

ISLAMORADA VILLAGE OF ISLANDS

AGENDA



REGULAR VILLAGE COUNCIL MEETING

December 1, 2011

Regular Village Council Meeting

5:30 PM

Islamorada Founders Park Community Center

87000 Overseas Hwy,

Islamorada, FL 33036

VILLAGE COUNCIL

Michael Reckwerdt, Mayor

Ken Philipson, Vice Mayor

Don Achenberg, Councilman

Ted Blackburn, Councilman

Dave Purdo, Councilman

Edward Koconis, Village Manager

Debra Eastman, Village Clerk

Weiss, Serota, Helfman, Pastoriza, Cole & Boniske, Village Attorneys

Our Mission: λ to Protect the Resident's Right to Quiet Enjoyment of Life
 λ to Plan for Enhancing Our "Village" Character
 λ to Preserve Our Community: Its People, Natural Resources, and Pride
 λ to Provide Basic Services to Support Our Quality of Life



**ISLAMORADA, VILLAGE OF ISLANDS
REGULAR VILLAGE COUNCIL MEETING**

**Founders Park Community Center
87000 Overseas Hwy
Islamorada, FL 33036
December 1, 2011
5:30 PM**

I. CALL TO ORDER\ROLL CALL

II. PLEDGE OF ALLEGIANCE

III. ELECTION OF MAYOR AND VICE MAYOR

IV. PRESENTATIONS

- A. Monroe County Mayor David Rice and Monroe County Administrator Roman Gastesi, Jr. to Address Wastewater Funding Options

V. PUBLIC COMMENT

VI. AGENDA: Request for Deletion / Emergency Additions

VII. CITIZENS' ADVISORY COMMITTEE UPDATES

- A. Historic Preservation Commission – No Report
- B. Land Acquisition Advisory Committee – No Report
- C. Landscape Advisory Committee – No Report
- D. Local Planning Agency – No Report
- E. Near Shore Water Support Citizens' Advisory Committee – No Report
- F. Parks and Recreation Citizen's Advisory Committee – No Report
- G. Water Quality Improvement Citizens' Advisory Committee – No Report
- H. Workforce / Affordable Housing Citizens' Advisory Committee – No Report
- I. Citizens' Financial Advisory Committee – No Report

VIII. WASTEWATER MATTERS

- A. Wastewater Update

TAB 1

IX. QUASI-JUDICIAL

X. CONSENT AGENDA

(All items on the Consent Agenda are considered routine by the Village Council and will be approved by one motion. There will be no separate discussion of these items unless a Councilmember so requests, in which event, the item will be moved to the Main Agenda.)

- A. Minutes: TAB 2**
November 10, 2011 Village Council Workshop
November 10, 2011 Regular Village Council Meeting

- B. Resolution Approving Letter of Agreement with Government Services TAB 3**
Group for Existing Assessments for FY 12-13

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA APPROVING THE LETTERS OF AGREEMENT BETWEEN GOVERNMENT SERVICES GROUP, INC. AND ISLAMORADA, VILLAGE OF ISLANDS TO PROVIDE SPECIALIZED PROFESSIONAL SERVICES TO ASSIST WITH CONTINUED DEVELOPMENT AND IMPLEMENTATION OF NON-AD VALOREM ASSESSMENT PROGRAMS FOR WASTEWATER, STORMWATER AND SOLID WASTE; AUTHORIZING VILLAGE OFFICIALS TO IMPLEMENT THE TERMS AND CONDITIONS OF THE AGREEMENTS; AUTHORIZING THE VILLAGE MANAGER TO EXPEND BUDGETED FUNDS; WAIVING COMPETITIVE BIDDING; AUTHORIZING THE VILLAGE MANAGER TO EXECUTE THE AGREEMENTS; AND PROVIDING FOR AN EFFECTIVE DATE

XI. ORDINANCES

- A. First Reading – Amendment to the Flood Plain Ordinance TAB 4**

AN ORDINANCE OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, AMENDING CHAPTER 6 “BUILDINGS AND BUILDING REGULATIONS,” ARTICLE III “FLOODPLAIN MANAGEMENT STANDARDS” OF THE CODE OF ORDINANCES TO PROVIDE FOR UPDATES AND CHANGES CONSISTENT WITH FEDERAL EMERGENCY MANAGEMENT AGENCY REQUIREMENTS AND STANDARDS; AND TO FURTHER IMPLEMENT AND ENFORCE THE PROCEDURES REQUIRED IN THE BIOLOGICAL OPINION PREPARED BY THE U.S. FISH AND WILDLIFE SERVICE FOR THE FEDERAL EMERGENCY MANAGEMENT AGENCY; PROVIDING FOR REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR SEVERABILITY; PROVIDING FOR

INCLUSION IN THE CODE; PROVIDING FOR TRANSMITTAL TO THE STATE DEPARTMENT OF ECONOMIC OPPORTUNITY; AND PROVIDING FOR AN EFFECTIVE DATE

- B.** Second Reading – Official Zoning Map Amendment (FLRZ-10-03)
for 75700 Overseas Highway

