



## Islamorada, Village of Islands **REGULAR VILLAGE COUNCIL MEETING**

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December 6, 2022 - 5:30 PM  
Founders Park Community Center  
87000 Overseas Highway  
Islamorada, FL 33036

The Village Council has resumed the in-person regular meeting format. Virtual participation is still available to the public. Please see the last page of the agenda for participation details

### **AGENDA**

- I. CALL TO ORDER**
- II. PLEDGE OF ALLEGIANCE**
- III. SWEARING-IN OF NEWLY ELECTED OFFICIALS- The Honorable Sharon I. Hamilton**
  - A. SWEARING-IN OF NEWLY ELECTED OFFICIALS - The Honorable Sharon I. Hamilton**
    - 1) Seat 1: Joseph B. Pinder III
    - 2) Seat 2: Mark Gregg
    - 3) Seat 3: Elizabeth Jolin
    - 4) Seat 4: Henry Rosenthal
    - 5) Seat 5: Sharon Mahoney
- IV. ROLL CALL OF NEW COUNCIL**
- V. AGENDA: Requests for Deletion / Emergency Additions**
- VI. ELECTION OF MAYOR & VICE MAYOR**
- VII. CITIZENS' ADVISORY COMMITTEE REPORTS & APPOINTMENTS**
  - A. Near Shore Water Regulation Citizens' Advisory Committee – Dianne Harbaugh**
  - B. Achievable Housing Citizens' Advisory Committee – Don Horton**
- VIII. MAYOR / COUNCIL COMMUNICATIONS**
  - A. BPAS Discussion**
- IX. VILLAGE ATTORNEY / VILLAGE MANAGER COMMUNICATIONS**
  - A. Consideration of Freebee Ridesharing Services and FDOT SFY 2024 Public Transit Service Development Program**
- X. PUBLIC COMMENT**

(This is general public comment. It provides an opportunity for the public to speak about matters not scheduled elsewhere on the agenda. The mayor opens public comment on agenda items throughout the meeting.)

## **XI. 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 of November 17, 2022, Regular Village Council Meeting  
Minutes of October 25, 2022, Regular Village Council Meeting
- B.** Resolution to Adopt FY 2021-2022 Re-Appropriation Budget Amendment

### **A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, AMENDING THE VILLAGE'S ADOPTED BUDGET FOR FISCAL YEAR 2021-2022; AND PROVIDING AN EFFECTIVE DATE**

- C.** Resolution Accepting DEP Agreement NO. LPA0429 Between the Florida Department of Environmental Protection and the Village Relating to Funding Through the Florida Keys Stewardship Act

### **A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, APPROVING DEP AGREEMENT NO. LPA0429 BETWEEN THE STATE OF FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION AND THE VILLAGE RELATED TO FLORIDA KEYS STEWARDSHIP ACT FUNDING; AUTHORIZING VILLAGE OFFICIALS TO TAKE ALL STEPS NECESSARY TO FINALIZE AND IMPLEMENT THE TERMS AND CONDITIONS OF THE AGREEMENT; AUTHORIZING THE VILLAGE MANAGER TO EXECUTE THE AGREEMENT; AND PROVIDING FOR AN EFFECTIVE DATE**

- D.** Resolution Approving the Piggyback Purchase of a 2023 Ford F250 Truck

### **A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, PIGGYBACKING THE FLORIDA SHERIFF'S ASSOCIATION/FLORIDA ASSOCIATION OF COUNTIES & FLORIDA FIRE CHIEFS' ASSOCIATION AUTOMOTIVE CONTRACT NO. FSA22-VEL30.0 CHASSIS/FSA22-VEH20.0 AND APPROVING THE PURCHASE OF A 2023 FORD F250 TRUCK FROM DUVAL FORD FLEET SALES FOR THE VILLAGE FIRE RESCUE DEPARTMENT; AUTHORIZING THE VILLAGE MANAGER TO EXECUTE NECESSARY DOCUMENTS; AUTHORIZING THE VILLAGE MANAGER TO EXPEND FUNDS; APPROVING A BUDGET AMENDMENT; AND PROVIDING FOR AN EFFECTIVE DATE**

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

## **XIII. QUASI-JUDICIAL**

- A.** Major Conditional Use Approval & Variance Request for Crooked Palm  
Brewpub/Restaurant/Distillery 90184 Overseas

**A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, CONSIDERING THE REQUEST OF 90184 RENTAL, LLC. (CBT CONSTRUCTION & DEVELOPMENT, INC., AGENT) FOR MAJOR CONDITIONAL USE APPROVAL TO ALLOW FOR THE REDEVELOPMENT OF THE PROPERTY FOR A BREWPUB/RESTAURANT/DISTILLERY ON THE FIRST FLOOR OF AN EXISTING TWO-STORY BUILDING INCLUDING THE CONTINUATION OF SEVEN (7) EXISTING DEED RESTRICTED RESIDENTIAL HOUSING UNITS ON THE SECOND FLOOR; ALONG WITH OUTDOOR SEATING PURSUANT TO CHAPTER 30, ARTICLE VI, DIVISION 9 (OUTDOOR SEATING); ALONG WITH PARKING, BUFFER, AND LANDSCAPING RELAXATIONS FROM THE PROVISIONS OF THE VILLAGE'S LAND DEVELOPMENT REGULATIONS; FOR PROPERTY LOCATED AT 90184 OVERSEAS HIGHWAY ON PLANTATION KEY WITHIN THE VILLAGE CENTER (VC) ZONING DISTRICT, WITH REAL ESTATE NUMBER 00431870-000000, AS LEGALLY DESCRIBED HEREIN; PROVIDING FOR THE TRANSMITTAL OF THIS RESOLUTION TO THE FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY; AND PROVIDING FOR AN EFFECTIVE DATE. ( )**

