

**Lake County  
Board of County Commissioners  
Workshop  
BCC Chambers  
August 4, 2009  
1:00 P.M.**

**I. Proposed 2030 Comprehensive Plan**

**Presentations**

1. Review of changes discussed on July 21, 2009 (Growth Mgmt)
2. Mining Industry presentation and recommendations (Mining Assoc.)
3. Economic Development Site Examples (Economic Growth & Redevelopment/Growth Mgmt.)
4. Alfred Street Corridor (Economic Growth & Redevelopment)

**Staff Comment Discussion**

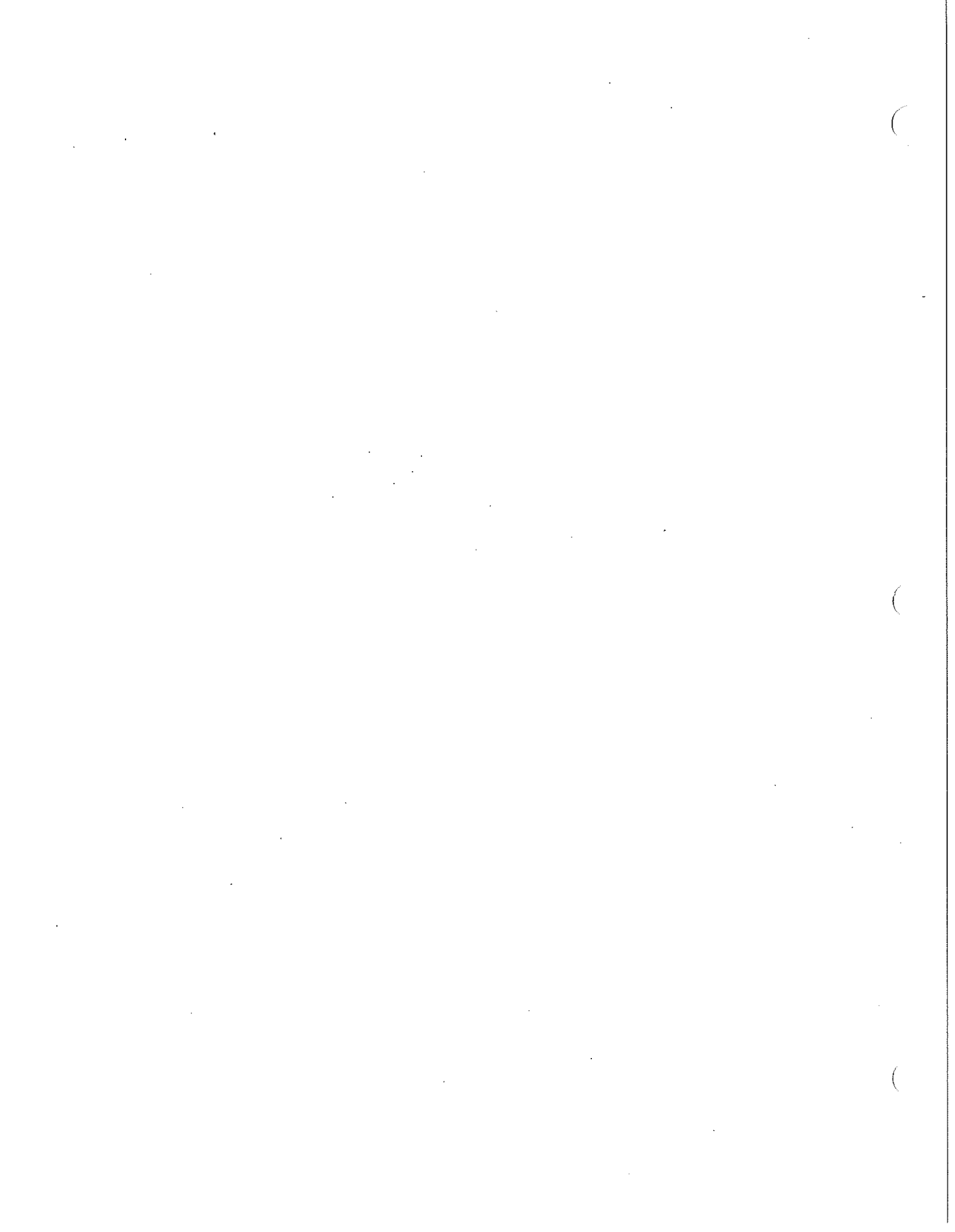
5. 2030 Comprehensive Plan Departmental Comments
  - Comments 205 to 214 - Inter Governmental Coordination Element-
  - Comments 240 to 284 - Public Facilities SubElements
6. Public Comment

**II. Workshop on Judicial Center**

Tentative 2030 Comprehensive Plan Workshops:

September 8 at 9:00 in Chambers

1. Financial Feasibility
2. Follow up discussion on Comment 224 relating to Transportation Concurrency (LSMPO/Public Works)
3. Presentation of List of Lane Constrained and LOS restricted Roadways (LSMPO/Public Works)
4. Any remaining comment items
5. Map Overview



Ms. Cindy Hall, County Manager, requested the August 25, 2009 Zoning Meeting be cancelled due to the fact that there were no zoning items on the Agenda. She suggested moving the Comprehensive Plan Workshop until the September meeting.

