

**CITY OF WINTER PARK
LAKES AND WATERWAYS ADVISORY BOARD**

**Regular Meeting
Winter Park Country Club
761 Old England Ave.**

**May 15, 2013
12:00 pm**

MINUTES

Present: Todd Weaver, Bill Swartz, Marty Sullivan, Jesse Graham, Nora Miller and David Moorhead

Absent: Jim Barnes, Thomas Smith

City of Winter Park Staff: Troy Attaway, Public Works Director; Jeff Briggs, Planning Director, Don Marcotte, Stormwater Eng/Asst PW Director; Tim Egan, Environmental Resource Manager; Amy Giannotti, Asst. Environmental Resource Manager; Mark Dawkins, Police Dept.; Debbie Wilkerson, Recording Secretary.

City of Maitland Staff: Marissa Williams

Guests: Mr. John Woods, AVID and Mr. Art Wellington, Unicorp National Dev., Inc.,

CALL TO ORDER. Chair Graham called the Lakes and Waterways Advisory Board to order at 12:02 pm.

I. ADMINISTRATIVE ITEMS

Approval of Minutes:

Chair Graham asked for approval of the minutes from the April 17, 2013, meeting. Motion made by Mr. Moorhead to approve the April 17, 2013, minutes as corrected, seconded by Mr. Sullivan. Motion carried unanimously with a vote of 6-0.

Chair Graham thanked Bill Swartz for his years of service on the Board and to the City of Winter Park. Mr. Swartz's term expires this year.

Ms. Wilkerson announced that Thomas Smith was promoted to full member and Mike Whiting was appointed as the new alternate.

II. NEW BUSINESS

None

III. ACTION ITEMS

SAP 13-07, Seawall Revetment for Lakeside Winter Park LLC, 111 & 131 N. Orlando Ave on Lake Killarney, Mr. Egan provided the following comments in staff's report:

- The revised plan shows a vertical wall being installed below the OHW to fill in the gap where a 12 foot wide boat ramp near the north end of the property currently exists.
- Walls originally planned for the 90 foot gap in the seawall system near the southern end of the property have been removed from the plans
- A portion of the 90 foot gap is proposed to be used as an outfall for a water feature that will recirculate water from the lake. Approximately 25 linear feet of shoreline within this gap area is proposed to be armored with rock placed on existing grade to protect the soil/lake bottom where the water feature will outfall. Staff has not objections to seawall.

Mr. Egan responded to questions. Mr. John Woods, AVID and Mr. Art Wellington, Unicorp National Dev., Inc., representing the developer also responded to Board's questions and comments. Mr. Moorhead recused himself from the discussion and voting due to his serving as an officer in the company that owns the property. The Board agreed to hear staff's report on the boat dock application SAP 13-08, before voting on either application. Conrad Necrason, Lake Killarney resident, expressed concerns regarding the seawall. Discussion ensued including the use of rip rap, the impact of the seawall on the lake, wave scour, possibility of removing the seawall, and conditional approval using rip rap.

SAP 13-08, Dock for Lakeside Winter Park LLC, 111 & 131 N. Orlando Ave on Lake Killarney
Mr. Egan provided the following comments in staff's report:

- The revised plan shows a dock area of approximately 1,032 square feet (plan text indicates up to 1,200 sq. ft. may be built) waterward of the OHW and approximately 400 square feet of additional deck area above the OHW – they believe the City Commission's dock allowance specified that 1200 feet could be over water (see comment 2, below), but did not limit total deck area.
- The site is comprised of two lots and has approximately 430 feet of frontage. The City Commission indicated that they would allow 1200 square feet of dock area.
- Applicant has submitted revised plans showing a 50' max. length from OHW.
- The applicant is proposing a floating dock for the boat mooring area and a raised deck area that matches the existing seawall grade and is approximately 0.5 feet higher than the 2.0 foot maximum above OHW typically allowed. No roof area is proposed.

Mr. Egan responded to questions. Mr. John Woods, AVID and Mr. Art Wellington, Unicorp National Dev., Inc., representing the developer also responded to Board's questions and comments. Mr. Moorhead recused himself from the discussion and voting due to his serving as an officer in the company that owns the property. Discussion ensued including length of dock, City Commission approval of dock area, dock over water, and boat ramps.

SAP 13-07, Seawall Revetment for Lakeside Winter Park LLC, 111 & 131 N. Orlando Ave on Lake Killarney, Mr. Sullivan moved approval on the condition of installation of toe riprap at a 1 to 1 slope, going approximately to OHW mark, if the developer's engineer indicates that this is not possible the Board will reconsider the condition, Ms. Miller seconded the motion; motion carried unanimously 5-0

SAP 13-08, Dock for Lakeside Winter Park LLC, 111 & 131 N. Orlando Ave on Lake Killarney, Mr. Weaver moved approval pending unity of title, Mr. Sullivan seconded the motion; motion carried unanimously 5-0

Mr. Moorhead left 1:08 pm

Conditional Use Agreement 111 & 131 N. Orlando Ave.

Mr. Briggs explained that the applicant has received preliminary conditional use approval from the City Commission. The process normally takes place in 2 phases: Conceptual plan approval, with that the applicant goes forward with the expense of getting the engineering and additional plans needed to build the project. They will bring those plans back to P&Z and the City Commission. In the interim they are getting the necessary lakefront approvals. Conrad Necrason reiterated his concern with retail businesses utilizing the lake. Discussion ensued regarding the developer's request for a non-motorized use of the lake, types of businesses, Lk Killarney residents' desire for no commercial use of the lake, the safety of adding large groups to lake use, the size of the retail space, facilitate sales, not classes, and impacts to parking.

Mr. Weaver requested clarification of the following statement included in the conditional use request; *“That the shoreline alterations and improvements including any seawall, docks boardwalks, hardscape, filling of the lake and excavation of the “stream” amenity be approved by the Lakes And Waterways Board as required by Code.”* Mr. Egan explained that the developer redesigned that area, pulling everything back from the shoreline, so only the rip rap area that was discussed in the permit is under the shoreline code. Mr. Weaver requested that the Board have the opportunity to review final plans. The plans will be provided and the Board may make a recommendation to the City Commission. The Board agreed to continue discussion of the development at a future meeting.

Mr. Egan reminded the Board of the informational meeting with Harvey Harper to review the Killarney Nutrient Study on Tuesday, May 21, 6:30 to the 8 pm Civic Center.

Ms. Giannotti reported that a request for additional information will delay construction of Maitland’s police boathouse.

Due to time constrains the CIP presentation and monthly reports will be postponed until the June meeting

New Ideas

REPORTS

Mead Botanical Garden Report:

Lakes Report: - Tim Egan

Lakes Patrol Report: Mark Dawkins

Stormwater Management Report:

City of Maitland: Marissa Williams

ADJOURNMENT

Chm Graham adjourned the meeting at 1:38 pm. Next meeting date June 19, 2013.

Respectfully submitted,

Debbie Wilkerson

Debbie Wilkerson
Recording Secretary

Approved June 19, 2013