



**ISLAMORADA, VILLAGE OF ISLANDS
REGULAR VILLAGE COUNCIL MEETING**

Founders Park Community Center
87000 Overseas Highway
Islamorada, FL 33036
Thursday, August 20, 2020
5:30 PM

**MEETING TO OCCUR VIA
COMMUNICATIONS MEDIA TECHNOLOGY (CMT)**

Pursuant to Executive Order No. 20-69 and the Centers for Disease Control (CDC) social distancing guidelines established to contain the spread of the COVID-19 virus, the August 20, 2020 Regular Village Council Meeting will be conducted utilizing Communication Media Technology (CMT) via a Zoom video conferencing application. Additional information regarding options for viewing the meeting and participation through public comment can be found on the last page of this agenda.

I. CALL TO ORDER / ROLL CALL

II. PLEDGE OF ALLEGIANCE

III. REPORTS, PRESENTATIONS AND ANNOUNCEMENTS

- A. Virtual Meeting Procedures- Village Attorney
- B. Update: College of the Florida Keys- Dr. Jonathan Gueverra

IV. PUBLIC COMMENT

V. AGENDA: Requests for Deletion / Emergency Additions

VI. CONSENT AGENDA

(All items on the Consent Agenda are considered routine by the Village Council and will be approved by one motion. There will be no separate discussion of these items unless a Councilmember so requests, in which event, the item will be moved to the Main Agenda.)

A. Minutes

July 16, 2020 Virtual Regular Village Council Meeting

TAB 1

B. Resolution Approving Letter of Engagement for Code Compliance Hearing Officer

TAB 2

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA APPROVING THE LETTER OF ENGAGEMENT BETWEEN MICHAEL J. PAWELCZYK AND ISLAMORADA, VILLAGE OF ISLANDS TO PROVIDE SERVICES OF CODE COMPLIANCE HEARING OFFICER; AUTHORIZING VILLAGE OFFICIALS TO IMPLEMENT THE TERMS AND CONDITIONS OF THE ENGAGEMENT; AUTHORIZING THE VILLAGE MANAGER TO EXPEND BUDGETED FUNDS; AUTHORIZING THE VILLAGE MANAGER TO EXECUTE THE LETTER OF ENGAGEMENT; AND PROVIDING FOR AN EFFECTIVE DATE

*****End of Consent Agenda*****

VII. QUASI-JUDICIAL

- A.** First Reading: An Ordinance of Islamorada, Village of Islands, Florida Considering the Request of PDB Enterprises, Inc. and Overseas Center LLC., to Amend the Village's Future Land Use Map from Residential Medium (RM) to Mixed Use (MU) for Property with Real Estate Number 00418050-000000

TAB 3

AN ORDINANCE OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, CONSIDERING THE REQUEST OF PDB ENTERPRISES, INC. AND OVERSEAS CENTER LLC., TO AMEND THE VILLAGE'S FUTURE LAND USE MAP FROM RESIDENTIAL MEDIUM (RM) TO MIXED USE (MU) FOR PROPERTY WITH REAL ESTATE NUMBER 00418050-000000, AS LEGALLY DESCRIBED HEREIN; PROVIDING FOR THE TRANSMITTAL OF THIS ORDINANCE TO THE STATE DEPARTMENT OF ECONOMIC OPPORTUNITY; AND PROVIDING FOR AN EFFECTIVE DATE UPON THE APPROVAL OF THIS ORDINANCE BY THE STATE DEPARTMENT OF ECONOMIC OPPORTUNITY

- B.** First Reading: An Ordinance of Islamorada, Village of Islands, Florida Considering the Request of PDB Enterprises, Inc. and Overseas Center LLC., to Amend the Village's Zoning Map from Residential Single-Family District (R-1) to Highway Commercial District (HC) for Property with Real Estate Number 00418050-000000

