

Light up Montverde 2023
Merry Christmas and Happy New Year





- **MONTVERDE**
- **TOWN COUNCIL**
- **REGULAR MEETING**
- **DECEMBER 12, 2023**

CALL TO ORDER AND OPENING CEREMONIES

- **Pledge of Allegiance**
- **Invocation**
- **Roll Call**

Citizens question/comment period.

The Town Council invites the public to come forward with questions, comments, and concerns. Action will not be taken by the Council at this meeting, but questions may be answered by Staff or issues may be referred for appropriate Staff action. If further action is necessary, the item may be placed on a future agenda for further review and consideration.

NOTE: Public Comment will not be taken under Citizens Questions/Comment Period for matters listed on this agenda. Public Comment on such items will be taken once the agenda item is before the Council for consideration.

Department and Committee Reports

Town Manager Larino

Town Attorney Geraci-Carver

Town Planner Parks

Lake County Commissioner

Town Council

Mayor

Lake County Fire & Rescue

315 W. Main Street Tavares, FL 32778

Montverde Monthly Report

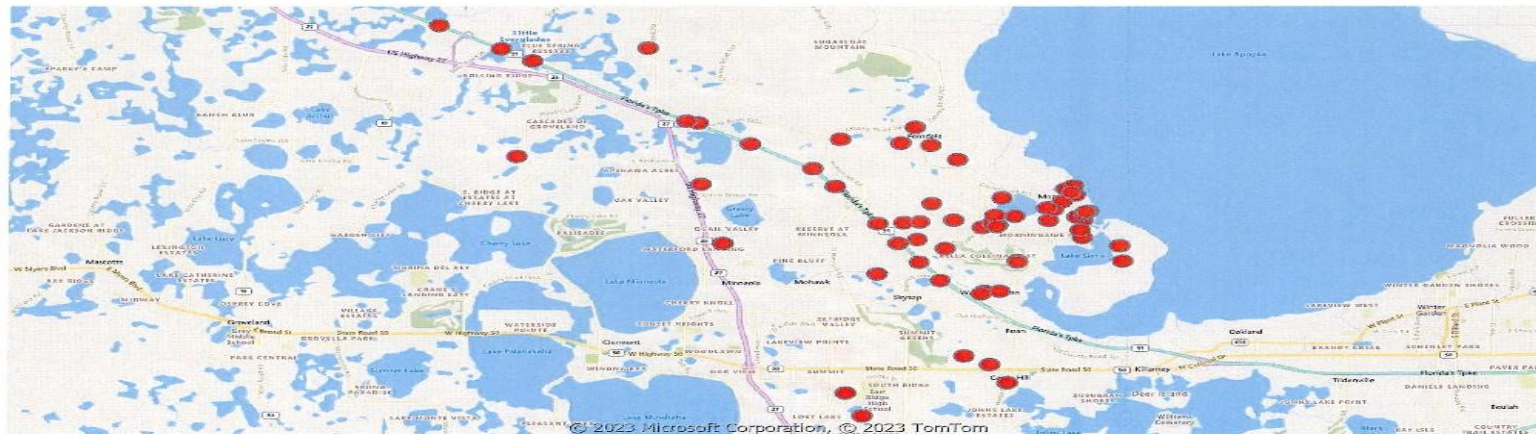
From: 11/1/2023 12:00:00 AM To: 11/30/2023 11:59:59 PM



INCIDENT TYPES:	MONTVERDE	OTHER
ALARMS	1	6
BRUSH FIRE/OUTSIDE FIRE	0	2
GAS LEAK/GAS ODOR	1	2
MEDICAL	13	32
SERVICE CALL	0	1
VEHICLE ACCIDENT	0	9
STATION 85 TOTAL CALLS FOR SERVICE	15	52

INCIDENT COUNTS BY JURISDICTION	DISPATCHED	CANCELLED	ON SCENE	AVERAGE
ALL OTHER AREAS	52	13	39	11:37
TOWN OF MONTVERDE	15	1	14	06:54

Incident Locations



NOVEMBER FINANCE REPORT

Beginning Bank Balance	\$ 4,868,599.13
Revenues	\$ 430,931.08
Expenditures	\$ 687,121.07
Ending Balance	<u>\$ 4,612,409.14</u>
Grant Clearing Account	\$ 5,887,701.95
Total Bank Balance	\$ 10,420,211.75

Consent Agenda

Minutes of the Town Council Regular Meeting November 14, 2023.

