



MINUTES OF THE HOWEY-IN-THE-HILLS TOWN COUNCIL
HELD FEBRUARY 22, 2021

Mayor MacFarlane called the Town Council Meeting to order at 6:00 p.m.
Mayor MacFarlane led the Pledge of Allegiance to the Flag.
Mr. Jim Steele read a poem.

Members Present:

Martha MacFarlane, Mayor
Ed Conroy, Mayor Pro-Tem
Marie V Gallelli, Councilor
Rick Klein, Councilor
George Lehning, Councilor

Staff Present:

John Ernest, Public Services Director
John Brock, Town Clerk
Rick Thomas, Police Chief (virtually)
Thomas Wilkes, Town Attorney (virtually)
Thomas Harowski, Town Planner (virtually)

Roll Call was performed, and it was determined that a quorum was present.

CONSENT AGENDA

1. **The approval of the minutes and ratification and confirmation of all Town Council actions at the February 8, 2021 Town Council Meeting.**

Motion made by Pro-Tem Conroy to approve the minutes; Councilor Gallelli seconded the motion. Motion approved unanimously by roll call vote.

Councilor Lehning	YES	Councilor Gallelli	YES
Council Klein	YES	Mayor Pro-Tem Conroy	YES
Mayor MacFarlane	YES		

PUBLIC HEARING

2. **Consideration and Approval of the Application for Howey-in-the-Hills Site Plan for a Garden Center and Outdoor Storage and Display. Contours Property LLC.**

Mayor Martha MacFarlane introduced Town Planner, Thomas Harowski and asked him to explain the project and site plan. Mr. Harowski explained the background of the project. Mr. Harowski also went on to state that the Development Review Committee determined that this project meets the requirements that were necessary and has recommended the application to the Town Council. Mr. Harowski also stated the Planning & Zoning Board has reviewed the site plan and has recommended this plan to the Town Council.

Public Comment:

None

Motion made by Mayor Pro-Tem Conroy for the Town of Howey-in-the-Hills to Approval of the Contours Property LLC Application for Howey-in-the-Hills Site Plan for a Garden Center and Outdoor Storage and Display; Councilor Klein seconded the motion. Motion approved unanimously by roll call vote.

Councilor Lehning	YES	Councilor Klein	YES
Mayor Pro-Tem Conroy	YES	Councilor Gallelli	YES
Mayor MacFarlane	YES		

3. Consideration and Approval of RESOLUTION 2021-002 of the Town Council for the Town of Howey-in-the-Hills, Florida pertaining to the Imposition of Non-Ad Valorem Assessments for Solid-Waste Collection Services

Public Comment:

Myron Lewellen, 508 Bellissimo Pl. – Wanted to know why we are doing this and what benefits they are to citizens. Mr. Lewellen also said that he believed this would negatively impact him due to his Escrow account paying this with his taxes.

Fran O’Keefe Wagler, 408 W Central Ave – Mrs. Wagler said she thought this would be a benefit for the town and its residents.

Myron Lewellen, 508 Bellissimo Pl. – Mr. Lewellen wanted someone from a mortgage company to come in and talk about this.

Pat Miller, 201 S Lakeshore Blvd. – Mrs. Miller said that she supports this initiative.

Donna Klein, 701 N Lakeshore Blvd. – Mrs. Klein was also in support of this resolution.

William Woodley, 532 Bellissimo Pl. – Had questions about how this would be in with the Property Tax bill.

Janice McLain, 109 S Lakeshore Blvd. – Mrs. McLain had a question about how this would affect snowbirds who currently are shutting off their water several months during the year and are not paying Solid Waste when their water is turned off. Mayor MacFarlane stated that this would affect those residents and that the Town would look into this in the future.

Motion made by Mayor Pro-Tem Conroy to approve Resolution 2021-02 of the Town Council for the Town of Howey-in-the-Hills, Florida pertaining to the Imposition of Non-Ad Valorem Assessments for Solid-Waste Collection Services; Councilor Gallelli seconded the motion. Motion approved unanimously by roll call vote.

Councilor Lehning	YES	Councilor Klein	YES
Mayor Pro-Tem Conroy	YES	Councilor Gallelli	YES
Mayor MacFarlane	YES		

NEW BUSINESS

- 4. First Reading: ORDINANCE 2021-001**
AN ORDINANCE OF THE TOWN OF HOWEY-IN-THE-HILLS, FLORIDA AMENDING THE CAPITAL IMPROVEMENTS ELEMENT IN CHAPTER 8 OF THE TOWN'S COMPREHENSIVE PLAN BY UPDATING THE FIVE-YEAR SCHEDULE OF CAPITAL IMPROVEMENTS TO INCLUDE ESTIMATED CAPITAL IMPROVEMENTS FOR FISCAL YEAR 2020-2021 THROUGH FISCAL YEAR 2024-2025 PURSUANT TO THE REQUIREMENTS OF CHAPTER 163 OF THE FLORIDA STATUTES; PROVIDING FOR CONFLICT, CODIFICATION, SEVERABILITY AND AN EFFECTIVE DATE

Mayor MacFarlane asked Town Planner Thomas Harowski to explain the Ordinance. Mr. Harowski spoke about the Ordinance and about how the 5-year Capital Improvement Program within the Comprehensive Plan would be updated. He emphasized that it was a plan and not a budget, with a general guide of what the Town was trying to accomplish.