TAB 4

AN ORDINANCE OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, CONSIDERING THE REQUEST OF PDB ENTERPRISES, INC. AND OVERSEAS CENTER LLC., TO AMEND THE VILLAGE'S ZONING MAP FROM RESIDENTIAL SINGLE-FAMILY DISTRICT (R-1) TO HIGHWAY COMMERCIAL DISTRICT (HC) FOR PROPERTY WITH REAL ESTATE NUMBER 00418050-000000, AS LEGALLY DESCRIBED HEREIN; PROVIDING FOR THE TRANSMITTAL OF THIS ORDINANCE TO THE STATE DEPARTMENT OF ECONOMIC

**OPPORTUNITY; AND PROVIDING FOR AN EFFECTIVE DATE UPON
THE APPROVAL OF THIS ORDINANCE BY THE STATE
DEPARTMENT OF ECONOMIC OPPORTUNITY**

- C.** Application for Alcohol Beverage Use Permit (PLABP20200121) Katanga LLC d/b/a The Moorings Village

TAB 5

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, CONSIDERING THE REQUEST BY IAN G. BACHEIKOV OF AKERMAN LLP ON BEHALF OF KANTANGA, LLC D/B/A THE MOORINGS VILLAGE FOR A 2COP ALCOHOLIC BEVERAGE USE PERMIT TO ALLOW BEER AND WINE CONSUMPTION ON-PREMISES FOR WITNESS RESOURCES, INC./THE MOORINGS-ISLAMORADA, INC. ON THE PROPERTY LOCATED AT 123 BEACH ROAD ON UPPER MATECUMBE KEY, WITHIN THE TOURIST COMMERCIAL (TC) ZONING DISTRICT AS LEGALLY DESCRIBED BELOW; AND PROVIDING AN EFFECTIVE DATE

- D.** A Resolution Considering the Request of Cove Village Properties, LLC for Transfer of Development Rights of Two (2) Market Rate Residential Dwelling Units from the Sender Site Property Located at 199 Carroll Street to the Receiver Site Property Located at 73501 Overseas Highway

TAB 6

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, CONSIDERING THE REQUEST OF COVE VILLAGE PROPERTIES, LLC FOR TRANSFER OF DEVELOPMENT RIGHTS OF TWO (2) MARKET RATE RESIDENTIAL DWELLING UNITS FROM THE "SENDER SITE" PROPERTY LOCATED AT 199 CARROLL STREET, PARCEL # 00400900-000000 ON UPPER MATECUMBE KEY, WITHIN THE RESIDENTIAL SINGLE FAMILY (R1) ZONING DISTRICT, AS LEGALLY DESCRIBED HEREIN, TO THE "RECEIVER SITE" PROPERTY LOCATED AT 73501 OVERSEAS HIGHWAY, PARCEL# 00388620-000000 ON LOWER MATECUMBE KEY, WITHIN THE TOURIST COMMERCIAL (TC) ZONING DISTRICT AS LEGALLY DESCRIBED HEREIN; AND PROVIDING FOR AN EFFECTIVE DATE

VIII. ORDINANCES

- A.** Second Reading: Ordinance Amending the Village Comprehensive Plan to Adopt the Water Supply Facilities Work Plan Update

TAB 7

AN ORDINANCE OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, AMENDING THE VILLAGE'S COMPREHENSIVE PLAN TO ADOPT THE WATER SUPPLY PLAN AS MANDATED BY FLORIDA STATUTES 163.3177(6)(C)3; PROVIDING FOR THE TRANSMITTAL OF THIS ORDINANCE TO THE STATE DEPARTMENT OF ECONOMIC OPPORTUNITY; AND PROVIDING FOR AN EFFECTIVE DATE UPON THE APPROVAL OF THIS ORDINANCE BY THE STATE DEPARTMENT OF ECONOMIC OPPORTUNITY

IX. RESOLUTIONS

- A.** Request to Continue Adoption of Final Rate Resolution for FY 2020-2021 Solid Waste Assessment **TAB 8**