DISCUSSION AND ACTION ITEMS



Video recording by Southlake TV



Discussion on stage in Kirk Park









Discussion on water system upgrade





PUBLIC HEARINGS, ORDINANCE AND RESOLUTIONS

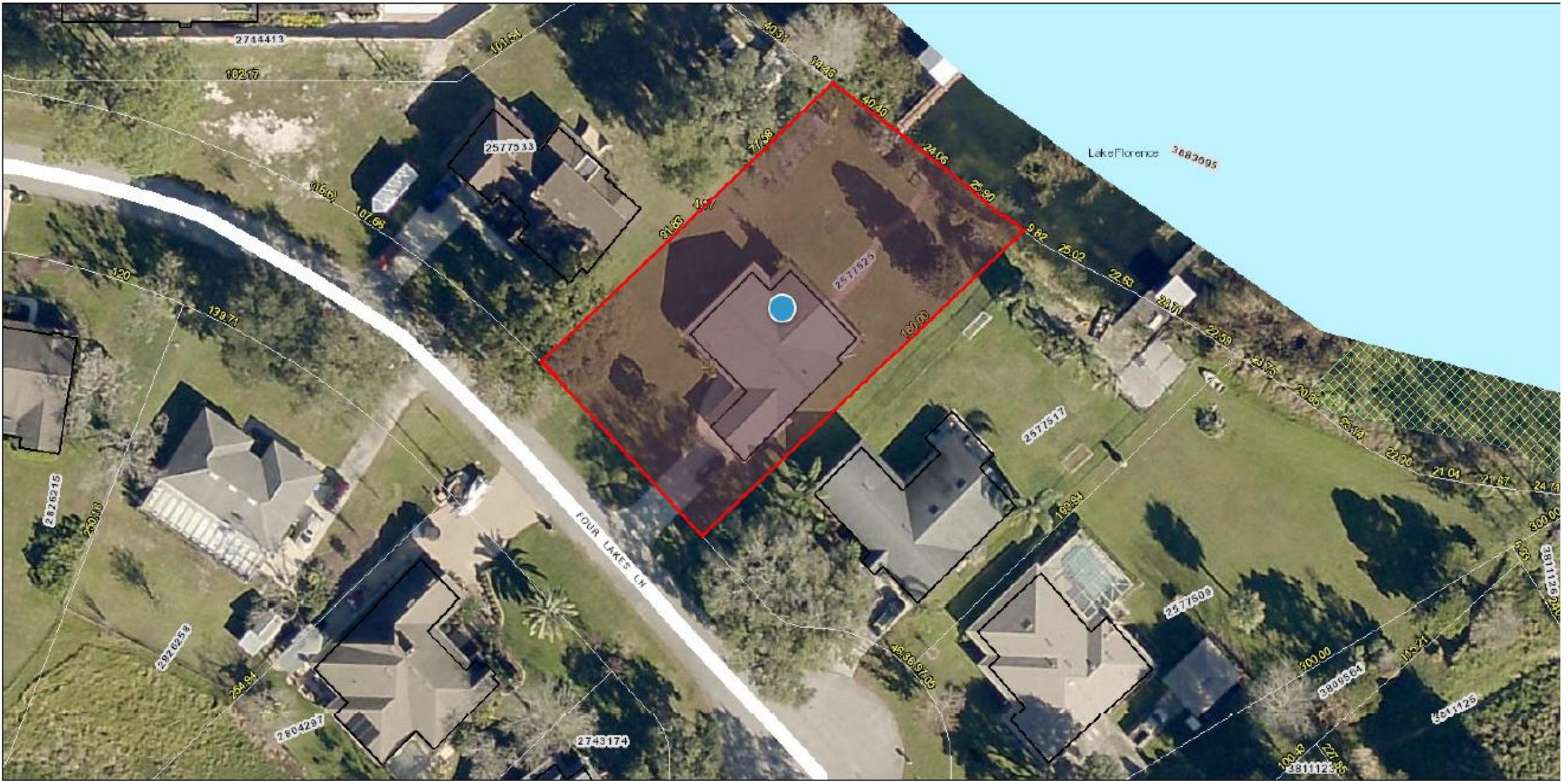


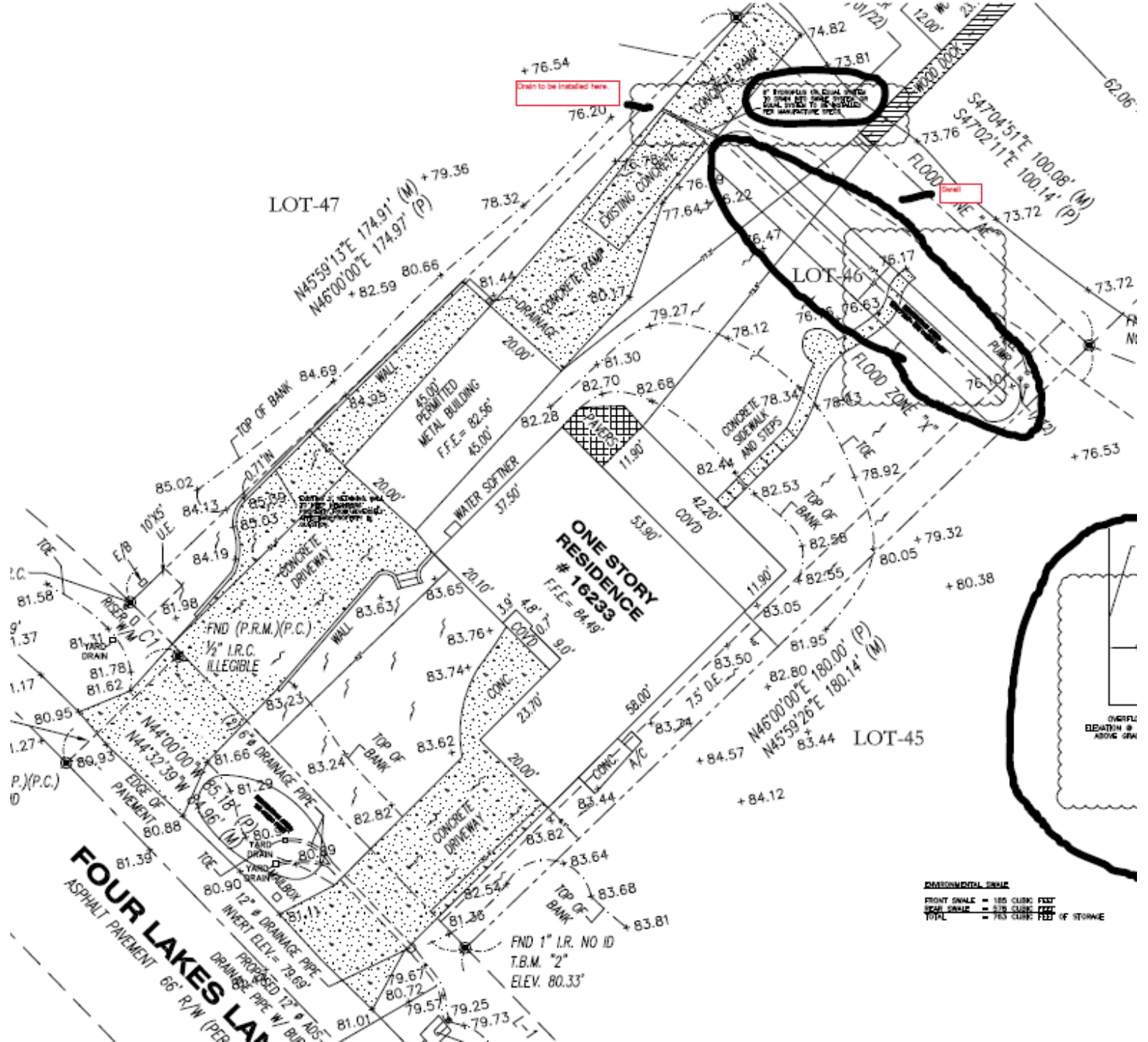
Ordinance No. 2023-31

An Ordinance of the Town of Montverde, Florida, amending Sec. 10-82 in Chapter 10 of the Town of Montverde Land Development Code to impose a maximum size of eight hundred square feet for accessory buildings, impose a maximum height for accessory buildings and clarify design requirements for certain accessory buildings within the Town of Montverde; providing for codification and severability; providing for the repeal of Ordinances in conflict herewith; and providing for an effective date.

