows:

Commencing on the South boundary of the SW ¼ of said Section 13 at a point 757 feet East from the SW corner of said Section 13, run thence North 10 degrees 58' 30" East, a distance of 1043.25 feet; thence North 1 degree 57' East, a distance of 1556.80 feet; thence South 88 degrees 43' West, a distance of 869.5 feet to the point of beginning; run thence South 1 degree 17' East, a distance 361.5 feet; thence South 88 degrees 43' West, a distance 361.5 feet; thence North 1 degree 17' West, a distance 361.5 feet; thence North 88 degrees 48' East, a distance of 361.5' to the point of beginning. Bounded on the West by the Easterly maintained right of way of Park Avenue, a county maintained road.

Eddie Evans made the motion to accept the County's offer to pay ½ the repair cost of the main lift station pump, \$9,462.16, and authorizing the city to pay half the repairs in the same amount, seconded by Lara Edwards and passed 5/0 by the Council.

The Council was presented the appraisal report prepared by Rhonda Carroll, MAI, State Certified Real Estate Appraiser, on two properties located in the downtown area.

1. Brett Property: a rectangular to irregular shaped parcel containing .25 acres of land area located on the west side of Winthrop Avenue. The parcel is moderately wooded and contains a dilapidated manufactured home. The previous postal address was 76 Winthrop Avenue. The appraised value of this property is \$5,000.
2. Crane-Geiger Property: A rectangular to trapezoidal shaped property containing .39 acres of land area. Moderately wooded, no improvement. The property is landlocked and the appraised value is \$2,500.

The Council requested that Attorney Dan Cox send a letter to the owners of the Crane-Geiger property informing them of the city's interest in purchasing the property.

Leonard Tartt shared that he had been asked to inform the Council that the 43 acre Revell property located across from the City Park on Park Avenue is for sale and can be purchased for near appraised value.

Public Works Director Leonard Tartt and City Clerk Jackie Lawhon requested that the Council consider purchasing a radio read meter reading system. The Council asked that staff gather some information from other systems on the satisfaction and/or problems they experience with this type system. A presentation to the Council will be made at the next meeting.

Mr. Tartt reported that he has spoken with Hydra Engineering and Preble Rish regarding the TCC Environmental Center and that they are looking at using cooling towers and cisterns instead of geothermal wells.

David Edwards reported that the Charter Review Committee is meeting and that two of the recommendations coming from the committee will be Non-Partisan Elections and single member districts. There will be public hearings on these recommendations. He also noted that the County is currently working on a Master Plan which will show allowable users and build-outs by zones.

The Council approved the financial and adjustment reports as presented by the Clerk on a motion made by Eddie Evans, seconded by Glenn Rudd

The clerk informed the council that she is getting prices for some repairs that need to be done at the City Park large pavilion, showers and bathrooms.

The meeting adjourned on a motion by Eddie Evans, seconded by Nathan Lewis and passed 5/0 by the council.