On a motion by Commr. Conner, seconded by Commr. Hill and carried unanimously by a vote of 5-0, the Board cancelled the August 25, 2009 Zoning Meeting.

#### REPORTS – COMMISSIONER STEWART – DISTRICT 4

Commr. Stewart stated that a 21 year-old soldier from Clermont lost his life in Iraq, and suggested the Board write letters to the families of fallen soldiers from Lake County to offer their condolences and gratitude for service.

Commr. Cadwell asked that Commr. Stewart coordinate with Veteran Services to ensure that all fallen soldiers from Lake County were recognized.

Commr. Hill stated that Lake County has a Memorial Wall in honor of the fallen soldiers that lists each soldier by name and agreed with the recommendation by Commr. Stewart.

#### CITIZEN QUESTION AND COMMENT PERIOD

Mr. Roy Hunter and his wife, Francine appeared before the Board on behalf of the Northeast Lake County Chamber of Commerce. He expressed his appreciation to the Board for the Paisley Fire Station. He requested that the Board honor Mr. Richard Olson for his monetary donation of \$8,453.00 to the Lake County Fire Department.

Commr. Cadwell acknowledged, with gratitude, the donation and stated that the Board would prepare a Resolution to be presented to Mr. Olson at a future Board meeting.

#### RECESS

The Chairman called for a recess at 11:38 A.M. and stated that the Board would reconvene at 1:00 p.m. in the Board Meeting Room.

#### RECONVENE

The Lake County Board of County Commissioners reconvened in a Special Workshop Session on Tuesday, August 4, 2009 at 1:00 p.m., in the Board of County Commissioners' Meeting Room, Lake County Administration Building, Tavares, Florida. Commissioners present at the meeting were: Welton G. Cadwell, Chairman; Jennifer Hill, Vice Chairman; Jimmy Conner; Elaine Renick; and Linda Stewart. Others present were: Sandy Minkoff, County Attorney; Cindy Hall, County Manager; and Brenda Law, Deputy Clerk.

#### PRESENTATION

##### MINING

Mr. Steve Adams, President of LPG Environmental and Permitting Services, Inc. expressed his appreciation to the Board for considering alternative language for the County's Comprehensive Plan and presented a PowerPoint presentation outlining the recommendations of the Central Florida Sand Mining Association. He outlined the four major areas of concern as existing mines becoming non-conforming uses; no new mines or expansion of existing mines in the Green Swamp Area of Critical State Concern (GSACSC); no recognition or strategic resource in the GSACSC; and economic loss to the County. He

recommended that additional language be added to Policy Number I-4.1.5 limiting the resource extraction within the GSACSC to sand deposits only. He stated that staff recommended adding language to Policy Numbers I-4.1.5 and I-4.1.6, that Land Development Regulations (LDRs) to limit the impacts of mining activities shall be adopted by the County within 24 months of the effective date of the Comprehensive Plan.

Commr. Cadwell asked if they were recommending new LDRs that would mirror the new Comprehensive Plan.

Mr. Adams responded that their recommendation was to revise the County's LDRs based on the Comprehensive Plan. He suggested that the LDRs were the appropriate place to make any revisions if the County wants to set a different standard for that particular area. He suggested requiring a Conditional Use Permit (CUP) for resource extractions and limiting resource extractions to only sand deposits on Policies Numbered I-4.2.3, I-4.2.4 and I-4.2.5.

Commr. Cadwell asked if there were other deposits being mined in the Green Swamp.

Mr. Adams responded that there are other deposits such as Peat and Phosphate, however, mining of these deposits are prohibited by the current Comprehensive Plan.

