

CITY OF MACCLENNY
Regular Meeting
September 8, 2015
6:00 p.m.

The City Commission met in a regular session, Tuesday, September 8, 2015 with the following present: Mayor Gary Dopson, City Manager Phil Rhoden, Commissioners Mark Bryant, Sam Kitching, Cecil Horne Jr., and Council Secretary Stacy Mills. Commissioner Floyd V. Bennett was absent.

Mayor Dopson called the meeting to order. Prayer and Pledge were done at the public hearing for tentative budget and millage rate meeting.

Old Business: Mayor Dopson instructed City Attorney Frank Maloney to do the final reading of **Ordinance 15-06**. A bill to be entitled an ordinance relating to amending the 2025 future land use map which shall change the future land use designation for approximately 3.80 acres described herein from Commercial Medium Intensity (CMI) and Mobile Home (MH) to Commercial to Medium Intensity (CMI) related to a small scale development activity; rezoning the property as described herein from Residential Mobile Home (RMG) and Commercial Neighborhood (CN) to Commercial General (CG); providing for intent; authority; findings of consistency; findings of fact; severability; recordation and an effective date.

Assistant City Manager Mr. Mike Griffis stated the City is pleased to have a signed agreement between Mr. Williams and Mr. Thrift. Mayor Dopson stated in the last meeting, which was on August 11, 2015, it was agreed upon there would be no signage placed any closer than 100 feet from Mr. Thrift's property line. Mayor Dopson asked for this statement to be attached to the signed agreement between Mr. Williams and Mr. Thrift. Commissioner Bryant wished Mr. Williams good luck and stated the City truly wants new businesses. Commissioner Bryant made a motion to adopt the final reading of **Ordinance 15-06** attaching the footnote to the signed agreement and was seconded by Commissioner Kitching. Voting was unanimous.

New Business: City Manager Rhoden addressed the Board on August 28, 2015 a state of emergency was enacted as a result of Tropical Storm Erika. He stated this is a formality to notify the Board due to the storm possibly heading straight towards our county. After meeting with the EOC, Baker County Manager and Chief Buddy Dugger the decision was made to declare the State of Emergency. This is normal procedure so in case of any damages resulting from the storm the City can be reimbursed by FEMA. Manager Rhoden stated to prepare for the storm he had the work crews clean storm drains and pick up all the debris a couple of days in advance. He stated City crews did a wonderful job.

Mayor Dopson instructed City Attorney Frank Maloney to read **Resolution 15-10**. A Resolution of the City of Macclenny, Florida placing a temporary suspension of imposition of impact fees as created in Ordinance 15-09, now Chapter 5 Section 5-47, to take effect immediately.

City Attorney Frank Maloney read **Resolution 15-11**. A Resolution of the City of Macclenny, Florida placing temporary suspension of water and sewer developmental charges to include sections 21-252,21-253,21-254 and 21-255 and line capacity charges to include section 21-272,21-273,21-274 and 21-275, to take effect immediately.

Mayor Dopson stated both of these resolutions is a result of what I asked City Manager Rhoden to have look into about three meetings ago concerning impact fees and flow rates. Times have changed, laws have changed and the City would like to make sure what is being charged for impact fees and flow rates are both fair to developers, homeowners and the City. Mayor Dopson said he wanted to adhere to the current laws and the methodology used for calculating these figures. We are consulting with our engineers and with lawyers that specialize in impact fees to figure this out. He stated the City wants to do this the right way or not do it at all. City Manager Rhoden stated our engineers; Mittauer and Associates have been working on the first phase, the fees for water and sewer and what our needs are today for growth. During this process some developers and homeowners have questioned what the costs of permits will be. Manager Rhoden asked the Commissioners to place a moratorium, not abolish, but place a moratorium on Fire, Transportation, Recreation and Water Fees until this process is complete. Commissioner Kitching asked if during this time someone requests a sub-division or improvement in our

community will they be excluded from these impact fees. Manager Rhoden responded with yes. Manager Rhoden also stated the City still has the ability to negotiate with developers via a Utility Development Agreement. Commissioner Kitching made a motion to approve **Resolution 15-10** and was seconded by Commissioner Bryant. Voting was unanimous. Commissioner Kitching made a motion to approve **Resolution 15-11** and was seconded by Commissioner Bryant. Voting was unanimous.

In other business was the approval of the minutes from the regular meeting August 11, 2015. Commissioner Kitching made a motion to approve the minutes and was seconded by Commissioner Bryant. Voting was unanimous.

Voting on First Budget Workshop meeting minutes were tabled. They were not made available to Commissioners in adequate time to review.

In other business was the review of the bills for August. Commissioner Kitching made a motion to approve the August bills and was seconded by Commissioner Bryant. Voting was unanimous.

Comments from the Board: City Manager Rhoden wanted to remind everyone of upcoming events, September 19, 2015 from 3:00pm-8:00pm is Public Appreciation Day at the City Duck Pond, The Antique Road Show at Heritage Park on Saturday September 26, 2015. Mayor Dopson stated the next public meeting will be on Tuesday September 22, 2015 at 5:05 to adopt the final millage.

With no further comments from the audience, Mayor Dopson adjourned the regular meeting.




MAYOR CARY DOPSON

ATTEST:


CITY MANAGER/ CLERK PHIL RHODEN