



MINUTES

City Commission Meeting

6:00 PM – Thursday, September 21, 2023 – City Hall

**INVOCATION: REVEREND CYNTHIA A. SNAVELY, INTERIM PASTOR, UNITARIAN
UNIVERSALIST CONGREGATION OF LAKE COUNTY**

PLEDGE OF ALLEGIANCE: COMMISSIONER NAN COBB

CALL TO ORDER: 6:02 P.M.

ACKNOWLEDGE OF QUORUM AND PROPER NOTICE

PRESENT: Commissioner Nan Cobb, Vice Mayor Emily Lee, Commissioner Gary Ashcraft
and Mayor Michael Holland

ABSENT: Commissioner Willie Hawkins

1. AGENDA UPDATE

Mayor Holland requested that the Paws Therapy Dogs presentation be moved to before the Events Department presentation.

2. APPROVAL OF MINUTES

2.1 Approval of Minutes

July 13, 2023 City Commission Budget Workshop
September 7, 2023 City Commission Meeting

Motion made by Commissioner Cobb, Seconded by Vice Mayor Lee, to approve the Minutes. The motion passed on the following vote:

Voting Yea: Commissioner Cobb, Vice Mayor Lee, Commissioner Ashcraft, Mayor Holland

3. PRESENTATIONS

3.1 Paws Therapy Dogs, Inc.

Tom Carrino, City Manager, explained that Paws Therapy Dogs will be receiving an organizational grant from the City through the City's new reimbursement process. He reported they have submitted all of the required paperwork and receipts and are ready to receive their award.

Robin Richter, Secretary for Paws Therapy Dogs Inc., expressed thanks for the City's support. She explained the organization's program to provide comfort dogs at various locations. She stated that the funds from the City are being used to provide 1,000 Christmas gift bags to senior citizens living in senior and nursing communities.

Commissioner Ashcraft presented the check to PAWS Therapy Dogs.

3.2 Events Department Presentation

Mr. Carrino explained that the intent was for the Events Department to present to Police and Fire an award that was for the City's Emergency Action Plan. He recognized the Events Department as well for their work.

Miranda Muir, Events and Tourism Manager, commented on the importance of safety at their events. She stated that the Florida Festivals and Events Association has an award for the safety plan. She explained the events staff entered the City's emergency action plan, unbeknownst to the Police and Fire Departments. She announced that the City's plan won second place.

Mr. Carrino announced all of the awards won by the City as follows: First place - Georgefest t-shirt design; First place - Eustis Music Fest t-shirt design; First place - Snowflakes by the Lake advertising banners; Second place - Georgefest educational programming; Second place - Georgefest emergency action plan; Second place - Eustis First Fridays advertising poster; Third place - Georgefest advertising banners; Third place - Georgefest tickets and invitations; and Third place - Snowflakes by the Lake photography. He explained the awards were given by the Florida Festivals and Events Association through their Sunsational Awards Program.

Mayor Holland asked Ms. Muir to share how many events they put on every year with Ms. Muir stating there are 26 events that are always on the calendar. She added that frequently there are additional events provided.

Mayor Holland expressed thanks to the Events staff on behalf of the Commission and residents.

4. AUDIENCE TO BE HEARD

Calvin Gentry, representing the Downtown Cruise In car show, expressed disappointment regarding moving the show to Ferran Park. He stated his concern regarding the limited parking and questioned why they are being required to move.

Mr. Carrino explained the discussions held with Events, Police and Car Show representatives. He stated the show was disrupting parking for the downtown businesses. He indicated that Ferran Park is a great venue and stated that prior direction from the Commission was to relocate the show to Ferran Park.

Mayor Holland confirmed that was the direction of the Commission. He explained that the disruption for the downtown merchants was the deciding factor in the decision.

Mr. Carrino added that at the meeting Capt. Fahning committed to providing police support through the transition to be sure the public knows what is going on and adding assistance for pedestrians crossing Bay Street.