- B.** FY 2020-2021 Annual Rate Resolution for Stormwater Management Services **TAB 9**

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, RELATING TO THE PROVISION OF STORMWATER MANAGEMENT SERVICES; REIMPOSING STORMWATER SERVICE ASSESSMENTS AGAINST CERTAIN REAL PROPERTY WITHIN ISLAMORADA, VILLAGE OF ISLANDS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2020; APPROVING THE STORMWATER ASSESSMENT ROLL FOR THE STORMWATER SERVICE ASSESSMENTS; PROVIDING FOR COLLECTION OF THE STORMWATER SERVICE ASSESSMENTS; AND PROVIDING FOR AN EFFECTIVE DATE

- C.** FY 2020-2021 Annual Assessment Resolution for Wastewater Collection Fees and Administrative Costs within Woods Corner Assessment Area **TAB 10**

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, RELATING TO THE COLLECTION OF WASTEWATER FEES AND ADMINISTRATIVE COSTS WITHIN THE WOODS CORNER ASSESSMENT AREA; REIMPOSING SPECIAL ASSESSMENTS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2020; APPROVING THE ASSESSMENT ROLL; PROVIDING FOR COLLECTION OF THE ASSESSMENTS; AND PROVIDING FOR AN EFFECTIVE DATE

- D.** FY 2020-2021 Annual Assessment Resolution for Phase 1 Wastewater Collection and Treatment Facilities / Remaining Service Area Phase 1 (RSA1) Wastewater Assessment **TAB 11**

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, RELATING TO THE CONSTRUCTION OF WASTEWATER COLLECTION AND TREATMENT FACILITIES FOR THE WASTEWATER ASSESSMENT AREA WITHIN THE VILLAGE EXCLUDING THE NORTH PLANTATION KEY, WOODS CORNER, AND NORTH PLANTATION KEY SUPPLEMENTAL ASSESSMENT AREAS; REIMPOSING SPECIAL ASSESSMENTS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2021; APPROVING THE ASSESSMENT ROLL; PROVIDING FOR COLLECTION OF THE ASSESSMENTS; AND PROVIDING AN EFFECTIVE DATE

- E.** FY 2020-2021 Annual Assessment Resolution for Phase 2 Wastewater Collection and Treatment Facilities / Remaining Service Area Phase 2 (RSA2) Wastewater Assessment

TAB 12

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, RELATING TO THE CONSTRUCTION AND FUNDING OF WASTEWATER COLLECTION AND TREATMENT FACILITIES FOR PHASE II OF THE WASTEWATER ASSESSMENT AREA WITHIN THE VILLAGE BUT EXCLUDING THE NORTH PLANTATION KEY, NORTH PLANTATION KEY SUPPLEMENTAL AND WOODS CORNER ASSESSMENT AREAS; REIMPOSING SPECIAL ASSESSMENTS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2020; APPROVING THE ASSESSMENT ROLL; PROVIDING FOR COLLECTION OF THE ASSESSMENTS; AND PROVIDING AN EFFECTIVE DATE

- F.** Resolution Approving the Final Rankings and Recommendation of the RFP 20-05 Evaluation Committee for Water Quality and Benthic Vegetation Monitoring

TAB 13

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, APPROVING THE FINAL RANKINGS AND RECOMMENDATIONS OF THE RFP 20-05 EVALUATION COMMITTEE FOR WATER QUALITY AND BENTHIC VEGETATION MONITORING IN VILLAGE CANALS; AUTHORIZING THE VILLAGE MANAGER AND VILLAGE ATTORNEY TO ENTER INTO AN AGREEMENT FOR THE REQUESTED SERVICES; AND PROVIDING FOR AN EFFECTIVE DATE

- G.** Resolution Approving the Piggyback Purchase of a 2020 Chevrolet Silverado 5500HD Truck