Resolution No. 2023-84

A Resolution of the Town Council of the Town of Montverde, Florida, granting a variance from Section 10-91 in Chapter 10 of the Montverde Land Development Code from the minimum fifty-foot setback from the delineation of the seasonal high-water elevation or jurisdictional wetland line, whichever is higher, to allow the existing concrete boat ramp to remain on the real property located at 16233 Four Lakes Lane, Montverde, Florida, owned by Mark and Rachel Duncan; providing for conditions; and providing for an effective date.





Drain to be installed here

If Foundation or Sump System is not being installed, install sump pit in location for future use

DIMENSIONAL SURVEY
 FRONT SCALE = 100 CLINIC FEET
 SIDE SCALE = 500 CLINIC FEET
 TOTAL = 765 CLINIC FEET OF STORAGE

OVERFLOW ELEVATION ABOVE GRA

ONE STORY RESIDENCE # 16233
 F.F.E. = 84.49'

FOUR LAKES LANE
 ASPHALT PAVEMENT 66' R/W (PER 12" R/W)

LOT-47

LOT-46

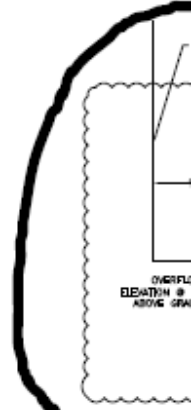
LOT-45

N45°50'13"E 174.91' (M) +79.36
 N46°00'00"E 174.97' (P)

S47°04'51"E 100.08' (M)
 S47°02'11"E 100.14' (P)

CONCRETE DRIVEWAY
 FND (P.R.M.) (P.C.)
 1/2" I.R.C. ILLEGIBLE
 FND 1" I.R. NO ID
 T.B.M. *2
 ELEV. 80.33'

FND 1" I.R. NO ID
 T.B.M. *2
 ELEV. 80.33'



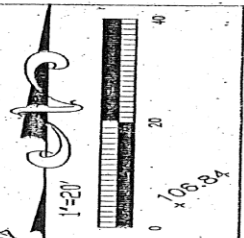
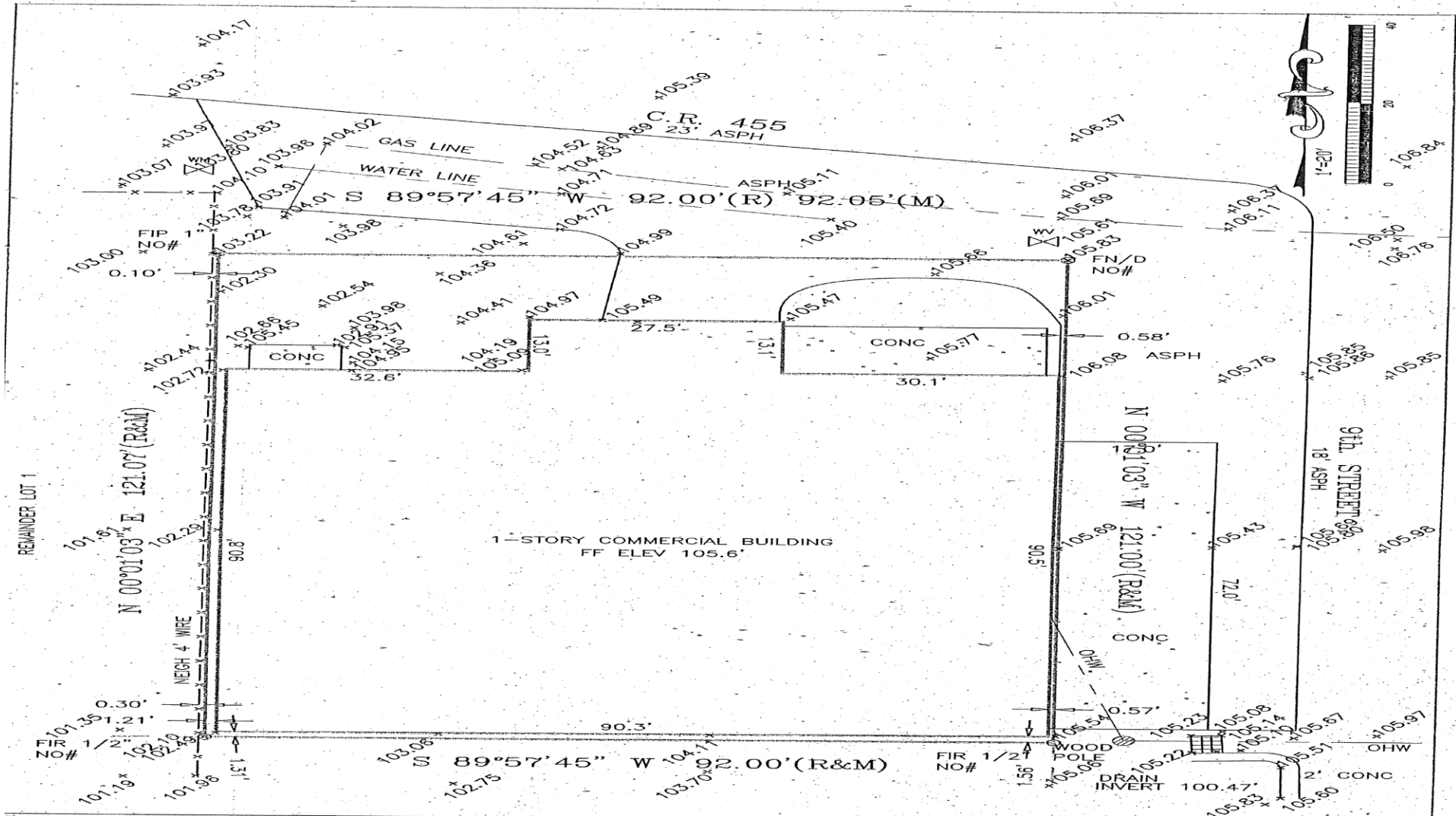
Variance Criteria