The Commission asked if "no parking" signs could be placed around Ferran Park to assist with the parking issue with Mr. Carrino indicating the City does not put out those signs for the car show but they have been put out by the merchants. He indicated they will probably not tow vehicles but the police will do their best to assist.

The Commission asked that a social media blast be sent out to notify the public prior to the transition with Mr. Carrino explaining the official transition will be in October. He added that Events has created a flyer to help get the word out and raise awareness for the changes.

Sarah Pelfry passed out information to the Commission concerning an issue with their property at 113 to 127 West Woodward Avenue. She explained an issue they have had with a delay in

the Development Services department which has created in a substantial loss to two businesses. She explained that one of her long-term tenants Press Forward Inc. received a "cease and desist" letter from the City in May. She stated they have been at 117 W. Woodward since November 2021 and prior to that was at 113 from August 2017 through 2019. She stated the issue is due to the General Industrial land use.

Ms. Pelfry explained she had met with the department who suggested the property be changed to General Commercial. She provided a timeline of her contact with Development Services and how the issue resulted in Press Forward losing its contract with Kids Central. She explained what services are provided by Press Forward. She questioned why they were just now notified of the issue and why the process was not expedited in order to resolve the issue.

Mayor Holland stated this was the first time the Commission had seen the information provided and indicated she would receive a phone call the following day.

Mr. Carrino indicated he had additional information and Mayor Holland requested they discuss it after the meeting.

5. CONSENT AGENDA

5.1 Resolution Number 23-83: Bid Award for Construction Services for the Coolidge Street Utility Improvements Project

5.2 Resolution Number 23-84: Utility Liens

5.3 Resolution Number 23-86: Authorizing Multiple Annual Purchases in Excess of \$50,000 for each of Three Products and Services that are Essential for the Public Utilities Daily Operations

5.4 Resolution Number 23-87: Approving a Contract for Lobbyist Services

Motion made by Vice Mayor Lee, Seconded by Commissioner Cobb, to approve the Consent Agenda. The motion passed on the following vote:

Voting Yea: Commissioner Cobb, Vice Mayor Lee, Commissioner Ashcraft, Mayor Holland

6. ORDINANCES, PUBLIC HEARINGS & QUASI-JUDICIAL HEARINGS

6.1 Resolution Number 23-77: Fiscal Year 2023-2024 Final Millage

Sasha Garcia, City Attorney, announced Resolution Number 23-77: A Resolution by the City Commission of the City of Eustis, Lake County, Florida, adopting the final millage levy of ad valorem taxes for the City of Eustis, Lake County, for the Fiscal Year 2023-2024, providing for an effective date.

Mike Sheppard, Finance Director, announced that the final millage rate is 7.5810, which is 9.3% higher than the roll back rate of 7.0158. He commented that the City has the least amount of transfers from the Utility Fund among area cities and the City does not have a fire assessment fee which is why the City has kept its millage rate where it is.

Attorney Garcia opened the public hearing at 6:26 p.m. There being no public comment, the hearing was closed at 6:26 p.m.

Motion made by Vice Mayor Lee, Seconded by Commissioner Ashcraft, to approve Resolution Number 23-77. The motion passed on the following vote:

Voting Yea: Commissioner Cobb, Vice Mayor Lee, Commissioner Ashcraft, Mayor Holland

6.2 Resolution Number 23-78: Fiscal Year 2023-2023 Adopting a Final Budget

Attorney Garcia announced Resolution Number 23-78: A Resolution by the City Commission of the City of Eustis, Lake County, Florida, adopting the final budget for the Fiscal Year 2023-2024, providing for an effective date.

Mr. Sheppard announced this would be the final hearing for the FY2023-2024 budget. He cited the various workshops held on the budget.

Attorney Garcia opened the public hearing at 6:27 p.m. There being no public comment, the hearing was closed at 6:27 p.m.

