

# Meeting of the City Commission

## Agenda - Regular Session

City Hall - Commission Chambers

Tuesday, January 28, 2025, 5:30 PM



PROUD Heritage | PROMISING Future

<u>CITY COMMISSION</u>	<u>CITY OFFICIALS</u>
Scott Black, Mayor Normita L. Woodard, Mayor Pro-Tem Kristin Church, Commissioner Ann E. Cosentino, Commissioner James D. Shive, Commissioner	Marieke vanErven, Acting City Manager Angelia Guy, City Clerk Patrick Brackins, City Attorney Peter Altman, Finance Officer

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### A. MEETING PROCEDURES

The City Commission will be meeting in person. As an alternate option, the public may attend virtually. The virtual meeting will be in “watch/listen mode” only; no public comments will be taken virtually.

**To join the Zoom Meeting by computer or smart device:**

<https://us06web.zoom.us/j/87280176542?pwd=XdPqdpYir3j1RaeWapSTyJAvaaaxtc.1>

To join by phone, dial: 1 929 205 6099

**Meeting ID: 872 8017 6542**

**Passcode: 101833**

**Public Comment:** If you are present in the Commission Chambers, you will be limited to **three minutes** to make your comments as is the usual rule of procedure for City Commission meetings, except for matters heard in a quasi-judicial capacity. Public comments will not be taken virtually.

**Submission of Presentations:** For security purposes, the City cannot accept jump drives or other USB devices. Please contact the City Clerk for more information.

### B. CALL TO ORDER

- B.1.** Invocation given by Commissioner Shive then followed by the Pledge of Allegiance.
- B.2.** Roll Call
- B.3.** Changes or Modification to the Agenda

B.4. Disclosure of any known conflicts of interest regarding an agenda item.

**C. PRESENTATIONS**

**D. PUBLIC COMMENTS**

**E. CONSENT AGENDA**

E.1. Approve Resolution 2025-01 Dade City Water Asset Management Plan 6 - 395

**RESOLUTION NO. 2025-01**

**A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DADE CITY, FLORIDA, ADOPTING THE CITY OF DADE CITY WATER SYSTEM ASSET MANAGEMENT PLAN (2025); PROVIDING FOR THE IMPLEMENTATION OF ADMINISTRATIVE ACTIONS; PROVIDING FOR SEVERABILITY; PROVIDING FOR SCRIVENER'S ERROS; CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.**

[Agenda Memo - Approve Resolution 2025-01 Dade City Water Asset Management Plan - Html](#)

[Dade City Water System Asset Managment Plan 1-3-25](#)

[Resolution 2025-01 Water Asset Management Plan](#)

**F. CONSIDERATION OF ITEMS REMOVED FROM CONSENT AGENDA (IF ANY)**

**G. PUBLIC HEARINGS**

G.1. Summit View 1B Part 2 Preliminary Plan - **Continued to February 11, 2025**

G.2. Summit View II Preliminary Plan \_\_\_\_\_ 396 - 491

[Agenda Memo - Preliminary Plan - Pdf](#)

[Agenda Memo - Preliminary Plan - Html](#)

[Summit View II Staff Report](#)

[Attachment A Summit View II Preliminary Plan Signed and Sealed](#)

[Attachment B 2021-05 Ordinance Rezoning PD-R](#)

[Attachment C- Summit View II Landscape Plan](#)

[Attachment D- Summit View II Parks Plan](#)

**H. PUBLIC HEARING - INTRODUCTION & FIRST READING OF PROPOSED ORDINANCES**

H.1. **ORDINANCE No. 2025-01** 492 - 500

**AN ORDINANCE OF THE CITY OF DADE CITY AMENDING SECTION 74-38 (COLLECTION FEES; CLASSIFICATION) OF CHAPTER 74 (SOLID WASTE), ARTICLE 11 (COLLECTION AND DISPOSAL), OF THE CODE OF ORDINANCES OF THE CITY OF DADE CITY TO AMEND THE FEE SCHEDULE FOR THE COLLECTION OF SOLID WASTE, RECYCLABLES, AND LANDSCAPE WASTE (YARD TRASH); PROVIDING FOR CONFLICTS, CODIFICATION, SEVERABILITY, AND AN EFFECTIVE DATE**