He stated that Policy Number 1.4.4.11 is a prohibition of new mines in the GSACSC, and suggested removing the language that new mines and expansion of the existing mines in the GSACSC shall be prohibited and replace it with "All new Peat or Phosphate mines in the GSACSC shall be prohibited". He stated that Policy Number I-5.1.1 was not specific regarding resource extraction. He suggested revising the text to allow resource extraction with a CUP except in the Wekiva-Ocala Rural Protection Area and to limit extraction in the GSACSC to sand deposits only. He suggested allowing other resources to be mined within the Rural Protection Area as long as the County's Mining Site Plan (MSP) is followed. He recommended requiring the reclamation of lands used for resource extraction on Policies Numbered I-5.1.3 and I-5.1.4. He stated that the permitted uses within the Lake Apopka Basin Overlay District are not specific regarding resource extraction. He suggested adding language that resource extraction is permitted with a CUP. He noted that Peat is a mined resource in Lake County and suggested adding it to the list of minerals in Policy Number IV-35. He explained that the Water Management Districts have jurisdiction over Borrow Pits and recommended including the Water Management District or other jurisdictional agency as appropriate to Policy Number IV-3.5.2. He stated that Policy Number IV-3.5.3 is a prohibition of mining in environmentally sensitive areas specifically the GSACSC and recommended revising the policy to allow mining of sand deposits in the Green Swamp. He noted that Policy Numbers IV-3.5.4 and IV-3.5.5 require hydro-geological studies and reclamation plans and both of those reports are currently required in the MSP process. He noted that the Lake County Mining Ordinance has set the standard for local ordinances and has been a model for Sumter, Putnam, and Citrus counties.

Commr. Cadwell stated that according to his discussions with other counties there have been at least eight or nine counties that adopted the Ordinance after Lake County.

Mr. Adams explained that the Florida Department of Environmental Protection (DEP) has

minimal standards regarding reclamation. He stated that many counties want higher standards and the staff wants to ensure they have the appropriate data to make an informed decision. He described the data submittal requirements for the Lake County Mining Site Plan (MSP) which include wetland and upland alterations and their associated mitigation plans; maps of physical and natural features; traffic studies; hydro-geological report; protected species survey; stormwater management plans; and a reclamation plan. He explained that after the application has been considered complete it must be voted on by the Zoning Commission at a public hearing, followed by a vote of the Board of County Commissioners also at a public hearing. He explained that depending on site conditions various permits would need to be obtained from the following agencies: Department of Environmental Protection (DEP); Department of Environmental Resources; U.S. Army Corps of Engineers; U.S. Fish and Wildlife Service; and the St. Johns River Water Management District. He stated that once the State and Federal permits were obtained, a County Operating Permit must be acquired. He stated that the Federal, State and County agencies require annual reports providing the location, minerals mined, and those that were encountered during mining activities. He stated that mining in the Green Swamp is critical because it has been identified as a strategic resource by the Florida Department of Transportation (DOT). He stated that without the sand deposits from the Green Swamp, these resources would have to be imported from the Bahamas, Mexico, or brought from other states resulting in a loss of jobs which would affect the local economy.

Commr. Cadwell reiterated that the key issue is mining in the Green Swamp. He stated that there would be another Workshop for further discussion.

Commr. Renick asked which one of the two resources in the southern part of the County shown on the map provided is vital to the DOT.

Mr. Walter Wood, Senior Hydrogeologist, Environmental Utilities, stated that the DOT is looking for multi-sized grain sands because they are stronger and compact better than grains of the same size.

#### ECONOMIC DEVELOPMENT SITE EXAMPLES

Mr. Brian Sheahan, stated that in an earlier workshop the Board directed staff to put together some comparisons for three different categories of development. He stated that Growth Management and Economic Growth & Redevelopment, worked together to comprise three examples comparing the existing and proposed Comprehensive Plan for an industrial site, a retail site, and a small "Mom & Pop" type business. He commented that in the industrial site example they found that the developable area decreased based on the fundamental difference between the existing and proposed plans. He explained that the proposed Plan uses net acreage whereas the existing plan uses gross acreage. He defined net acreage as the entire area of a parcel minus any open water or wetlands, and stated that net acreage is used by most jurisdictions. He stated that in this example the current plan allows for an intensity of 1, which means 100 percent of the site can be developed. He stated that the building limitation has been removed in the proposed Plan. He explained that the property uses in the proposed Plan were done differently, and the current Plan allows for all land uses except the ones listed; whereas the proposed

Plan specifically lists narrowly defined uses for this land category. He commented that the proposed Plan allows for conditional uses.

Commr. Cadwell stated that he was concerned that the list of land uses in the proposed Plan was too specific. He commented that there may be other industries that the County may not be aware of and suggested that this matter should be investigated.

Ms. Amye King, Director of Growth Management stated that they have some recommendations that can be provided to the Board showing how other jurisdictions have treated permitted uses within a specific category. She stated that a couple of different options will be provided to the board at the next Workshop.