Motion made by Vice Mayor Lee, Seconded by Commissioner Ashcraft, to approve Resolution Number 23-78. The motion passed on the following vote:

Voting Yea: Commissioner Cobb, Vice Mayor Lee, Commissioner Ashcraft, Mayor Holland

6.3 SECOND READING

Ordinance Numbers 23-15, 23-16, and 23-17: Explanation of Ordinances for Annexation of Parcels with Alternate Key #1213177

Ordinance Number 23-15 – Voluntary Annexation

Ordinance Number 23-16 – Comprehensive Plan Amendment

Ordinance Number 23-17 – Design District Assignment

Attorney Garcia read Ordinance Number 23-15 by title on second and final reading: An Ordinance of the City Commission of the City of Eustis, Florida, voluntarily annexing approximately 4.63 acres of real property at Alternate Key Number 1213177, generally located at the northeast corner of CR 44 at the intersection with South Fishcamp Road.

Attorney Garcia opened the public hearing at 6:28 p.m. There being no public comment, the hearing was closed at 6:28 p.m.

Motion made by Commissioner Cobb, Seconded by Vice Mayor Lee, to adopt Ordinance Number 23-15 on final reading. The motion passed on the following vote:

Voting Yea: Commissioner Cobb, Vice Mayor Lee, Commissioner Ashcraft, Mayor Holland

6.4 SECOND READING

Ordinance Number 23-16: Comprehensive Plan Amendment - Future Land Use

Attorney Garcia read Ordinance Number 23-16 by title on second and final reading: An Ordinance of the City Commission of the City of Eustis, Lake County, Florida, amending the City of Eustis Comprehensive Plan pursuant to 163.3187 F.S.; changing the future land use designation of approximately 4.63 acres of real property at Alternate Key Number 1213177, generally located at the northeast corner of CR 44 at the intersection with South Fishcamp Road, from Urban Low in Lake County to Mixed Commercial Residential in the City of Eustis.

Attorney Garcia opened the public hearing at 6:29 p.m. There being no public comment, the hearing was closed at 6:29 p.m.

Motion made by Commissioner Cobb, Seconded by Commissioner Ashcraft, to adopt Ordinance Number 23-16 on final reading. The motion passed on the following vote:

Voting Yea: Commissioner Cobb, Vice Mayor Lee, Commissioner Ashcraft, Mayor Holland

6.5 SECOND READING

Ordinance Number 23-17: Design District

Attorney Garcia read Ordinance Number 23-17 by title on second and final reading: An Ordinance of the City Commission of the City of Eustis, Lake County, Florida; assigning the Suburban Corridor design district designation to approximately 4.63 acres of recently annexed real property at Alternate Key Number 1213177, generally located at the northeast corner of CR 44 at the intersection with South Fishcamp Road.

Attorney Garcia opened the public hearing at 6:29 p.m. There being no public comment, the hearing was closed at 6:29 p.m.

Motion made by Vice Mayor Lee, Seconded by Commissioner Cobb, to adopt Ordinance Number 23-17 on final reading. The motion passed on the following vote:

Voting Yea: Commissioner Cobb, Vice Mayor Lee, Commissioner Ashcraft, Mayor Holland

6.6 FIRST READING

Ordinance Number 23-23: Annual Update of 5-yr. Capital Improvements Plan

Attorney Garcia read Ordinance Number 23-23 by title on first reading: An Ordinance of the City Commission of the City of Eustis, Lake County, Florida, approving the annual update of the five-year Capital Improvement Schedule of the Comprehensive Plan under Florida Statutes 163.3177(3)5(b); providing for conflicting ordinances, severability, and effective date.

Mr. Sheppard reviewed the Capital Improvement Plan noting that this would be the first reading. He explained the purpose is to provide a plan for the next five years and includes projects in the Sales Tax and Water/Sewer Funds.

Attorney Garcia opened the public hearing at 6:32 p.m. There being no public comment, the hearing was closed at 6:32 p.m.