[Agenda Memo - Proposed Ordinance amending Solid Waste Fees - Html](#)

[430 Sanitation History](#)  
[Ord. 2025-XX business-impact-estimate](#)  
[2025-01 Ordinance Updating Solid Waste Collection Fees](#)

**I. PUBLIC HEARING - ADOPTION & SECOND READING OF PROPOSED ORDINANCES**

- |      |  |              |
|------|--|--------------|
| I.1. | Ordinance 2024-05 - Article 3 and Article 5 Land Development Regulations | 501 -<br>516 |
|------|--|--------------|

**ORDINANCE NO: 2024-05**

AN ORDINANCE OF THE CITY OF DADE CITY, FLORIDA, AMENDING THE CITY'S LAND DEVELOPMENT REGULATIONS, ARTICLE 3, SECTIONS 3.3.2(A) RS DISTRICTS AND 3.3.2(B) RG: RESIDENTIAL DISTRICTS RELATING TO LOT AREA AND WIDTH; AMENDING SECTIONS IN ARTICLE 3 ENTITLED "LIST OF RESIDENTIAL DISTRICTS AND SPECIFIC PURPOSES" OF THE DADE CITY LAND DEVELOPMENT REGULATIONS AND ARTICLE 5, SECTION 5.2 MEASUREMENTS AND EXCEPTIONS, TABLE 5.1-2 ENTITLED "TABLE OF DIMENSIONAL STANDARDS IN THE RESIDENTIAL ZONING DISTRICTS" RELATING TO MAXIMUM LOT COVERAGE INCLUDING ACCESSORY USES AND DIMENSIONAL STANDARDS; PROVIDING FOR LEGISLATIVE FINDINGS AND INTENT; PROVIDING FOR CODIFICATION AND SCRIVENER'S ERRORS; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; PROVIDING A SAVINGS CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

[Agenda Memo - Ordinance 2024-05 - Article 3 and Article 5 Land Development Regulations - Html](#)  
[Ordinance 2024-05 Staff Report](#)  
[Ord 2024-05 LDR Amendments Art 3 and 5 2nd Reading](#)  
[Attachment B - Affidavit of Publishing](#)  
[Ord. 2024-05 business-impact-estimate](#)

**J. UNFINISHED BUSINESS**

**K. NEW BUSINESS**

- |      |   |              |
|------|---|--------------|
| K.1. | Appointment of Planning Board Member to Seat 4<br><a href="#">Agenda Memo - Appointment of Planning Board Member to Seat 4 - Html</a><br><a href="#">Johnathan McKeen-Chaff Dade City Board Application</a> | 517 -<br>519 |
| K.2. | Appointment of Planning Board Member to Seat 2<br><a href="#">Agenda Memo - Appointment of Planning Board Member to Seat 2 - Html</a>   | 520          |
| K.3. | Resolution 2025-04 Building Service Fund Declaration of Intended Use of Funds   | 521 -<br>523 |

**RESOLUTION 2025-04**

A RESOLUTION BY THE CITY COMMISSION OF THE CITY OF DADE CITY, FLORIDA, DECLARING ITS POLICY AND INTENTION TO UTILIZE EXCESS FUNDS GENERATED FROM PERMIT FEES AND OTHER CHARGES/FEES

GENERATED BY THE BUILDING SERVICE FUND ACTIVITIES FROM THE FISCAL YERA 2024-2025, INCLUDING RESERVES FROM PRIOR FISCAL YEARS, FOR THE PURPOSE OF CONSTRUCTING A NEW BUILDING FOR THE BUILDING DEPARTMENT; PROVIDING FOR LEGISLATIVE FINDINGS; PROVIDING FOR REPEALER; PROVIDING FOR DIRECTIONS TO THE CITY MANAGER; PROVIDING FOR SEVERABILITY; PROVIDING FOR SCRIVENER'S ERRORS; AND PROVIDING FOR AN EFFECTIVE DATE.

[Agenda Memo - Resolution 2025-04 Permit Fee Utilization - Html](#)  
[Resolution 2025-04 Permit Fee Utilizaiton \(d.2\)](#)

K.4.