TAB 14

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA PIGGYBACKING THE FLORIDA SHERIFF'S ASSOCIATION CONTRACT NO. FSA19-VEH17.0 FOR HEAVY TRUCKS AND EQUIPMENT AND APPROVING THE PURCHASE OF A 2020 CHEVROLET SILVERADO 5500HD TRUCK FROM DUVAL FLEET SALES FOR THE VILLAGE WASTEWATER DEPARTMENT; AUTHORIZING THE VILLAGE MANAGER TO EXECUTE NECESSARY DOCUMENTS; AUTHORIZING THE VILLAGE MANAGER TO EXPEND BUDGETED FUNDS; AND PROVIDING FOR AN EFFECTIVE DATE

- H.** Resolution Approving the Purchase of AirVAC Vacuum Pits from Aqseptence Group

TAB 15

A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, APPROVING THE PURCHASE OF 26 AIRVAC VACUUM PITS FROM AQSEPTENCE GROUP FOR THE VILLAGE CENTRAL WASTEWATER SYSTEM; AUTHORIZING THE VILLAGE MANAGER TO EXECUTE NECESSARY DOCUMENTS; PROVIDING FOR A WAIVER OF COMPETITIVE BIDDING; AUTHORIZING THE VILLAGE MANAGER TO EXPEND BUDGETED FUNDS; AND PROVIDING FOR AN EFFECTIVE DATE

X. MOTIONS

XI. MAYOR / COUNCIL COMMUNICATIONS

- A.** Update Regarding Village Manager- Mayor Forster
- B.** Discussion Regarding Temporary Use Permits for Special Events through the December 31, 2020- Councilwoman Deb Gillis

XII. VILLAGE ATTORNEY / VILLAGE MANAGER COMMUNICATIONS

XIII. ADJOURNMENT

(Information Pertaining to Public Participation can be Found on the Next Page.)

Options for Viewing the Village Council Meeting:

The public is encouraged to watch the meeting on Monroe County's MCTV Comcast Channel 77. Alternatively, the public may view the meeting streamed live on the Village website from their personal computer, tablet or phone via the following link:

https://www.islamorada.fl.us/departments/communications/live_village_broadcast_meeting.php

Public Participation through Public Comment:

The public may provide public comment on items of a general nature or specific items on the agenda. Below are the guidelines for submitting public comments:

Option 1: Email your comments.

1. Public comment should be submitted via email to: public.comment@islamorada.fl.us
2. The email should contain "Public Comment" in the subject line.
3. The name and address of the submitter shall be included in the email.
4. At the beginning of the email, please identify whether the comment is of a general nature; or identify the agenda tab number or the subject matter. The meeting agenda can be viewed at: https://www.islamorada.fl.us/departments/village_clerk/minutes.php by scrolling down to the appropriate meeting date and selecting "Agenda".
5. Public comment should be submitted by **9 a.m. on Wednesday, August 19, 2020**. Public comment will be sent to the Village Council for consideration prior to the meeting and will not be read during the meeting.

Option 2: Call in During the Meeting.

1. If phoning in, dial **301-715-8592** and enter the webinar ID: **911 0656 4166** followed by #. When the Mayor opens public comment pertaining to the agenda item you are interested in dial *9 to be recognized by the Zoom meeting monitor. The Monitor will call you by the last four digits of your phone number. Please be sure to unmute your phone when you are called upon.
2. If watching online via Zoom: Open the Zoom webinar link <https://zoom.us/j/91106564166> and follow the prompts to join the webinar. When the Mayor opens public comment use the "raise your hand" feature to be recognized by the meeting monitor. Public comments will be heard in the order in which they are received.

ADA Assistance:

These meetings are open to the public. In accordance with the Americans with Disabilities Act of 1990, all persons who are disabled and who need special accommodations to participate in this meeting because of that disability should contact the ADA Coordinator at (305) 664-6448 or by email at ADA@islamorada.fl.us at least 48 hours before the scheduled meeting.

Anyone wishing to appeal any decision made by the Islamorada Village Council with respect to any matter considered at such meeting or hearing will need a record of the proceedings and, for such purpose, may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.