Motion made by Commissioner Cobb, Seconded by Commissioner Ashcraft, to approve Ordinance Number 23-23 on first reading. The motion passed on the following vote:

Voting Yea: Commissioner Cobb, Vice Mayor Lee, Commissioner Ashcraft, Mayor Holland

6.7 FIRST READING

Ordinance Number 23-24: Conditional Use Permit to allow a School in the Central Business District (CBD) - 135 N Grove Street

Attorney Garcia read Ordinance Number 23-24 by title on first reading: An Ordinance of the City Commission of the City of Eustis, Lake County, Florida, approving a conditional use permit for a school in the Central Business District (CBD) future land use district located at 135 N. Grove Street.

Mike Lane, Development Services Director, presented the ordinance for a Conditional Use Permit allowing School Use in the Central Business District (CBD) at 135 N. Grove Street. He stated the property owner is North Central Place LLC and the applicant is Sarah Campbell, on behalf of Modern Schoolhouse. He explained the intent to convert the 7,022 sq.ft. space into a school which will provide for students to be taught and tutored on the site. He indicated the previous use was for a dance studio. He explained the need for a conditional use permit.

Mr. Lane provided specific information regarding the site and noted that the property has a future land use designation of Central Business District and a design district designation of

Urban Center. He referred to the City's Use Regulations Table under Section 109-4 and indicated that schools are all conditional uses within the Central Business District. He explained the requirements for review of the application and stated that the Commission may attach conditions and limitations on the requested use. He confirmed the various notification requirements were satisfied.

The Commission asked about plans for safety precautions.

Sarah Campbell, representing Modern Schoolhouse, explained their curriculum states that the community is their classroom. She stated that parking and drop off is at the rear of the facility. She explained the precautions and processes they utilize when walking downtown. She stated that the children would never exit through the front without an adult or parent.

The Commission asked the number of students with Ms. Campbell responding they have 54 elementary and middle school students and they would never be larger than 60.

The Commission asked about the school with Ms. Campbell providing an overview of the school including Pre-K through 8th grades. She noted that the lower pod includes Pre-K through 2nd and utilizes a Montessori curriculum and environment. The elementary pod is grades 3rd through 5th and the middle school is 6th through 8th. She stated their curriculum is place based. She explained they believe in the students being out in the community and learning from the community and utilizing mentorships. She cited a variety of activities included.

The Commission commented on the new building they are located in and noted instances where their students have been seen downtown. They encouraged them to feel free to reach out to the Police Department if necessary.

Motion made by Commissioner Cobb, Seconded by Vice Mayor Lee, to approve Ordinance Number 23-24 on first reading. The motion passed on the following vote:

Voting Yea: Commissioner Cobb, Vice Mayor Lee, Commissioner Ashcraft, Mayor Holland

7. OTHER BUSINESS

7.1 Investment Discussion: Tryon Clear View Group Interest Options

Mr. Sheppard informed the Commission that the Tryon Clear View Group has worked with the City and reviewed the lighting charges by Duke Energy. They discovered some tariffs that were not applied correctly which resulted in the City receiving a check from Duke. Thirty percent of that would be paid to Tryon Clear View. He explained they are also working with SECO, TECO and the City's bank.

Mr. Sheppard stated that the City has always done a compensating balance with its banking arrangements. Tryon recommended that the City change to a fee basis which resulted in TD Bank increasing the City's interest earnings. He noted that Tryon will receive some earnings from the savings and the increased interest earnings. He stated the increased interest earnings will amount to approximately \$400,000 per year.

Mr. Sheppard then reported that Tryon is recommending that the City invest \$30,000,000 to \$35,000,000 of the City's funds in JP Morgan and Truist to invest in Treasuries or similar. He expressed concern with that recommendation noting that there is a fee that would be paid to whomever is managing the money up to as much as 50 basis points. He added that the rates are not that great. He commented on the CD rates offered by TD Bank. He indicated that is slightly higher than Treasuries at that time. He recommended investing in CD's and ladder

them so that some are coming due each month. He commented on the amount of cash the City will be needing due to upcoming major projects.