- 1) That special conditions and circumstances exist which are peculiar to the land, structure or building involved and which are not applicable to other lands, structures or buildings in the same zoning district, such on-site conditions may include, but are not limited to, topography, preservation of vegetation, access, vehicular and pedestrian safety and preservation of scenic views;
- 2) That the special conditions and circumstances do not result from the actions of the applicant; That literal interpretation of the provisions would deprive the applicant of rights commonly enjoyed by other properties in the same zoning district under the terms of the chapter and would work unnecessary and undue hardship on the applicant;
- 3) That the variance granted is the minimum variance that will make possible the reasonable use of the land, building or structure;
- 4) That the granting of the variance will be in harmony with the general intent and purpose of this Code and the Comprehensive Plan, will Not be injurious to the neighborhood or otherwise detrimental to the public welfare;
- 5) The granting of the variance will not be detrimental to the property or improvements in the area in which the property is located.

Resolution No. 2023-85

A Resolution of the Town Council of the Town of Montverde, Florida, granting a Conditional Use Permit in an Commercial C-1 zoning district in the Town of Montverde to permit a manufacturing business with product storage that employs ten or fewer persons on the herein described property located at 17521 County Road 455, Montverde, Florida, owned by Dermastart Labs, LLC; providing for conditions; providing for an expiration date; and providing for an effective date.





RECORD MEASURED CONDITIONER	UE UTILITY EASEMENT DUE DRAINAGE & UTILITY EASEMENT R/W RIGHT-OF-WAY	FIP FOUND IRON PIPE FOUND NAIL/DISK FOUND CONCRETE MONUMENT	NEIGH NEIGHBORING PROPERTY SUBJECT PROPERTY	X X X WIRE FENCE	CONCRETE
		OHW OVERHEAD WIRES SET IRON PIPE	OHW OVERHEAD WIRES SET IRON PIPE	WOOD FENCE PROPERTY CORNER	

NOTES:

- NOT VALID UNLESS COPIES CONFORM TO SIGNATURE AND DATE CERTIFICATION.
- LOCAL DESCRIPTION PROVIDED BY OTHERS. PROPERTIES SHOWN HEREON WERE NOT RECORDED ENCUMBRANCES OR OTHER ON THE PROPERTY PLAT OF RECORD.
- BEARINGS WHERE SHOWN ARE PER RECORD UNLESS OTHERWISE NOTED.
- UNDERGROUND UTILITIES, FOUNDATIONS, AND/OR OTHER IMPROVEMENTS, IF ANY, WERE NOT LOCATED.
- ELEVATIONS, IF SHOWN ARE BASED ON NATIONAL GEODETIC VERTICAL DATUM 1929.
- FENCE OWNERSHIP NOT DETERMINED UNLESS OTHERWISE NOTED.
- MEASUREMENTS TO WIRE FENCES ARE TO CENTER OF WIRE.
- MEASUREMENTS TO WOOD FENCES ARE TO OUTSIDE OF WOOD.
- WALL MEASURES ARE TO/FROM FACE OF WALL.
- DRAWING DISTANCE BETWEEN WALLS AND/OR FENCES AND PROPERTY LINES MAY BE EXAGGERATED FOR CLARITY.
- FLOOD ZONE INFORMATION WAS DERIVED FROM FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INFORMATION RATE MAPS.

ADDRESS: 7521 C.R. 455 MONTEVERDE, FLORIDA 34756
 LEGAL DESCRIPTION: THE EAST 92 FEET OF LOT 1, BLOCK 4, DIVISION E, ACCORDING TO THE MAP OF MONTEVERDE, FILED JULY 21, 888, IN THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA.

CLOSING SERVICES BY: TITLE PROS OF FLORIDA, INC.

FLOOD INFORMATION:
 FLOOD ZONE X
 COMMUNITY NO. 120421
 PANEL NO. 0555
 SUFFIX D
 DATE OF FIRM 7/3/02
 DATE OF SURVEY 1/2/08
 SURVEY NO. 29546

CERTIFIED TO: SOURCELINK COMMUNICATIONS, INC.

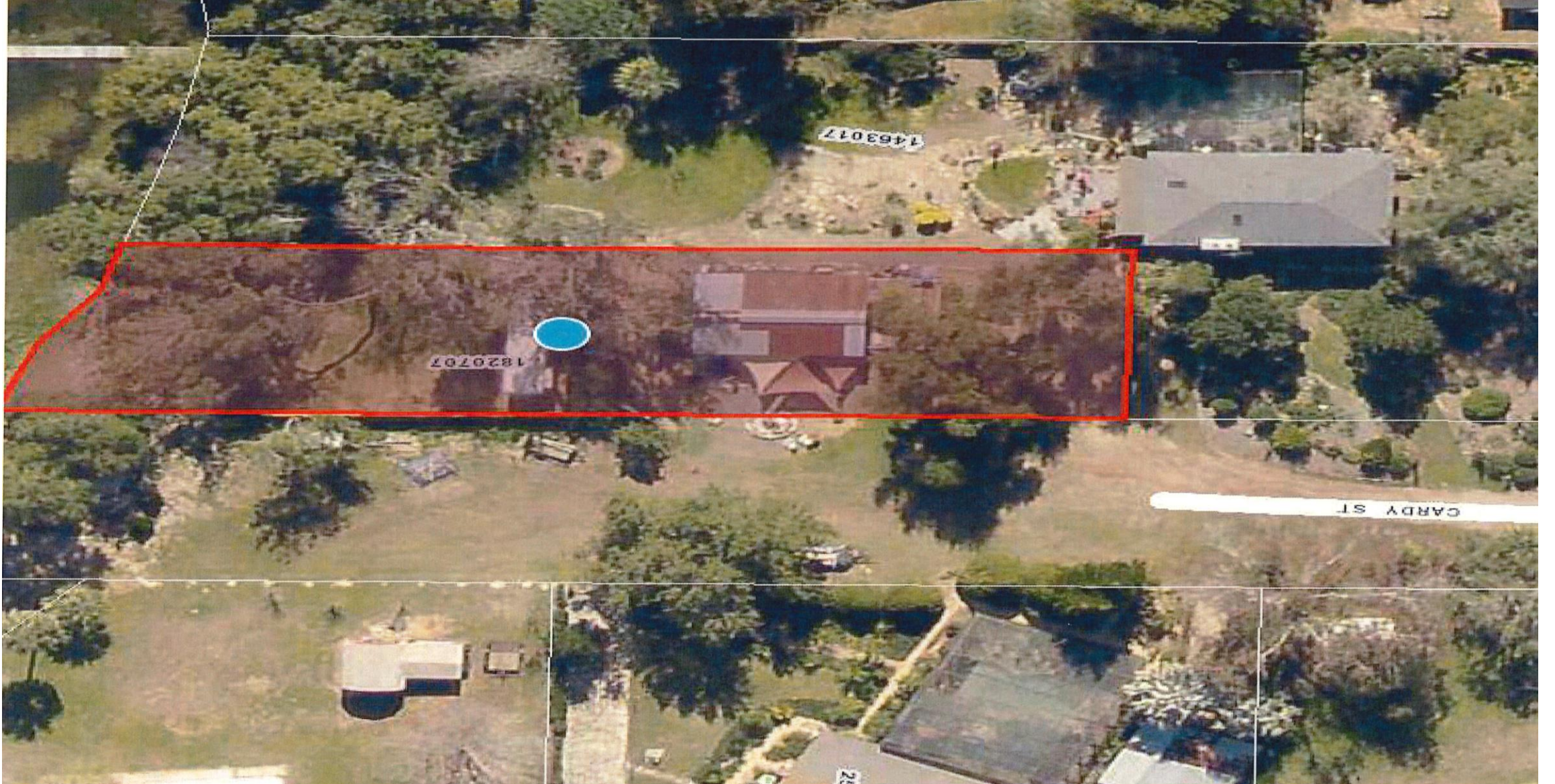
THIS IS A DIGITALLY SIGNED AND SEALED SKETCH OF A BOUNDARY SURVEY PERFORMED UNDER THE DIRECTION OF THE UNDERSIGNED & COPIES ARE AUTHORIZED ON OR ABOUT THE DATE OF SURVEY SHOWN HEREON AND CERTIFIED ONLY TO THOSE PERSONS AND/OR ENTITIES LISTED HEREON. THE BOUNDARY SURVEY MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA REGISTERED PROFESSIONAL LAND SURVEYORS IN CHAPTER 62E17, FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472-027, FLORIDA STATUTES.