Commr. Renick commented that it was never the intent of the Local Planning Agency (LPA) to be against business.

Mr. Sheahan explained that the second example was a commercial retail space. He stated that the Future Land Use Category is Urban Compact Node (UCN) Non-Wekiva, located in a neighborhood activity center. He stated that the proposed Plan would make this the Mount Plymouth-Sorrento Main Street District. He stated that the floor area decreased and the impervious surface area ratio increased. He mentioned that the Mount Plymouth-Sorrento Planning Advisory Committee was concerned about the height of the building being appropriate for their community; therefore the building height was reduced. He noted that the proposed Plan may limit development further on this parcel. He stated that the land uses are defined in the proposed Plan. He stated that the current plan defers land uses to the LDRs which are not acceptable by the State Department of Community Affairs. He noted that the proposed Policy Number I-2.1.4 requires the County to adopt a Market Square Zoning District. He explained that once the Comprehensive Plan is complete and the Future Land Use Map is adopted, the County will have to create a Zoning Map indicating that the Market Square Zoning District would be smaller than the existing Main Street District. He stated that there is a concern because this property is located in the Wekiva and the County will need to perform the appropriate studies to ensure that nothing is harming the aquifer.

Commr. Renick asked for clarification on the details of the proposed Main Street District. She explained that her concern is how the County can address the floor area ratio to create the Main Street District.

Commr. Cadwell asked Ms. Amye King to follow-up with the Board on this matter.

Mr. Sheahan stated that the "Envisioning Better Communities Workshop" by Mr. Randall Arendt, President of Greener Prospects and Mr. Billy Hattaway, with Vanasse Hangen Brustlin, Inc. provided excellent examples addressing the concerns of Commr. Renick. He commented that he would make an effort to obtain the material from the Workshop to present to the Board. He stated that the final example of a small "Mom & Pop" type business is a day care facility in the Altoona area. He stated that the floor area ratio increased by a factor of four under the proposed Plan. He explained that the Impervious Surface Area ratio (ISR) increased and the building height limit was removed.

Commr. Renick clarified that the Board did not remove the building height restriction except in

the Heavy Industrial Category.

Mr. Sheahan commented that staff was also directed by the Board to remove the building height limit in the urban high density category. He explained that the County does not have to specify height in the Plan because it can be defined in the LDRs. He stated that the following items were required under the current and proposed Comprehensive Plan: Landscape buffers, platting of wetlands, conservation easements for wetlands, hydrogeologic/geotechnical reports depending on the location, evaluation of impact on wildlife and habitat corridors, and the location of the site and the physical conditions of the site.

Commr. Cadwell asked staff to include the proposed Landscape Ordinance on the three samples already provided to show the effects of the proposed Ordinance.

Mr. Sheahan stated that the Board had previously requested the landscape analysis and they were being distributed today. He stated that staff made note of the additional land and landscaping costs that would be involved.

#### ALFRED STREET CORRIDOR

Ms. Dottie Keedy, Director of Economic Growth & Redevelopment, stated that the purpose of redevelopment is to create jobs, eliminate blight, manage growth and preserve Lake County's natural resources. She suggested that they focus on the Alfred Street and C-19A corridors which are the unincorporated areas between the cities of Mount Dora, Tavares, and Eustis. She commented that this area is comprised of a mix of industrial, office, commercial and high density residential that is under utilized. She stated that this area follows the City Limits of the three cities and then runs south of Alfred Street to Old Highway 441. She displayed recent photographs of the area, pointing out that there are overhead utility lines, no sidewalks, an existing rail line, and items stored in the right-of-way. She stated that two shopping centers located in the City Limits of Mount Dora were included because officials from the City of Mount Dora are interested in working with the County on a Redevelopment Plan for this area. She opined that this area has great opportunity for redevelopment because it is an enclave between the cities with very high traffic counts, availability of urban services, and a rail line. She stated that the County could create redevelopment incentives such as building and façade enhancements, signage enhancements, and work on public space and streetscape improvements. She requested that Alfred Street be designated as a major commercial corridor and that 19A be designated as a minor commercial corridor. She recommended removing the restrictions on the distance from the right-of-way and the maximum square footage, because these restrictions were too limiting and would prevent redevelopment. She recommended designating the area as urban high density because it is one of the most urbanized areas of Lake County. She stated that there is a similar success nearby in Seminole County which is the 17-92 corridors. She stated that Seminole County and four cities have a Community Redevelopment Area along that corridor which has been in place for 20 years and has greatly increased the taxable value. She explained that each city's area has a specific redevelopment plan. She stated that this is the proposed urban policy for the Florida Chapter of the American Planning Association. She noted that it emphasizes the use of currently developed and underutilized urban areas

and maximizes the use of existing infrastructure.