5. Consideration and Approval: UNIFORM COLLECTION AGREEMENT

Mayor MacFarlane briefly explained the agreement.

Public Comment:

None

Motion made by Mayor Pro-Tem Conroy to Approve of the Uniform Collection Agreement between the Town of Howey-in-the-Hills and the Lake County Tax Collector; Councilor Gallelli seconded the motion. Motion approved unanimously by roll call vote.

Councilor Lehning	YES	Councilor Klein	YES
Mayor Pro-Tem Conroy	YES	Councilor Gallelli	YES
Mayor MacFarlane	YES		

- 6. Consideration and Approval: UNIFORM COLLECTIONS AGREEMENT – SOLID WASTE BETWEEN THE LAKE COUNTY PROPERTY APPRAISER AND THE TOWN OF HOWEY-IN-THE-HILLS.**

Martha MacFarlane, Mayor briefly explained the agreement.

Public Comment:

None

Motion made by Mayor Pro-Tem Conroy to Approve of the Uniform Collections Agreement – Solid Waste between the Lake County Property Appraiser and the Town of Howey-in-the-Hills; Councilor Gallelli seconded the motion. Motion approved unanimously by roll call vote.

Councilor Lehning	YES	Councilor Klein	YES
Mayor Pro-Tem Conroy	YES	Councilor Gallelli	YES
Mayor MacFarlane	YES		

7. Consideration and Approval: AGREEMENT BETWEEN CAREY BAKER LAKE COUNTY PROPERTY APPRAISER AND THE TOWN OF HOWEY-IN-THE-HILLS FOR NON-AD VALOREM ASSESSMENTS ON TRIM NOTICE

Mayor MacFarlane briefly explained the agreement.

Public Comment:

None

Motion made by Mayor Pro-Tem Conroy to Approve of the Agreement between Carey Baker Lake County Property Appraiser and the Town of Howey-in-the-Hills for Non-Ad Valorem Assessments on TRIM Notice; Councilor Gallelli seconded the motion. Motion approved unanimously by roll call vote.

Councilor Lehning	YES	Councilor Klein	YES
Mayor Pro-Tem Conroy	YES	Councilor Gallelli	YES
Mayor MacFarlane	YES		

8. Discussion: Cemetery Fees.

Mayor MacFarlane explained this item was about the Town's Cemetery, Taylor Memorial Cemetery and how it currently functions. The town's cemetery is not a perpetual care cemetery, but it is well managed. The town needs to look at our costs and fees and see how we compare to other local municipalities. The town should also look at if we should open the sale of lots to the public which are not residents.

9. Discussion: Allowing the use of credit cards in Town Hall via Square with a markup to cover fees.

Mayor MacFarlane spoke about how Town Hall currently did not take credit cards at Town Hall. The town would be looking into taking credit cards at town hall, however the markup fees that credit card companies charge the town would be pushed down to the owner of the card. The Town Clerk would be looking into how we can implement a system with our Black Mountain Software Cash Receipting system.

Public Comments:

Janice McLain, 109 S Lakeshore Blvd.– Spoke about possibly setting up auto pay on credit.

Old Business:

None

Reports:

Public Services Department

Mr. John Ernest suggested that many residents had wanted to name the alley between Holley St and Central Ave. Mayor Pro-Tem suggested that we have a “name the alley” contest. Mrs. Wagler volunteered to head up the project of creating a contest to name the alley. Mr. Ernest also gave an update on the Downtown Sewer Project which will be completed by August.

Council Members:

Mayor Pro-Tem Conroy

Mayor Pro-Tem Conroy thanked Mayor MacFarlane for her hard work. Mayor Pro-Tem Conroy wants to know how much is available in the town’s Enterprise Fund and also, he wanted to know when the audit will be completed.

Councilor Lehning

Councilor Lehning wants an update on the hiring of the Town Administrator/Finance Manager.

Councilor Gallelli

Councilor Gallelli reminded everyone that the date for her next Social Distance Meet would be February 27th, at 10am. The Meet up would be at the gazebo at Griffin Park and the topics will include residents with businesses and ways to conserve water. She also announced that a speaker from LCWA (March 11, 2021 at 7pm at the LEC) would come speak to residents

about water conservation and manatees in the Lake Harris Chain. Also, because we are having this presentation, we will be able to add it to our CUP permit.

Councilor Klein

Nothing to report.

Mayor MacFarlane

Mayor MacFarlane stated that she is working with Jen Bolling on drafting a Resolution about Water Conservation. Mayor MacFarlane met with Tavares town administrator (James Dillion) who was helpful and wants to collaborate. The town is also looking at working with two consulting agencies in respect to finding and securing grants. Mayor MacFarlane also gave an update on CARES funding and how we are reallocating funds. Starting in March, Town Hall will be closing on Fridays to the public, except for appointments.

Public Comments


Fran O'Keefe Wagler, 408 W Central Ave – Mrs. Wagler spoke about events that were coming to Howey, including: Grand Opening of LEC 3/26/21, Community Yard Sale on 3/13/21, Community Shred Event at the library on 3/27/21, Easter Egg Dash at the Howey Mansion on 4/3/21, and Founder's Days Citrus Festival on 5/1/21.

ADJOURNMENT

There being no further business to discuss, a motion was made by Councilor Gallelli to adjourn the meeting; Councilor Lehning seconded the motion.

The Meeting adjourned at 7:31 p.m. | **Attendees: 25**

ATTEST:


John Brock, Town Clerk


Mayor Martha MacFarlane