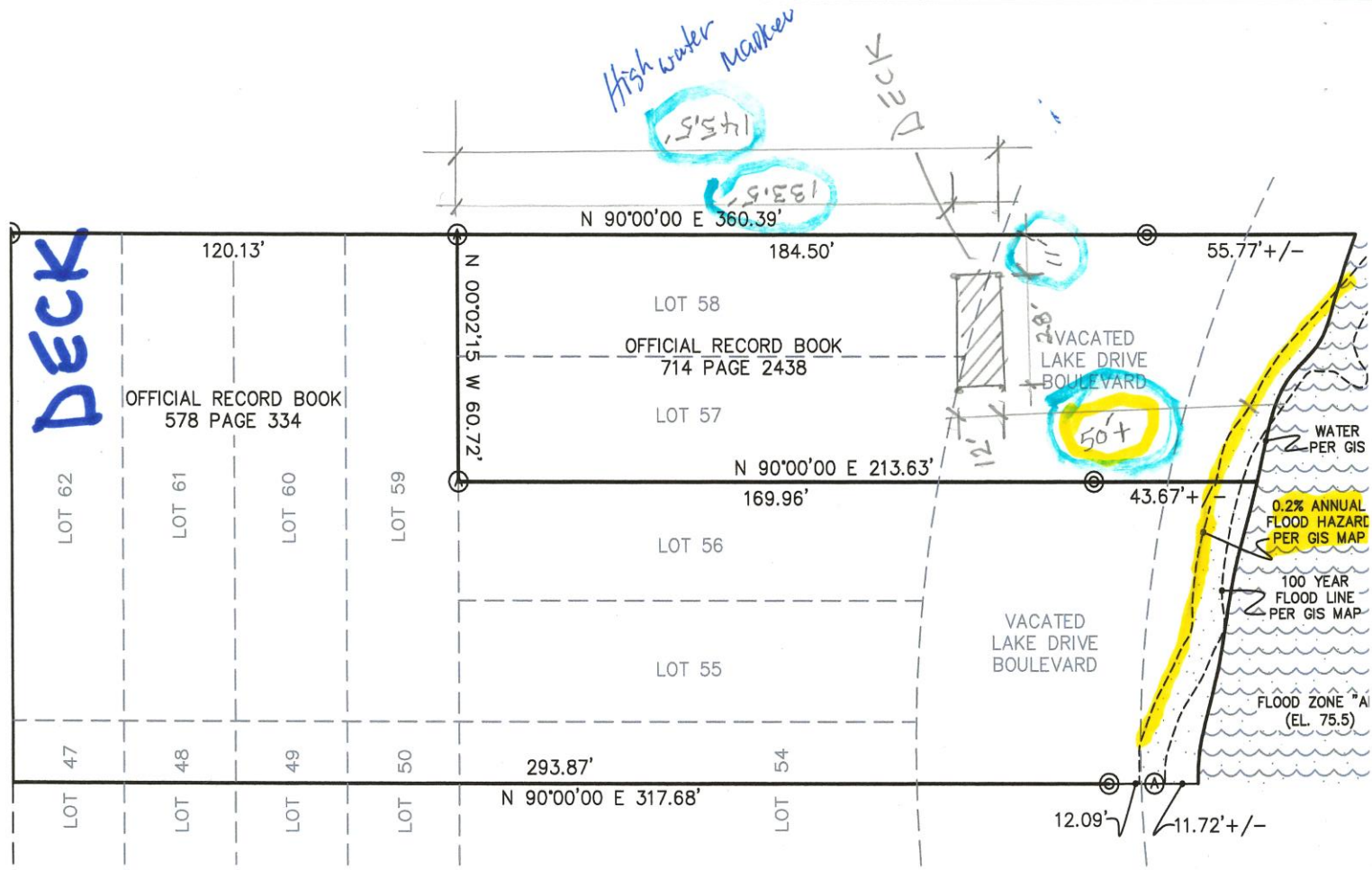
L. BEALE SMITH IV, P.S.
 PROFESSIONAL SURVEYOR, FLORIDA REG. NO. 5238

PROFESSIONAL SURVEYOR
BEALE SMITH ASSOCIATES
 282 SHORT AVENUE, SUITE 124 LONGWOOD, FLORIDA 32750
 PHONE: 407-331-8577 FAX: 407-331-9188

Resolution No. 2023-86

A Resolution of the Town Council of the Town of Montverde, Florida, granting a Conditional Use permit in a Single Family Low Density Zoning District in the Town of Montverde to permit a RV to be parked on and lived in for a period not to exceed 24 months, in order to allow for the care of an ill family member on the herein described property located at 16342 Cardy Street, Montverde, Florida, owned by Wayne and Sandra Fields; providing for conditions; providing for an expiration date; and providing for an effective date.





R RESTRICTIONS.
 LL AND ACCURATE
 HE SIGNING PARTY

Resolution No. 2023-97

A Resolution of the Town Council of the Town of Montverde, Florida approving Task Order Proposal dated November 16, 2023 for design, permitting, bidding and contract administration, and funding administration and project management of the Phase 2 Stormwater Improvements between the Town of Montverde and Woodard & Curran, Inc. issued pursuant to RFQ 21-02; authorizing the Town Manager to execute the agreement; providing for an effective date.

Resolution No. 2023-98

