

Amended Agenda  
City of Dunnellon  
City Council Meeting  
November 14, 2022, 5:30 P.M.  
Join Zoom

<https://dunnellon.zoom.us/j/82968331958?pwd=Z3J4alFpcVFKN2ZTNTIEVTFENnh4dz09>

Meeting ID:829 6833 1958

**Dunnellon City Council meeting will be held on November 14, 2022, 5:30 p.m. at Dunnellon City Hall**

**Public Comment:** Anyone who wishes to provide public comment will be able to do so by participating in the City Council meeting in person, or via the Zoom **"AUDIO ONLY"** platform and/or telephone, by speaking during public comment portions of the meeting when recognized per the instructions below or by submitting written comments, evidence and/or written testimony in advance of the meeting via email to the City Clerk at [modom@dunnellon.org](mailto:modom@dunnellon.org).

~~For the purpose of this meeting, the City of Dunnellon is providing a public comment opportunity for citizens to provide input on agenda items. Citizens are encouraged to provide input on agenda items during the public comment period. Citizens are encouraged to provide input on agenda items during the public comment period. Citizens are encouraged to provide input on agenda items during the public comment period.~~

Members of the public who would like to participate are encouraged to register in advance by 12:00 noon on Monday, November 14, 2022. Please see instructions below on how to register.

Public input on non-agenda items will be heard at the beginning of the meeting. A three (3) minute time limit will be strictly administered.

**Instructions on How to Listen and/or Participate in the Meeting**

Attachment: [Meeting Instructions \(PDF\)](#)

**Call to Order**

**Pledge of Allegiance**

**Opening Prayer/Moment of Silence** (suggested time limit: 1 minute)

Mayor to request if any invitee is present to open with prayer; if no invitee is present, Mayor will ask if a Dunnellon citizen will volunteer. If no volunteers, a moment of silence will be offered. If a citizen outside of Dunnellon requests to open with prayer, (s)he may do so if no invitees/citizens volunteer.)

**Roll Call**

Proof of Publication - Posted on the City's website and City Hall bulletin board on Thursday, November 10, 2022. The agenda was amended on November 14th to add backup to item #11.

**ACCEPT PUBLIC COMMENTS**

Council's Comments Regarding Agenda

Public Comments on non-agenda items - 3 minute time limit

## CONSENT AGENDA

Accept public comment on consent agenda items prior to making a motion.

(Note: Motion to approve items on the consent agenda is a motion to approve the recommended actions.)

### **1. Authorize The Expenditure Of \$12,000 For Granicus Website Hosting And Agenda Meeting Management Software Implementation**

#### **Consent Agenda Approval**

*PROPOSED MOTION: I move the consent agenda be approved as presented.*

### **2. Special Presentation - Louise Kenny**

### **3. Special Presentation - Paula Koger**

### **4. Department Head Reports**

#### **Public Hearing Statement**

All persons wishing to address the City council will be asked to limit their comments to the specific subject being addressed. Public opinions and input are valued by the Council. However, it is requested that comments are directed at specific issues rather than personal comments directed toward the council members or staff in order to foster mutual respect between council members and the public.

Members of the public in attendance at public forums should listen courteously and attentively to all public discussions before the body; and focus on the business at hand. They shall refrain from interrupting other speakers; making personal comments not germane to the business of the body; or otherwise interfering with the orderly conduct of meetings.

Members of the public addressing City council and boards/commissions on a specific project or proposal are requested to disclose any personal interest or relationship; and any business, professional, or financial interests with any individual, group, project or proposal regarding the subject matter under review. Members of the public should always err on the side of more public disclosure, not less, in order to provide integrity to the public process.

**Follow Public Hearing Notes - Public comment taken during public hearing**

### **5. Public Hearing - Ordinance #ORD2022-11, Litter Control (Advertised On The City's Website On October 6, 2022 And In The Riverland News On November 4, 2022)**

### **6. Final Reading Ordinance #ORD2022-11, Litter Control**

*Proposed Motion: I move Ordinance #ORD2022-11 be read by title only.*

*Proposed Motion: I move Ordinance #ORD2022-11 be approved.*

Documents:

[Ordinance ORD2022-11 Litter Control.pdf](#)

## **Quasi-Judicial Hearing Statement**

All witnesses addressing City council in these Quasi-Judicial hearings will be asked to limit their comments to the specific subject being addressed. Witnesses should disclose any personal interest or relationship; and any business, professional, or financial interests with any individual, group, project or proposal regarding the subject matter under review. Witnesses should always err on the side of more public disclosure, not less, in order to provide integrity to the public process.