Commr. Cadwell confirmed that the requested language change regarding the maximum square footage and the distance from the right-of-way applies only to the proposed commercial corridor.

Commr. Renick asked for clarification on location of the commercial corridors in the Comprehensive Plan.

Mr. Sandy Minkoff, County Attorney stated that the information on the commercial corridors could be found on page 20 of the April 15, 2009 proposed Comprehensive Plan.

Mr. Brian Sheahan, Director of Planning & Community Design, Department of Growth Management, stated that the current major corridors are the entire length of U.S. Highway 441, the Old U.S. Highway 441 corridor from SR 19 to the junction of Eudora and SR 19A, SR 19 from U.S. Highway 441 to SR 44, U.S. 27 within a defined distance, SR 50 and U.S. 192. He stated that one of the issues pointed out by Ms. Keedy is that 19A traveling from Alfred Street north to U.S. Highway 441 is defined as a minor corridor.

Commr. Renick asked if the Board was making a decision on this today.

Commr. Cadwell stated that he intended to vote on allowing the change, unless Commr. Renick was not comfortable with making that decision now.

Commr. Renick stated that after hearing the presentation, she wanted clarification why the Local Planning Agency (LPA) chose that area.

Mr. Sheahan stated that the corridors are placed on the map because they recognize existing development matters and that they were placed in the plan because they already exist and want to redevelop. He explained that Ms. Keedy has requested removal of the restrictions in an effort to capture a broader base so it can be redeveloped as mixed use, resulting in higher intensity developments mixed with higher density.

Commr. Cadwell clarified that the removal of the restrictions would only apply to these specific corridors. He directed staff to add the language and to move forward for comments and hearings.

#### COORDINATION ELEMENT

#### POLICIES RELATED TO INTERGOVERNMENTAL COORDINATION ARE LOCATED IN SEVERAL ELEMENTS THROUGHOUT THE PLAN

Commr. Cadwell stated that Option A was to relocate the policies. He asked if there were any objections on Comment 205.

#### POLICY COORDINATION

The Board selected Option A for Comment 206.

#### POLICY IS UNCLEAR

The Board selected Option A for Comment 207.

#### STRATEGIES FOR WATER SUPPLIES

Mr. Brian Sheahan stated that the staff would like to propose the removal of the word, "all" in the fourth line from the bottom of the first paragraph of Option A for comment 208. He stated that there are some small water suppliers that the County may not be able to contact.



Commr. Renick stated that in the first paragraph of option A, she would like to omit everything from, "specifically addressing identification and use of alternative water resources. The County shall coordinate with all water suppliers, both public and private, to ensure adequate quantities and quality of traditional and alternative potable water supplies." She also wanted to omit from the third paragraph, the second part of the last sentence that states, "and other water supply development –related initiatives facilitated by a Water Management District that affects the County." She questioned the language in the second paragraph regarding the statement that the County will maintain a water supply facilities work plan. Her concern is that the County is not a utility. She stated that her concern is regarding the alternative water supply. She stated that she does not want to give the appearance of the Board supporting alternative water supply unless it is more specific which methods were being supported.

Commr. Cadwell stated that he would like to see the policy with the revisions as suggested by Commr. Renick before making a decision. He asked that everyone put an asterisk by this one so they can discuss this matter further.

#### COORDINATION WITH THE LAKE COUNTY SCHOOL BOARD

No comment for Comment 209.

#### MISSING REFERENCE

Commr. Cadwell stated that based on the fact that no comment was made by the Board, he understood that they were agreeing with the staff recommendation for Comment 210.

#### GIS SYSTEM

The Board selected Option A for Comment 211.

#### SHARING OF RESOURCES

The Board selected Option A for Comment 212.

#### POLICY REFERENCES A NON-EXISTENT AGREEMENT

The Board selected Option A for Comment 213.

#### REDUNDANT LANGUAGE

The Board selected Option A for Comment 214.

Commr. Cadwell informed the public that because the Board received the mining information today, there would be a session for public comment at a later date.

Commr. Renick stated that she received an email from Ms. Peggy Cox, who has a Ph.D. in hydrology and would like to address the Board.

#### PUBLIC FACILITIES ELEMENT

#### THE INTRODUCTION SHOULD BE UPDATED

Commr. Cadwell stated that he selected Option A for Comment 240 as long as it specifically states "on an interim basis."