Mr. Sheppard then commented on a situation that occurred in the 1990's when the City was invested in the Franklin Market Fund and lost a significant amount of money. He stated the City then went back and significantly invested in Treasuries which helped the City make back the funds. He explained that would require a lot of work and the City is not set up for that. He then reported that in 2018, the City put \$6,000,000 in a higher interest earnings and the City still has that account with over \$7.4 million invested. He commented on how low the interest rates have been.

Mr. Carrino explained that Tryon Clear View is recommending that the City invest in Treasuries that are at banks other than what the City currently has a relationship with and that are earning at a lower rate than what the City can earn from TD Bank. He stated staff would not recommend that City go with what is recommended by Tryon Clear View and explained it would earn less money and involves banks the City does not currently have a relationship with. He added that, if the City goes with their recommendation, they would have to pay a portion of their earnings to Tryon. He agreed with Mr. Sheppard and recommended that the City invest in CD's at TD Bank and ladder the CD's so there is always cash available. He added that, when they reviewed the CIP, they discussed borrowing from themselves to fund the solar panel project.

Mr. Carrino noted that Commissioner Ashcraft had requested that they discuss the City's investment strategy. He stated that the City's Investment Policy directs the City to stick with CD's, Treasuries and bonds because they are safe investments. Staff's recommendation does that. He indicated that if the City goes with the CD recommendation the City will earn an increased amount of interest than in the recent past.

Commissioner Ashcraft asked if the City can purchase Treasurer notes and bills directly with Mr. Sheppard indicating that, in the past, the City has purchased them through the bank who then charged a Treasury fee.

Commissioner Ashcraft stated his understanding that the City could purchase notes directly from the government and the rates are around 5.3 to 5.5. Mr. Carrino indicated that TD Bank is currently offering 5.75 for a CD.

Further discussion was held regarding the purchase of Treasury notes and bills.

Mr. Sheppard further commented on Tryon Clear View's work with Duke, SECO and TECO.

Discussion was held regarding the fact that the money belongs to the residents of Eustis and not the Commissioners so they need to be conservative in how they invest those funds.

Discussion was held regarding how Tryon found the additional funds due from Duke Energy.

CONSENSUS: It was a consensus of the Commission to place the funds in CD's with them laddered to insure the City's liquidity.

7.2 City Manager's Performance Evaluation

Bill Howe, Director of Human Resources, explained the requirement for the City Manager review and evaluation. He noted that, in accordance with the City Manager's contract, his salary may be increased from time to time by a majority vote of the Commission. He indicated that is typically done during the performance review. He stated that on November 18, 2021, the current City Manager received an increase to \$160,000; however, since that time he has not received the 4% increase given to City employees in October 2022 nor the 2% longevity

increase. He added he also would not receive the 5% plus the \$1,000 annual increase in October 2023 unless the City Commission votes to increase his salary.

Mr. Howe stated the report provided to the Commission includes the compensation given to other City Managers in the area. He added staff's recommendation is for the Commission to discuss the City Manager's performance and vote on any appropriate wage adjustment.

Mayor Holland noted he had completed a written evaluation form on the City Manager. He stated he is doing a tremendous job for the City and cited how hard working he is. He expressed support for considering a raise for Mr. Carrino.

Vice Mayor Lee confirmed that Mr. Carrino had not received the increases provided to the other employees. She expressed support for him receiving an increase.

Commissioner Ashcraft expressed agreement with Mayor Holland's comments and indicated the Commission may need to consider getting him some assistance. He expressed support for him to receive an increase.

Vice Mayor Lee noted she also submitted a written evaluation and reiterated her support for an increase.

