

MINUTES OF THE LOCAL PLANNING AGENCY MEETING TOWN OF LADY LAKE, FLORIDA

July 3, 2023

The Local Planning Agency meeting of the Town of Lady Lake was held in the Commission Chambers at Lady Lake Town Hall, 409 Fennell Blvd., Lady Lake, Florida with Chairman Rietz presiding. The meeting convened at 5:30 p.m.

CALL TO ORDER

Chairman Jim Rietz

ROLL CALL

Members	Present
Kussard	YES
Gourlie	YES
Freeman	YES
Rietz	YES

STAFF PRESENT

Bill Lawrence, Town Manager; Thad Carroll, Growth Management Director; Nancy Wilson, Town Clerk

Town Attorney Derek Schroth was also in attendance.

NEW BUSINESS

1. Local Planning Agency Meeting Minutes – September 7, 2023

Member Kussard made a motion to approve the LPA minutes from the meeting held on September 7, 2022; Member Freeman seconded. Motion carried 4-0.

2. Ordinance 2023-05 — Small Scale Future Land Use Comprehensive Plan Amendment — Hien D. Nguyen and Barbara D. Kleinschrodt — Changing the future land use designation from Lady Lake Mixed Residential – Low Density (MR-LD) to Town of Lady Lake Commercial General - Retail Sales and Service (RET); for property being approximately 0.682 acres; Referenced by Alternate Key Numbers 2801573 and 2515678 within Lake County, Florida.

Ryan Solstice from LPG Urban Regional Planners requested a 60-day continuance for the Taste of Lady Lake Project in order to hold a community meeting and revisit 466 access to the property. This ordinance and the three to follow will be revisited at the September 6, 2023, meeting.

3. Ordinance 2023-07 — Small Scale Future Land Use Comprehensive Plan Amendment — Hien D. Nguyen — Changing the future land use designation from Lady Lake Mixed Residential – Low Density (MR-LD) to Town of Lady Lake Commercial General - Retail Sales and Service (RET); for property being approximately 0.78 acres; Referenced by Alternate Key Numbers 1698600, 1279593, and 1739845 within Lake County, Florida.

Ryan Solstice from LPG Urban Regional Planners requested a 60-day continuance for the Taste of Lady Lake Project in order to hold a community meeting and revisit 466 access to the property. This will be revisited at the September 6, 2023, meeting.

4. Ordinance 2023-10 — Amending the Town of Lady Lake Comprehensive Plan; Providing for Updates to the Public Facilities Element, Chapter 4; Providing for Amendment to Chapter 4, Exhibit 1-12.3. Town of Lady Lake Water Supply Plan

Growth Management Director Carroll stated that in February 2022, the St. Johns River Water Management District (SJRWMD) governing board approved the Central Springs/East Coast Regional Water Supply Plan (CSEC RWSP). The CSEC RWSP contains an assessment of projected water demands and potential sources of water to meet these demands through 2040.

Growth Management Director Carroll said that Florida Statutes (F.S.), set forth the requirement for local governments to adopt an updated Water Supply Facilities Work Plan and related comprehensive plan amendment within 18 months of governing board approval of the CSEC RWSP. For local governments within the CSEC RWSP planning area, updated Water Supply Facilities Work Plans and related comprehensive plan amendments should be adopted by August 2023.

Mittauer & Associates, Inc. prepared the Water Supply Facilities Work Plan. The executive summary of the report states that using the current Consumptive Use Permit (CUP) as a reviewing metric with a 5% annualized growth trend, indicates the Town's current permitted allocation of 1.188 million gallons per day will be sufficient until approximately 2027/2028.

Mr. Carroll stated that the Consumptive Use Permit is due for renewal in 2026.

Failure to adopt the required updates to the Water Supply Facilities Work Plan and related comprehensive plan amendments by August 2023 may result in the Department of Economic Opportunity (DEO) barring consideration and acceptance of any comprehensive plan amendments and/or future land use map amendments until the Water Supply Facilities Work Plan has been adopted.

Member Freeman made a Motion to Amend the Town of Lady Lake Comprehensive Plan; Providing for Updates to the Public Facilities Element and to forward Ordinance 2023-10 to the Town Commission; Member Kussard seconded. Motion carried 4-0.

PUBLIC COMMENTS

There were no public comments.

ADJOURN

There being no further business, the meeting was adjourned at 5:36 p.m.

s/ Nancy Wilson, Town Clerk

s/ Jim Rietz, Chairman