#### PUBLIC FACILITIES ELEMENT – AQUIFER RECHARGE

#### POLICIES SHOULD BE RELOCATED

Commr. Renick asked for clarification on Comment 241 and questioned whether the policies would be in both places if the Board selected Option B. She stated that she was indifferent to either

Option A or B for Comment 241.

POLICY IS UNCLEAR

The Board selected Option A for Comment 242.

POLICY MAY BE CONFUSING

With regard to Comment 243, Commr. Renick stated that she did not have the same interpretation as staff. She opined that the policy makes sense as it is written and suggests leaving it as proposed.

Mr. Sandy Minkoff, County Attorney stated that the staff recommendation was intended to change the wording of the policy, not the meaning.

POLICIES ARE TOO BROAD

The Board selected Option A for Comment 244.

POLICY IS TOO BROAD AND ITS APPLICATION PREMATURE

Commr. Renick stated that she understood the staff recommendation for Comment 245, but felt removing policy did not address the problem.

Mr. Sandy Minkoff suggested accepting the staff's recommendation and including the details in the LDRs. He stated this would prevent any issues with the minor rezoning cases.

Commr. Cadwell stated that he was fine with the language in Option A.

Mr. Brian Sheahan suggested changing the policy title to Aquifer Impact Analysis to better describe the policy. He also suggested including the language, "within aquifer protection zones and sites containing karst features" to the end of the proposed policy change.

Commr. Renick voted for the changes presented by Mr. Sheahan for Comment 245.

PUBLIC FACILITIES ELEMENT – POTABLE WATER

PART OF THE OBJECTIVE AND THE SUPPORTING POLICY ARE UNNECESSARY

The Board selected Option A for Comment 246.

POLICY IS CONFUSING

Commr. Renick asked how the County will monitor the impact of reclaimed water on potable water demand as proposed in Option A for Comment 247.

Mr. Brian Sheahan stated that the County would have to monitor the consumptive use permits. He suggested changing the "shall" to "may," and if the County has the resources and staff available they can do the monitoring.

Commr. Cadwell clarified that we should only change the "shall" to "may" in the first sentence of Option A.

Mr. Sandy Minkoff asked if the County would compare a subdivision that uses reclaimed water versus a subdivision that did not use reclaimed water to determine the impact.

Commr. Cadwell confirmed that everyone is in agreement with changing the "shall" to "may".

Commr. Renick clarified that this information would be for their knowledge since the County is not a utility.

COORDINATION WITH OTHER AGENCIES

The Board selected Option A for Comment 248.

POLICY IS WORDED AWKWARDLY AND IS CONFUSING

The Board selected Option A for Comment 249.

Mr. Brian Sheahan suggested ending Option A with, "if original system is not available."

PUBLIC FACILITIES ELEMENT – SANITARY SEWER

REGIONAL WASTEWATER SERVICE CRITERIA

The Board selected Option A for Comment 250.

MANDATORY CONNECTION ORDINANCE

Mr. Brian Sheahan stated that staff recommends deleting the first sentence of the third paragraph of Option A.

The Board selected Option A for Comment 251.

ONSITE WASTEWATER TREATMENT SYSTEMS

Commr. Renick suggested changing the language from the specific year to all newly installed septic tanks.

Mr. Brian Sheahan acknowledged this change for Comment 252.

INDUSTRIAL AND HAZARDOUS WASTE

The Board selected Option A for Comment 253.

SEPTIC TANKS

Commr. Renick asked how the County would keep track of the septic tank inspections to ensure the inspections are done every five years.

Mr. Brian Sheahan stated that staff recommends revising the policy to state that the County will cooperate with the Department of Health to "consider" the establishment of a septic tank program. He stated that the Department of Community Affairs has continually asked the county to establish this inspection program but advised that based on our current financial constraints and lack of expertise, it may not be something the County would want to commit to at this time.

Commr. Cadwell stated that if the Department of Health is going to provide the inspectors, that is fine but the County can not afford to incur this cost at this time.

Ms. Amye King stated that this is one of those issues that the County will have to assume that people are doing the right thing. She stated that this program currently exists in the Green Swamp, and the Department of Health does enforce it intermittently.

ADVANCED WASTEWATER TREATMENT

The Board selected Option A for Comment 255.

ADVANCED AND ENHANCED ON-SITE WASTEWATER TREATMENT

Mr. Brian Sheahan requested removing the Department of Health from the third sentence of Option A. The legislature has been undecided about who will be making the rules.

ONSITE SEWAGE DISPOSAL MAINTENANCE

Mr. Sheahan stated that based on the previous direction from the Board on septic tanks, staff recommends Option A to remove or require repair because it is clear that the Board does not want that to

be a requirement in a policy, and then deleting everything after the first sentence on Comment 257.