**RESOLUTION NO. 2025-05**

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A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF DADE CITY, FLORIDA, REPEALING RESOLUTION 2022-03 FOR THE RULES AND REGULATIONS FOR THE CITY OF DADE CITY CEMETERY RELATING TO THE BEAUTIFICATION AND DECORATION OF PLOTS; PROVIDING FOR THE REPEAL OF PRIOR RULES AND REGULATIONS; AND PROVIDING FOR AN EFFECTIVE DATE.

[Agenda Memo - Resolution 2025 - Html](#)  
[Resolution 2025-05Cemetary Rules](#)  
[Exhibit A - Cemetery Rules](#)

K.5. Review and Discuss Draft of Ordinance 2024-06 Florida WaterStar Certification

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**ORDINANCE NO.: 2024-06**

AN ORDINANCE OF THE CITY OF DADE CITY, FLORIDA, CREATING A NEW SECTION TO CHAPTER 98, ARTICLE II, SECTIONS 98-56 THROUGH 98-62 OF THE CITY OF DADE CITY ORDINANCES; ESTABLISHING FLORIDA WATER STAR CERTIFICATION REQUIREMENTS FOR NEW CONSTRUCTION; PROVIDING FOR APPLICABILITY; PROVIDING FOR REPEALER; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN CODE; AND PROVIDING FOR AN EFFECTIVE DATE.

[Agenda Memo - Review and Discuss Draft of Ordinance 2024-06 Florida WaterStar Certification - Html](#)  
[DRAFT Ordinance 2024-06 WaterStar Certification](#)

## L. CITY ADMINISTRATION ITEMS (IF ANY)

L.1. City Manager

L.2. City Clerk

L.3. Finance Officer

L.4. City Attorney

L.5. Police Chief

- L.6. Interim Community & Economic Development Director
- L.7. Public Works Director
- L.8. Utilities Director

**M. COMMISSIONER ITEMS**

**N. PUBLIC COMMENTS (FOR ITEMS NOT ALREADY DISCUSSED)**

**O. NOTED ITEMS**

- O.1. First Quarter Financial Report

[Agenda Memo - Financial Report as of 12/31/2024 - First Quarter - Html  
1st Quarter FYE25 Financial Report](#)

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**P. ADJOURNMENT**

**FOOTER TEXT**

**CHAMBER RULES:**The Dade City Commission welcomes comments from the public regarding non-agenda items during the Public Comment portions of the meeting and agenda items as scheduled. Any person desiring to address the Commission shall secure the permission of the Presiding Officer to do so. Each person addressing the city commission shall do so from the podium, shall remain at the podium at all times during their remarks and shall give their name and address in an audible tone of voice for the record prior to beginning their remarks. Any person wishing to approach the dais from the podium to submit materials to the commission must first seek and receive permission from the presiding officer before approaching the dais. Unless further time is requested and granted by the city commission, each person addressing the city commission shall limit their address to three minutes. All remarks shall be addressed to the city commission as a body and not to any individual member of the city commission, city officer or city employee. No person other than the city commission and the person having the floor, shall be permitted to enter into any discussion, either directly or through a member of the city commission, without permission from the providing officer. No question shall be asked of an individual city commissioner, or city official or city employee except through the presiding officer. Any person making obscene, impertinent, slanderous, vulgar, or abusive remarks or who shall become violent, belligerent, or boisterous while addressing the city commission shall be instructed by the presiding officer to cease making such remarks or engaging in such conduct. If the person fails to comply with the presiding officer's instruction(s), then they may be removed from the Commission Chambers upon the presiding officer's directive, unless permission to continue is granted by a majority of the city commission. Public Comment shall be governed by Florida law if the matter is quasi-judicial (variances, rezoning, etc.) Please silence your cellphones during all meetings.

**APPEALS:** Any person desiring to appeal any decision made by the City Commission with respect to any matter considered at any meeting or hearing will need a record of the proceedings and may need to ensure that a verbatim record of the proceedings is made which includes the testimony and evidence upon which the appeal is based.

**DISABILITY:** If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled at no cost to you to the provision of certain assistance within two (2) working days of your receipt of this notice. Please contact the Dade City Clerk's office, P.O. Box 1355, Dade City, FL 33526-1355; (352) 523-5052 for further assistance and information.