Commissioner Cobb commented Mr. Carrino is one of the hardest working people she knows. She expressed support for increasing his salary to the \$179,080 which would reflect the previous increases provided to the other employees.

Motion made by Commissioner Cobb, Seconded by Vice Mayor Lee, to increase the City Manager's salary to \$179,080. The motion passed on the following vote:

Voting Yea: Commissioner Cobb, Vice Mayor Lee, Commissioner Ashcraft, Mayor Holland

8. FUTURE AGENDA ITEMS

See discussion under Comments.

9. COMMENTS

9.1 City Commission

Commissioner Ashcraft cited the need to consider some various technological options to improve efficiency. He noted how busy staff is and how the City is growing. He commented favorably on the Music and Comedy Show and the grand opening of Theater 1901.

Commissioner Cobb cited the \$20,000 grant from Duke Energy to assist with marketing. She expressed thanks to Al Latimer and Nadine Mann for their work on the grant application. She thanked George Asbate and Pam Rivas for the renovations to the old Lake Mechanical building. She stated the incubator grant opening would be held Oct 4th. She noted the kick off with One Million Cups and how that will assist with relationship building. She reported on her attendance at the Purses with a Purpose event which raised funds for Ruth House, an extension of Hand in Hand. She asked if there was an update on the Bay Street islands.

Rick Gierok, Public Works Director, reported the project went out to bid and the contract has been approved. Michelle Saxman will be the lead. Following receipt of a permit from FDOT, the City will be installing irrigation. Pre-construction meetings will be scheduled within the next few weeks. He indicated FDOT may require them to do the work at night so as not to disrupt daytime traffic. He confirmed the work would be completed prior to Georgefest.

Commissioner Cobb then commented on the issue with semi trucks parking in Eustis. She cited various places they are illegally being parked with Craig Capri, Police Chief, indicating they have towed a number of the trucks. He cited where the “no parking” signs are posted.

Commissioner Cobb indicated there is an ordinance against the truck parking in downtown and asked about what else can be done.

Attorney Garcia stated she would look into it.

Commissioner Cobb then complained about snipe signs being posted throughout the City for events held at the fairgrounds. She asked that the County be notified to inform event organizers that the snipe signs are not allowed in the City. She expressed concern regarding State right-of-way in the City along Bay and Grove not being maintained.

Mr. Gierok reported he had met with a FDOT representative and drove him around to show him the issues. He stated that their level of service is not meeting the City's expectations including trees, bushes, vegetation, etc. He indicated that, if the City wanted to take over the maintenance, they would have to enter into a local agreement. He stated that the City would probably only receive approximately \$25,000 from FDOT but it would cost approximately \$100K per year. He indicated he could reach out to FDOT. He explained that, in the City, the property owner adjoining City right-of-way is responsible for maintaining that. He stated that the City could require that the property owners adjoining the State right-of-way maintain that as well. He added that to get the level of service the City wants will require the City taking over the maintenance and entering into an agreement with FDOT.

Commissioner Cobb suggested getting the Secretary for FDOT to come to the City for a meeting.

Commissioner Ashcraft asked if the City could also take over the median at 452 and 19 with Mr. Gierok indicating they could take over all the State right-of-way; however, he could not do it with the staff available. He indicated he would have to bring back that cost to the Commission.

Mayor Holland noted that the residents don't understand what is not being done by the State and Lake County. He commented on a promise made by the Secretary of the Dept. of Transportation that has not been followed through on. He emphasized that the problem is not with City staff but with the State.

Vice Mayor Lee reported on her recent activities including attending the LEAD dinner, the Citizens Academy and the Little League and football end-of-season events. She complimented the Police Department for its involvement within the community. She commented on the electric charging stations and stated her understanding that the Tesla charging stations they discussed are only for Tesla vehicles. She noted the out-of-state vehicles charging downtown.

Commissioner Cobb announced that she and Vice Mayor Lee would be attending the America in Bloom symposium in South Carolina. She noted that the City is up for an award.