#### PUBLIC FACILITIES ELEMENT – SOLID WASTE

##### SOLID WASTE MANAGEMENT

Commr. Cadwell stated that he received a letter last week from Citrus County requesting a meeting of the Chairmen to discuss the solid waste management systems of each of the counties.

Commr. Renick stated that she would like to delete this policy, because it is too specific and should not be in the Comprehensive Plan

Commr. Cadwell stated that the Department of Community Affairs is going to require this policy because it is part of the public facilities.

The Board selected Option A for Comment 258.

##### UNIVERSAL SOLID WASTE COLLECTION

Commr. Renick stated that they did not always have universal solid waste collection and asked for confirmation that it was not required in the Comp Plan.

The Board selected Option A for Comment 259.

##### LANDFILL CAPACITY

The Board agreed with the staff recommendation on Comment 260.

##### LANDFILL MONITORING

The Board agreed with the staff recommendation on Comment 261.

##### RECYCLING

The Board agreed with the staff recommendation on Comment 262.

##### PUBLIC EDUCATION

Commr. Renick asked that if the County decides to implement mandatory recycling, would the education and awareness programs be necessary.

Mr. Daryl Smith, Director of Environmental Resources opined that if the County implemented mandatory recycling, public awareness and education would still be needed.

Commr. Cadwell clarified that the County will commit to the recycling program but did not specify how vast the program will be.

The Board selected Option A for Comment 263.

##### COMPOSTING AND MULCHING

Commr. Renick asked for clarification if the continuation of this program included the collection of yard waste for Comments 264 and 265.

Mr. Daryl Smith stated that yard waste can be comingled with the rest of the garbage. He stated that the program can include collection but it is not required.

##### UTILIZATION OF THE WASTE-TO-ENERGY FACILITY

Commr. Renick stated that the language in this policy specifically names Covanta, and at this time the Board does not know if they are going to continue with Covanta. She asked how the County included a specific waste-to-energy facility in the Comp Plan.

Mr. Daryl Smith stated that the key point in this policy is not that the County would definitely continue an agreement with Covanta, but that by the said date the County would have made a decision.

Commr. Cadwell stated that the County is going to have alternatives to Covanta and asked staff to revise the language in this policy.

Commr. Conner expressed his concern with the language in this policy as written for Comment 266.

#### MONITOR THE POTENTIAL FOR ASH RESIDUE REUSE

Commr. Cadwell stated that this is the same scenario as Comment 266 and asked that staff ensure Mr. Sandy Minkoff, County Attorney is involved in the process.

#### COUNTY MONITORING OF LANDFILLS

The Board agreed with the staff recommendation for Comment 268.

#### INCORRECT DEPARTMENTAL NAME

The Board agreed with the staff recommendation for Comment 269.

#### ACCEPTANCE OF IMPORTED SOLID WASTE

The Board agreed with the staff recommendation for Comment 270.

#### COUNTY MONITORING OF LANDFILLS

The Board agreed with the staff recommendation for Comment 271.

#### SOLID WASTE LEVELS OF SERVICE

Commr. Renick suggested Option C because if the County decides to change it at a later date, they would have to do a Comp Plan change.

Commr. Conner agreed with the suggestion by Commr. Renick.

#### LITTER/NUISANCE CONTROL

Commr. Renick recommended Option A with changes. She opined that the education and awareness programs would not prevent the illegal dumping and littering.

Commr. Cadwell commented that the awareness programs might educate other citizens to turn in the people who are illegally dumping.

Commr. Renick asked if the County currently had a fee schedule of fines for littering and dumping.

Mr. Minkoff stated that it is a violation of our code to dispose of waste illegally by dumping it onto other people's property or into the right-of-way. The County occasionally has code enforcement cases when the County can prove who performed the illegal dumping. The County usually requires the offender to clean it up and to pay for the cost of the clean up. Repeat offenders are fined automatically.

Commr. Cadwell stated that we could change the "shall" to "may" in the last sentence of Option A.

#### INTERGOVERNMENTAL COORDINATION

Commr. Renick suggested the County delete this policy. She stated that she felt this issue was addressed in other areas and should not be included in the Comp Plan.

Commr. Cadwell commented that this policy outlines good government policy.

Ms. King stated that staff could remove the word "regular" in the proposed policy to address Commr. Renick's comment.

#### PUBLIC FACILITIES ELEMENT – STORMWATER CONTOUR MAPPING

Mr. Sheahan stated that staff would like to revise the language in Option A to include "where available" after one foot contour intervals.