- B.** Site Plan Approval & Variance Request Coral Bay Marina 601 Mastic St

**A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, CONSIDERING THE REQUEST OF ISLAND CONSTRUCTION MANAGEMENT (CORAL BAY MARINA) FOR SITE PLAN APPROVAL TO ALLOW THE RE-DEVELOPMENT OF THE SUBJECT PROPERTY WITH A MIXED-USE PROJECT CONSISTING OF AN EXISTING 3,483 SQUARE FOOT SHOP BUILDING AND A RECONSTRUCTED 3,200 SQUARE FOOT BUILDING WITH EIGHT (8) AFFORDABLE HOUSING UNITS. THE APPLICATION ALSO INVOLVES LANDSCAPING, PARKING AND SETBACK RELAXATIONS INCLUDING A SHORELINE SETBACK VARIANCE AND FRONT YARD SETBACK VARIANCE. THE PROJECT IS LOCATED AT 601 MASTIC STREET ON UPPER MATECUMBE KEY, WITHIN THE MARINE USE (MR) ZONING DISTRICT, REAL ESTATE NUMBER 00399050-000000 AND 00399080-000000, AS LEGALLY DESCRIBED HEREIN; PROVIDING FOR THE TRANSMITTAL OF THIS RESOLUTION TO THE FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY; AND PROVIDING FOR AN EFFECTIVE DATE. ( )**

- C.** Buffer Yard Variance Request St. Oceanside

**A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, CONSIDERING THE REQUEST**

**OF ST OCEANSIDE/RALPH SANCHEZ TO ALLOW FOR A REDUCTION IN THE REQUIRED BUFFER YARD FROM THE MINIMUM REQUIRED TWENTY (20) FEET TO TEN (10) FEET. THE PROJECT IS LOCATED AT 109 CARROLL STREET ON UPPER MATECUMBE KEY, WITHIN THE TOURIST COMMERCIAL (TC) DISTRICT, REAL ESTATE NUMBER 00400720-000000, AS LEGALLY DESCRIBED HEREIN. ()**

**D. Shoreline Setback Variance Request Safe Harbor**

**A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, CONSIDERING THE REQUEST OF SPEATH ENGINEERING FOR A SHORELINE SETBACK VARIANCE ASSOCIATED WITH SAFE HARBOR FKA ISLAMORADA MARINA TO ALLOW FOR A NINE (9) FOOT SHORELINE SETBACK INSTEAD OF THE MINIMUM REQUIRED TEN (10) FOOT SETBACK FOR NEW BOAT RACKS. THE PROJECT IS LOCATED AT 80460 OVERSEAS HIGHWAY ON UPPER MATECUMBE KEY, WITHIN THE MARINE USE (MR) ZONING DISTRICT, REAL ESTATE NUMBER 00096390-000100, AS LEGALLY DESCRIBED HEREIN; PROVIDING FOR THE TRANSMITTAL OF THIS RESOLUTION TO THE FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY; AND PROVIDING FOR AN EFFECTIVE DATE. ()**

**XIV. RESOLUTIONS**

**A. Resolution Approving Subscription-Based Information Technology Arrangement (SBITA) Purchases from CivicPlus, LLC. For Enhanced E-Communications**

**A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, APPROVING THE PURCHASE OF SUBSCRIPTION-BASED SOFTWARE INFORMATION TECHNOLOGY ARRANGEMENTS FROM CIVICPLUS, LLC; AUTHORIZING THE VILLAGE MANAGER TO EXECUTE NECESSARY DOCUMENTS; PROVIDING FOR A WAIVER OF COMPETITIVE BIDDING; AUTHORIZING THE VILLAGE MANAGER TO EXPEND BUDGETED FUNDS; APPROVING A BUDGET AMENDMENT; AND PROVIDING FOR AN EFFECTIVE DATE ()**

**B. Resolution Approving Master Lease Agreement with Flex Financial LLC for Emergency Medical Equipment**

**A RESOLUTION OF THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, APPROVING THE MASTER LEASE AGREEMENT, SCHEDULES AND ADDENDUMS FOR EMERGENCY MEDICAL EQUIPMENT BETWEEN FLEX FINANCIAL, LLC AND ISLAMORADA, VILLAGE OF ISLANDS; AUTHORIZING VILLAGE OFFICIALS TO EXECUTE, DELIVER AND IMPLEMENT**

**THE TERMS AND CONDITIONS OF THE MASTER LEASE AGREEMENT; AUTHORIZING THE VILLAGE MANAGER TO BUDGET AND APPROPRIATE FUNDS FOR THE FISCAL YEAR ENDING SEPTEMBER 30, 2023; PROVIDING FOR A WAIVER OF COMPETITIVE BIDDING FOR THE LEASE OF EMERGENCY MEDICAL EQUIPMENT; AND PROVIDING FOR AN EFFECTIVE DATE ()**

**XV. MOTIONS**

- A.** Motion Approving the Regular Village Council Meeting Dates for the Calendar Year 2023

**XVI. ADJOURNMENT**

**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](https://www.islamorada.fl.us/departments/communications/live_village_broadcast_meeting.php)

**Option 1: Email your comments.**

1. Public comment should be submitted via email to: [public.comment@islamorada.fl.us](mailto: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. Public comment should be submitted by 9 a.m. the day before the meeting. Public comment will be sent to the Village Councilmembers for consideration prior to the meeting. Public comments 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](mailto:ADA@islamorada.fl.us) at least 48 hours before the scheduled meeting