

CITY OF APOPKA

Minutes of the special City Council meeting held on November 5, 2014, at 3:30 p.m., in the City of Apopka Council Chambers.

PRESENT: Mayor Joe Kilsheimer
Commissioner Bill Arrowsmith
Commissioner Billie Dean
Commissioner Diane Velazquez
Commissioner Sam Ruth
City Attorney Cliff Shepard

PRESS PRESENT: Roger Ballas - The Apopka Chief

CALL TO ORDER: Mayor Kilsheimer called the Special Council meeting to order at 5:45 p.m.

ORDINANCES AND RESOLUTIONS

1. ORDINANCE NO. 2393 – FIRST READING – CHANGE OF ZONING; PUD MASTER PLAN; AND TRANSPORTATION INFRASTRUCTURE AGREEMENT – Adventist Health System/Sunbelt, Inc. DBA Florida Hospital Apopka, c/o Raymond Moe, from “County” A-1 (ZIP) to “City” Planned Unit Development (PUD/Mixed EC), for property located south of Harmon Road, west of Ocoee Apopka Road, and east of S.R. 429. (Parcel ID #: 20-21-28-0000-00-007)

The City Clerk read the title as follows:

ORDINANCE NO. 2393

AN ORDINANCE OF THE CITY OF APOPKA, FLORIDA, CHANGING THE ZONING FROM “COUNTY” A-1 (ZIP) TO “CITY” PLANNED UNIT DEVELOPMENT (PUD/HOSPITAL, MEDICAL OFFICE AND ACCESSORY USE) FOR CERTAIN REAL PROPERTY GENERALLY LOCATED SOUTH OF HARMON ROAD, WEST OF OCOEE APOPKA ROAD, AND EAST OF S.R. 429, COMPRISING 33.7 ACRES, MORE OR LESS AND OWNED BY ADVENTIST HEALTH SYSTEM/SUNBELT, INC., DBA FLORIDA HOSPITAL APOPKA; PROVIDING FOR DIRECTIONS TO THE COMMUNITY DEVELOPMENT DIRECTOR, SEVERABILITY, CONFLICTS, AND AN EFFECTIVE DATE.

David Moon, Planning Manager, provided a brief overview and advised Council they would be taking three actions for the proposed rezoning application, the master plan, and a transportation infrastructure agreement. The applicant is requesting a city zoning designation of Planned Unit Development to the property. He advised the application was reviewed by the Development Review Committee, and on October 21, 2014 the Planning Commission reviewed the application recommending approval for change of zoning from “County” A-1 (Zip) to “City” Planned Unit

Development, the PUD Master Plan, including the architectural renderings and the Transportation Infrastructure Agreement, subject to review for format and content by the City Attorney for the parcel owned by Adventist Health Systems, Inc., DBA Florida Hospital Apopka, subject to the PUD development standards and conditions, as well as the findings described within the staff report. He advised the small area study is underway and the Hospital fits in with the intent of that study. He affirmed the Adventist Health Systems owns all of the property abutting the proposed development. He stated at the second hearing on November 19, 2014 Council will also see a preliminary development plan.

Jay Davoll, Community Development Director and City Engineer, gave an overview of the transportation agreement and reviewed the transportation study. He advised the hospital will be making improvements, some of which are required and some they feel will help make their site proficient. He advised as the area develops, there may be other improvements that may need to be conducted, but at this time they are looking strictly at what Florida Hospital is responsible for. He reviewed the road improvements.

Jennifer Wandersleben, Florida Hospital Apopka Administrator and Vice President, introduced Borron Owen, Legal Consultant, and other members with her representing Florida Hospital. She thanked the City staff for working diligently with them on this project and stated they fully support the staff's report and conditions as presented and requested approval of this project.

Mayor Kilsheimer opened the public hearing. With no one wishing to speak he closed the public hearing.

MOTION by Commissioner Arrowsmith, and seconded by Commissioner Ruth to approve the First Reading of Ordinance No. 2393 and hold it over for a Second Reading. Motion carried unanimously with Mayor Kilsheimer and Commissioners Arrowsmith, Dean, Velazquez, and Ruth voting aye.

MOTION by Commissioner Arrowsmith, and seconded by Commissioner Velazquez to approve the master site plan and the transportation infrastructure agreement. Motion carried unanimously with Mayor Kilsheimer and Commissioners Arrowsmith, Dean, Velazquez, and Ruth voting aye.

ADJOURNMENT - There being no further business to discuss, the meeting adjourned at 6:17 p.m.

Joseph E. Kilsheimer, Mayor

ATTEST:

Linda F. Goff, City Clerk