



CITY OF CLEWISTON  
115 West Ventura Avenue  
Clewiston, Florida 33440

## CITY COMMISSION AGENDA

Monday, September 19, 2016 – 5:00 p.m.

Workshop – September 15, 2016 – 5:00 p.m.

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### CALL MEETING TO ORDER

### PRAYER AND PLEDGE OF ALLEGIANCE

### ADDITIONS/DELETIONS/CHANGES AND APPROVAL OF THE AGENDA

#### 1. Consent Agenda

- A. *Commission Workshop Minutes – August 10, 2016*
- B. *Commission Budget Workshop Minutes – August 10, 2016*
- C. *Commission Meeting Minutes – August 15, 2016*
- D. *Commission Budget Workshop Minutes – August 15, 2016*
- E. *Commission Budget Workshop Minutes – August 29, 2016*
- F. *Commission Budget Workshop Minutes – September 1, 2016*
- G. *Commission Budget Workshop Minutes – September 8, 2016*

**Exhibit:** Agenda Item No. 1A – 1G

**Recommendation:** Recommended motion is to approve the consent agenda.

### COMPLETE STREETS PRESENTATION – FDOT District One Secretary Billy Hattaway

### PUBLIC HEARINGS

2. **Variance request from Gerardo Villegas (This agenda item is continued from the August 15, 2016 Commission Meeting)** – The applicant, Gerardo Villegas, is requesting a variance to the setback standards to construct a home on a vacant lot at 402 East Ventura Avenue, a/k/a N 83 ft. of Lots 13 + 14, Block 367, General Plan of Clewiston. The property is zoned R-2.

**Exhibit:** Agenda Item Report No. 2

**Recommendation:** Commission Discretion

3. **Rezone request from B.A. Hospitality, LLC** – The applicant, B.A. Hospitality, LLC, is requesting the property located at 322, 328, 334 and 340 West Pasadena Avenue, described as Lots 26 through 30 and the West 2/3 of Lot 31, in Block 201 of the General Plan of Clewiston, be rezoned from Single Family Residential (R-1B) to General Commercial (C).

**Exhibit:** Agenda Item Report No. 3  
**Recommendation:** Commission Discretion

4. **Vacation of Easement request from B.A. Hospitality, LLC** - The applicant, B.A. Hospitality, LLC, is requesting the 5' public utility easements in Block 201 of the General Plan of Clewiston, that run along the North 5' of Lots 1 through 24, inclusive, and the South 5' of Lots 25 through 36, inclusive, be vacated. The Hendry County Health Department and FDOT submitted letters of no objection.

**Exhibit:** Agenda Item Report No. 4  
**Recommendation:** Commission Discretion

5. **Vacation of Right-of-Way request from B.A. Hospitality, LLC** – The applicant, B.A. Hospitality, LLC, is requesting the alley that runs along the Northern boundary line of Lots 1-24, inclusive, and along the Southern boundary line of Lots 25-36, inclusive, in Block 201 of the General Plan of Clewiston, be vacated. The Hendry County Health Department and FDOT submitted letters of no objection.

**Exhibit:** Agenda Item Report No. 5  
**Recommendation:** Commission Discretion

## ORDINANCE

6. **Ordinance No. 2016-04 - First Reading (This agenda item was pulled from the August 15, 2016 Commission Meeting Agenda until new legal counsel reviews)** – Ordinance 2016-04 amends Chapter 18-Buildings and Building Regulations to adopt a new Article X. "Residential Rental and Inspection"; provides authority to codify, a conflicts clause, a severability clause; provides an effective date; and provides for other purposes.

**Exhibit:** Agenda Item Report No. 6  
**Recommendation:** Recommended motion is to approve Ordinance No. 2016-04 on first reading and set the Public Hearing on October 17, 2016.

7. **Ordinance No. 2016-05 - First Reading** – Ordinance 2016-05 provides for rezone of a parcel of property located on W. Pasadena Avenue from Single-Family Residential District (R-1B) to General Commercial District (C); provides for update of the Clewiston Official Zoning Map; and provides for an effective date.

**Exhibit:** Agenda Item Report No. 7  
**Recommendation:** Recommended motion is to approve Ordinance No. 2016-05 on first reading and set the Public Hearing on October 17, 2016.

## MISCELLANEOUS ACTION AND DISCUSSION ITEMS

8. **Approval of License to Occupy Agreement between the City of Clewiston and B.A. Hospitality, LLC** – This License to Occupy Agreement may be needed temporarily to begin construction prior to the applicant receiving ownership of the property.

**Exhibit:** Agenda Item Report No. 8  
**Recommendation:** Commission Discretion

- 9. **Approval of FDOT Amendment to the Traffic Signal Maintenance and Compensation Agreement** – FDOT requires approval of this agreement in order to compensate the City.  
**Exhibit:** Agenda Item Report No. 9  
**Recommendation:** Recommended motion is to approve the FDOT Amendment to the Traffic Signal Maintenance and Compensation Agreement and authorize the Mayor to sign.
  
- 10. **Approval of Interlocal Agreement Between the City of Clewiston and the School Board of Hendry County for the Use of Recreational Facilities** – This agreement was drafted by Interim City Attorney Gary Brandenburg to be executed by both parties.  
**Exhibit:** Agenda Item Report No. 10  
**Recommendation:** Recommended motion is to approve the Interlocal Agreement Between the City of Clewiston and the School Board of Hendry County for the Use of Recreational Facilities and authorize the Mayor to sign.
  
- 11. **Discussion regarding the bridge crossing location at S169** – City Manager Al Perry
  
- 12. **Discussion regarding the Building and Development Fee List** – Community Development Director Travis Reese
  
- 13. **Discussion regarding Sober Homes**
  
- 14. **Departmental Monthly Activity Reports** - Presented for information only.

**PUBLIC COMMENTS** - At this time, any person will be allowed to speak on any matter that pertains to City business.

**COMMENTS FROM CITY MANAGER**

**COMMENTS FROM THE CITY ATTORNEY**

**COMMENTS FROM THE CITY COMMISSION**

**ADJOURNMENT**

The City of Clewiston is an equal opportunity provider and employer.

City Hall is wheelchair accessible and accessible parking spaces are available. Accommodation requests or interpretive services must be made 48 hours prior to the meeting. Please contact the City Clerk's office at (863) 983-1484, extension 227, or FAX (863) 983-4055 for information or assistance.

If a person decides to appeal any decision made by the City Commission with respect to any matter considered at this meeting, the person will need a record of the proceedings, and that, for such purpose, the person may need to ensure a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

I, the undersigned authority, do hereby certify the above Notice of Meeting of the City Commission of the City of Clewiston is a true and correct copy of said Notice and that I posted a true and correct copy of said Notice at the front and rear entrances of City Hall, a place convenient and readily accessible to the general public at all times.

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Mary K. Combass  
Interim City Clerk