A Resolution of the Town Council of the Town of Montverde, Florida, approving Task Order #2 for Wastewater Collection System and Treatment Design System dated December 13, 2023 to conduct a comprehensive topographic survey and to accurately locate existing utilities within the Town's boundary limits relating to the collection system and wastewater treatment plant pursuant to the consultant service agreement dated May 31, 2022 between the Town of Montverde and Woodard & Curran, Inc; authorizing the Town Manager to execute the Agreement; providing for an effective date.

1511 N. Westshore Blvd.
Suite #420
Tampa, FL 33607
www.woodardcurran.com

T 800.426.4262




MEMORANDUM

TO: Paul Larino
CC: Scott Shannon
FROM: Shawn Brown
DATE: December 1, 2023
RE: Montverde Collection System & WWTP Project
Survey Quote Summary – rev.1

	<u>Company Name</u>	<u>Quoted Amount</u>
1.	Southeastern	\$753,358.00
2.	CPH	\$774,622.00
3.	Halff	\$1,166,883.75
4.	McKim & Creed	\$1,306,879.00
5.	SurvTech	\$1,331,825.00
6.	GeoPoint	\$371,400.00

Resolution No. 2023-99

A Resolution of the Town Council of the Town of Montverde, Florida, Approving the amended and restated contract for municipal inspection services between the Town of Montverde, Florida and Alpha Inspections, Inc.; amended to exclude town buildings and town projects, to extend the terms of agreement, and to include statutorily required language since the original agreement was approved; and providing for an effective date.



Thank You for Attending
Town of Montverde Council
Meeting