TAB 5

AN ORDINANCE OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, GRANTING THE REQUEST BY PLANMAC COMPANY INC., TO AMEND THE *OFFICIAL ZONING MAP* FROM RESIDENTIAL ESTATE (RE) TO MULTIFAMILY (MF) FOR A PARCEL LOCATED AT 75700 OVERSEAS HIGHWAY AND FURTHER DESCRIBED IN EXHIBIT “A;” PROVIDING FOR THE TRANSMITTAL OF THIS ORDINANCE TO THE STATE DEPARTMENT OF ECONOMIC OPPORTUNITY; AND PROVIDING FOR AN EFFECTIVE DATE UPON THE APPROVAL OF THIS ORDINANCE BY THE STATE DEPARTMENT OF ECONOMIC OPPORTUNITY

- C.** Second Reading - Official Zoning Map Amendment (FLRZ-11-01)
for 87760 Overseas Highway

TAB 6

AN ORDINANCE OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, CONSIDERING THE REQUEST BY PLANTATION ACQUISITION, LLC TO AMEND THE *OFFICIAL ZONING MAP* FROM RESIDENTIAL SINGLE FAMILY (R1) TO TOURIST COMMERCIAL (TC) FOR PROPERTY LOCATED AT 87760 OVERSEAS HIGHWAY AS LEGALLY DESCRIBED IN EXHIBIT “A”; PROVIDING FOR THE TRANSMITTAL OF THIS ORDINANCE TO THE STATE DEPARTMENT OF ECONOMIC OPPORTUNITY; AND PROVIDING FOR AN EFFECTIVE DATE UPON THE APPROVAL OF THIS ORDINANCE BY THE STATE DEPARTMENT OF ECONOMIC OPPORTUNITY

- D.** Second Reading – Proposed Ordinance Establishing the Position of the Village Fire Official and Further Establishing the Duties and Responsibilities of that Position

TAB 7

AN ORDINANCE OF THE VILLAGE OF ISLAMORADA, FLORIDA, CREATING SECTION 26-1, “DEFINITIONS”, SECTION 26-2, “FIRE OFFICIAL” OF ARTICLE I, “IN GENERAL,” OF CHAPTER 26 “FIRE PREVENTION AND PROTECTION”; PROVIDING DEFINITIONS; PROVIDING FOR APPOINTMENT OF FIRE CHIEF AND RESPONSIBILITIES; PROVIDING FOR THE REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION IN THE CODE; AND PROVIDING FOR AN EFFECTIVE DATE

XII. RESOLUTIONS

- A. Resolution Approving the Proposed Ninety-Nine (99) Year Ground Lease With Wet-Net Villas Workforce Housing, LLC (Gorman & Company) For the Construction of Affordable Housing on the Wet Net Parcel **TAB 8****

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA APPROVING THE GROUND LEASE AGREEMENT BETWEEN WET-NET VILLAS WORKFORCE HOUSING, LLC AND ISLAMORADA, VILLAGE OF ISLANDS, FOR THE DEVELOPMENT OF THIRTY-SIX (36) AFFORDABLE HOUSING UNITS; AUTHORIZING VILLAGE OFFICIALS TO IMPLEMENT THE TERMS AND CONDITIONS OF THE GROUND LEASE AGREEMENT; AUTHORIZING THE VILLAGE MANAGER TO EXPEND BUDGETED FUNDS; AUTHORIZING THE VILLAGE MAYOR TO EXECUTE THE GROUND LEASE AGREEMENT; AND PROVIDING FOR AN EFFECTIVE DATE

- B. Resolution Approving Reservation of BPAS Affordable Units for Wet Net **TAB 9****

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, APPROVING THE RESERVATION OF BUILDING PERMIT ALLOCATION SYSTEM (BPAS) AFFORDABLE DWELLING UNIT ALLOCATIONS FOR AWARD TO THE WET NET AFFORDABLE HOUSING DEVELOPMENT; AND PROVIDING FOR AN EFFECTIVE DATE.

- C. Resolution Approving the Renewal of the Village Manager’s Contract **TAB 10****

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, APPROVING AN EMPLOYMENT AGREEMENT BETWEEN THE VILLAGE AND EDWARD KOCONIS; AND PROVIDING FOR AN EFFECTIVE DATE

XIII. MOTIONS

XIV. UNFINISHED BUSINESS

XV. MAYOR / COUNCIL COMMUNICATIONS

XVI. VILLAGE ATTORNEY / VILLAGE MANAGER COMMUNICATIONS

- A. Discussion Regarding Expanding Mini Season Lobster Ordinance **TAB 11****
- B. Yearend Budget Review for Enterprise Fund **TAB 12****

C. Discussion of 2011 Florida Keys Annual Report Related to
City of Marathon's Hotel Unit Request to State Department of
Economic Opportunity

TAB 13

XVII. ADJOURNMENT

A limited number of agendas will be available for the public at the time of the meeting. The agenda and backup documentation may be viewed and printed from the Village website at www.islamorada.fl.us as early as the Monday prior to the meeting.

These meetings are open to the public. In accordance with the Americans with Disabilities Act of 1990, all persons who are disabled and who need special accommodations to participate in this meeting because of that disability should contact the Administrative Center and Public Safety Headquarters at 664-6412 at least 48 hours before the scheduled meeting.

Anyone wishing to appeal any decision made by the Islamorada Village Council with respect to any matter considered at such meeting or hearing will need a record of the proceedings and, for such purpose, may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

All video, computer or technical devices that will be used at Council meetings must be given to the Village Clerk 48 hours prior to the meeting.

Anyone giving out documents during public comment shall provide a minimum of 10 copies to the Village Clerk prior to the start of the meeting.

Two or more committee members from various Village Committees may be present at this meeting.