#### STORMWATER BMPS – LOW IMPACT DEVELOPMENT (LID)

The Board agreed with the staff recommendation for Comment 276.

#### MISSING REFERENCE

Mr. Sheahan stated that this policy inappropriately references the land development regulations (LDR). He recommended using the original policy language and add "within 24 months the County shall adopt land development regulations (LDR).

The Board agreed with the staff recommendation for Comment 277.

#### DRAINAGE AND INJECTION WELLS

Commr. Renick asked for an explanation of an injection well as used in this policy.

Mr. Walter Wood provided an explanation of the various types of injection wells and the differences between them.

Commr. Renick stated that she is okay with the policy.

#### MASTER STORMWATER PLAN FOR THE WEKIVA STUDY AREA

Commr. Renick clarified that the underlined text should be deleted.

The Board agreed with the staff recommendation for Comment 279.

#### KARST SENSITIVE AREAS

The Board agreed with the staff recommendation for Comment 280.

#### ADDITIONAL BEST MANAGEMENT PRACTICES WITHIN THE WSA

The Board agreed with the staff recommendation for Comment 281.

#### PUBLIC FACILITIES ELEMENT – PUBLIC SCHOOL FACILITIES

#### DEFINITION COMMON OPEN SPACE

Mr. Sheahan requested that the language, "natural areas and passive recreational areas" be removed from the policy.

The Board agreed with the staff recommendation for Comment 282.

#### DEFINITION OF FLOODPLAIN AND THE 100-YEAR FLOODPLAIN

The Board agreed with the staff recommendation for Comment 283.

#### DEFINITION OF WATER BODY

The Board agreed with the staff recommendation for Comment 284.

#### RECESS AND REASSEMBLY

At 2:45 P.M., the Chairman announced that the Board would recess for ten minutes and when they return they would hear public comments before the judicial center workshop.

Commr. Cadwell addressed the public stating that the Comprehensive Plan Workshop took longer than expect and apologized but the Board was going to have to cancel the public comment period

because the Board asked the Judges, State Attorney, and the Public Defender to be here at 3:00 P.M. for the Judicial Center Workshop. He promised that the Board would ensure time for public comment at the next workshop.

#### JUDICIAL CENTER WORKSHOP

Ms. Cindy Hall, County Manager, provided an update from the last meeting. She stated that following the stakeholders meeting, instructions were given to Heery Design regarding the estimated budget of \$35 to \$47 million and the desire to retain the current courtrooms. The Board also instructed the architect that the new building should be designed with the expectation of future expansion. She stated that Mr. Doug Kleppin with Heery Design would be presenting to the Board some of the challenges with the existing building and some conceptual drawings that were prepared based on the last instruction from the Board.

Commr. Cadwell expressed his appreciation to the Honorable Don F. Briggs, Administrative Judge, Lake County; the Honorable Mark A. Nacke, Circuit Judge; Mr. Howard H. Babb, Jr., Public Defender; Mr. Brad King, State Attorney; and Mr. Neil Kelly, Clerk for participating in the discussion today.

Commr. Renick stated that the only specific direction that was previously given to the architect was the range of the budget.

Mr. Doug Kleppin, Lead Designer with Heery Design presented an animation of the existing courthouse. He explained the layout of the courtrooms and some of the challenges of the existing building and that there must be two ways of egress to be compliant with the building code. He stated that the primary exit is located at the front of the courtroom and the secondary exit is located at the back of the courtroom which shares that space with central holding. He commented that ideally the public, judicial staff, and jurors would be kept completely separate from the inmates. He noted that another issue is jury dismissal; after trial the only way for the jury to exit the deliberation suite is through the courtroom to the public corridor. He stated that in best practice, there would be a secondary route for jury to exit from the deliberation suite. He commented that another concern is the judicial circulation, which does not work if the judge is not going to a courtroom that is associated with his chambers. He stated that this is a concern because judges may have to leave their chambers, walk down a public corridor into another judge's chambers to access the appropriate courtroom. He noted that the last issue with the existing building is that the delivery into courtroom number seven crosses paths with the loading dock. Mr. Kleppin presented two different floor plan options for the expansion.

Commr. Cadwell asked which of the two options would be the easiest to expand. He stated that the jury selection room needed to be expanded.

Mr. Kleppin stated that both options would allow for the expansion of the jury selection room, but the plans presented did not identify that because they were focusing on the core court operations.

Honorable Judge Don F. Briggs, remarked that the Board initially asked for a design that would be a twenty year building that was 300,000 square feet but the proposed building is only one third of the space and should last approximately six to eight years. He commented that due to the lack of space by