Testimony will be limited to 3 minutes per witness unless the applicant, staff, or affected person requests an extension of time. A request for extension of time will be considered by the Council to assure all parties have a full and fair opportunity to participate without undue repetition and delay.

Public input is valued by the Council. However, in order to foster mutual respect, personal comments should not be directed toward Council members, or staff. Members of the public shall refrain from interrupting the speaker at the podium.

At the conclusion of the hearings, the City Council of the City of Dunnellon will make a decision whether to approve the applicant's request.

All witnesses will be sworn in and will testify under oath, All persons presenting evidence will state their name and residence address for the record. All documentary evidence will be marked as an exhibit and maintained as a part of the record if accepted by Council.

After each witness testifies, any Councilman may question witness. The owner is entitled to cross-examine each witness after his or her testimony and shall do so by asking questions of the witness, or can rebut the witness's testimony by presenting contrary testimony or documents after a witness testifies.

## **7. Quasi-Judicial Hearing For Site Plan Review #SPL2022-01, Site Plan Application #PZ20210323 Dinkins Property Holdings Dunnellon Store,**

**LLC - Daniel Young, P.E. (Notification To Applicant And Adjacent Property Owners On 11/02/2022)**

**8. Consideration Of Site Plan #SPL2022-01, Site Plan Application #PZ20210323 Dinkins Property Holdings Dunnellon Store, LLC**

*Proposed Motion: I move to find the site plan consistent with the City's Comprehensive Plan.*

*Proposed Motion: I move the site plan #SPL2022-01, #PZ20210323 for Dinkins Property Holdings Dunnellon Store, LLC be approved.*

Documents:

[Staff Report with Proof of Process.pdf](#)

**9. Quasi-Judicial Hearing For Site Plan Review #SPL2022-02, Site Plan Application #PZ20220356 WJL Realty Investments, LLC - Marc P. Maier, P.E. (Notification To Applicant And Adjacent Property Owners On 11/02/2022)**

**10. Consideration Of Site Plan #SPL2022-02, Site Plan Application #PZ20220356 WJL Realty Investments, LLC**

*Proposed Motion: I move to find the site plan consistent with the City's Comprehensive Plan.*

*Proposed Motion: I move the site plan #SPL2022-02, #PZ20220356 for WJL Realty Investments, LLC be approved.*

Documents:

[Staff Report with Proof of Process.pdf](#)

**11. Agreement #AGR2022-32 SafeParc, Inc. For Boat Launch Fee Program**

**Accept Public Comment Before Making a Motion**

*Proposed Motion: Authorize the Mayor to Sign Agreement #AGR2022-32 with SafeParc, Inc. for Boat Launch Fee Program.*

Documents:

[Agreement AGR2022-32 SafeParc Inc.pdf](#)

**12. Construction Of 2 Shade Pavilions At City Beach**

**Accept Public Comment Before Making A Motion**

*Proposed Motion: Authorize Expenditures for the Construction of 2  
Shade Pavilions at City Beach - Not to Exceed \$15,000.*

**13. Discussion - Code Enforcement Officer Position**

**14. Council Liaison Reports And Comments**

**15. City Attorney Report**

**16. Adjourn**

**Proposed Motion:** I move the City Council meeting be adjourned.

ANY PERSON REQUIRING A SPECIAL ACCOMMODATION AT THIS HEARING BECAUSE OF A DISABILITY OR PHYSICAL IMPAIRMENT SHOULD CONTACT THE CITY CLERK AT (352) 465-8500 AT LEAST 48 HOURS PRIOR TO THE PROCEEDING. IF A PERSON DESIRES TO APPEAL ANY DECISION WITH RESPECT TO ANY MATTER CONSIDERED AT THE ABOVE MEETING OR HEARING, HE OR SHE WILL NEED A RECORD OF THE PROCEEDING, AND FOR SUCH PURPOSE, HE OR SHE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. THE CITY IS NOT RESPONSIBLE FOR ANY MECHANICAL FAILURE OF RECORDING EQUIPMENT.