9.2 City Manager

Mr. Carrino commented on the Live Local Act. He stated that Lake County and other jurisdictions have done resolutions notifying developers and the public they are working on the process for development under the Live Local Act. He stated he has been working with the City Attorney and will be bringing forth a resolution to the next meeting to announce to the public that the City will be developing a process for developing under Live Local; however, until the City does that they cannot move forward with Live Local projects.

Mr. Carrino explained that the legislation also requires the City to conduct an inventory of properties that are appropriate for affordably priced development. That list of properties must be placed on the City's website. The City must also vet the properties, analyze them and bring the list to a public hearing. He indicated that must not be completed by October 1st; however, the list of properties must be produced by October 1st with the public hearings to be held following that. He reported that Al Latimer, Economic Development Director, has been working to assemble the inventory of all City and CRA-owned properties which will be ready by October 1st. He indicated that will be posted to the website; however, there will be a caveat that the analysis is ongoing and public hearings will be upcoming. He stated the inventory will not be a list of properties appropriate for affordably priced housing but is a list of all City and CRA-owned properties and the analysis is forthcoming. He indicated that some of the properties most likely will be appropriate.

Mr. Carrino reported that a building adjacent to Customer Service has termites and the owner needs to tent that building. He explained that Water Customer Service will have to be closed for a few days the next week. He stated that staff will transition to a different location so they can continue to field calls and answer emails; however, the public will not be able to walk-in but can still pay bills online or by phone. He stated the expectation that they will re-open the following Monday.

Mr. Carrino expressed his gratitude to the Commission for the kind words and their support for him and the team. He thanked the City staff for all of their work. He commented on a recent leadership meeting and expressed thanks to the Commission for their support during the budget process.

Vice Mayor Lee stated she just received an update regarding Tesla that, beginning in 2024, Ford EV owners and lessees will be able to use over 12,000 Tesla super charger stalls throughout the US and Canada.

9.3 City Attorney

Attorney Garcia requested a closed session to discuss and obtain Commission guidance regarding pending litigation. She asked to schedule it the week of October 2nd.

Mr. Carrino indicated that Commissioner Hawkins would be traveling and asked if he could call in.

CONSENSUS: It was a consensus to attempt to schedule the session for 5:00 p.m. prior to the October 5th regular meeting and inform Commissioner Hawkins of the meeting.

9.4 Mayor

Mayor Holland commented on the number of recent events and thanked the rest of the Commission for their attendance. He also thanked Al Latimer for his activities. He thanked George Asbate and Pam Rivas for their work on the incubator project and location.

Mayor Holland reminded everyone the Homecoming parade would be Tuesday at 6 pm. He noted the Commission will be in the parade. He then announced that Panther Prowl in the Park would be held October 21st. He cited the entertainment would be provided by Thomas McClary and the EHS Jazz band. He encouraged everyone to support the school and donate to the programs.

Mayor Holland asked to schedule a workshop to discuss the land use regulations with Mr. Carrino announcing the plan was to begin with densities and lot typologies and sizes. He

indicated a workshop was tentatively scheduled for October 21st prior to the regular Commission meeting.

Mayor Holland commented on the amount of City business that is done behind the scenes and cited recent negative correspondence the Commission has received. He asked that if someone wants to send negative letters or correspondence to have the guts to sign it. He cited a threatening post card that the Commissioners received and indicated that type of correspondence is turned over to the Police Department. He emphasized the Commission needs the help of the community not fighting against them.

10. ADJOURNMENT: 7:36 P.M.

**These minutes reflect the actions taken and portions of the discussion during the meeting. To review the entire discussion concerning any agenda item, go to www.eustis.org and click on the video for the meeting in question. A DVD of the entire meeting or CD of the entire audio recording of the meeting can be obtained from the office of the City Clerk for a fee.*

CHRISTINE HALLORAN
City Clerk

MICHAEL L. HOLLAND
Mayor/Commissioner