

**CITY OF WILLISTON, FLORIDA
CITY COUNCIL MEETING
AGENDA**

DATE: TUESDAY, MARCH 8, 2022
TIME: 6:00 P.M.
PLACE: WILLISTON CITY COUNCIL CHAMBER

CALL TO ORDER

ROLL CALL

MEMBERS:

Mayor Jerry Robinson
Council President Debra Jones
Vice-President Marguerite Robinson
Councilmember Michael Cox
Councilmember Darfeness Hinds
Councilmember Elihu Ross

OTHERS:

City Manager Jackie Gorman
City Attorney Scott Walker
City Clerk Latricia Wright
Attorney Kiersten Ballou

OPENING PRAYER AND PLEDGE OF ALLEGIANCE TO THE FLAG

ITEM – 1 – ADDITIONS, DELETIONS, CHANGES AND APPROVAL OF THE AGENDA

ITEM – 2 – SWEARING IN OF OFFICER ALEX LIVENGOD: MAYOR JERRY ROBINSON

ITEM – 3 – MAYOR’S STUDENT OF THE MONTH – Kayden Sams (Joyce Bullock Elementary), Zahir Leblank (Williston Elementary), Deonte” Tae” White (Vision Christian Academy), Janelle Clay (Williston Middle/High School), Eli Thompson (Joyce Bullock Elementary).

ITEM – 4 – PUBLIC PARTICIPATION

ITEM – 5 – CONSENT AGENDA – (pp 4-8)

- Council minutes from February 22, 2022
- Resolution 2022-16: City Clerk raise

ITEM – 6 – OLD BUSINESS

A. STAFF AND BOARD AND COUNCIL UPDATES

- CITY MANAGER JACKIE GORMAN
- COUNCIL
- CHIEF LAMAR STEGALL

CITY OF WILLISTON, FLORIDA
CITY COUNCIL MEETING

ITEM – 7 – NEW BUSINESS –

- A. CAMMERON SMITH: DISCUSSION OF FUTURE POLICE OFFICER ADMINISTRATION PROCESS IN HIRING.
- B. REVIEW OF JANUARY 2022 FINANCIAL REPORT: FINANCE DIRECTOR STEPHEN BLOOM. (pp 9-30)

OPEN PUBLIC HEARING.

- C. ORDINANCE NO. 2022-694: AN ORDINANCE OF THE CITY OF WILLISTON, FLORIDA; CHANGING THE ZONING CLASSIFICATION ON THE FOLLOWING DESCRIBED PROPERTY FROM RESIDENTIAL DUPLEX (R-2) AND COMMERCIAL INTENSIVE (C-2) TO COMMERCIAL INTENSIVE (C-2) ON CERTAIN LANDS WITHIN THE CORPORATE LIMITS OF THE CITY OF WILLISTON, FLORIDA; PROVIDING SEVERABILITY; PROVIDING FOR INCORPORATION ON CITY MAPS; AND PROVIDING AN EFFECTIVE DATE. CITY PLANNER LAURA JONES. (pp 31-34)

CLOSE PUBLIC HEARING

- D. DISCUSSION WITH POSSIBLE ACTION: NOMINATION FOR POLICE CHIEF AND SALARY RECOMMENDATION. MAYOR JERRY ROBINSON.
- E. DISCUSSION WITH POSSIBLE ACTION: RP-2022-01 OAK VILLA RE-PLAT. CITY PLANNER LAURA JONES. (pp 35-47)
- F. DISCUSSION WITH POSSIBLE ACTION: RP-2022-02 COUNTRY OAKS RE-PLAT. CITY PLANNER LAURA JONES. (pp 48-60)
- G. RESOLUTION 2022-15. A RESOLUTION OF THE CITY OF WILLISTON, FLORIDA; APPOINTING JONATHAN LEWIS TO THE COMMUNITY REDEVELOPMENT AGENCY FOR A FOUR-YEAR TERM BEGINNING MARCH 16, 2022 AND ENDING MARCH 15, 2026; AND PROVIDING AN EFFECTIVE DATE. CITY PLANNER LAURA JONES. (pp 61-62)

ITEM – 8 – PUBLIC PARTICIPATION

ITEM - 9 - ANNOUNCEMENTS

ITEM – 10 – ADJOURNMENT

NEXT SCHEDULED COUNCIL MEETING MARCH 22 AT 6:00 P.M.

Please join my meeting from your computer, tablet or smartphone.

<https://www.gotomeet.me/CityOfWillistonFL>

CITY OF WILLISTON, FLORIDA
CITY COUNCIL MEETING

You can also dial in using your phone.
(For supported devices, tap a one-touch number below to join instantly.)

United States: +1 (646) 749-3122
- One-touch: tel:+16467493122,,645230685#

Access Code: 645-230-685

YouTube Link: <https://www.youtube.com/channel/UCKtI468kcNjBS2AYgOaBsRQ>

Clicking this link will enable you to see and hear the Council meeting.

Council Meeting Procedures for members of the Public

1. All cell phones to be turned off when entering the Council Chambers;
2. Once the audience has taken their seat and the meeting begins, there will be no talking between audience members during the course of the Council meeting. If anyone continues to talk within the audience and is called down 3 times during the course of the meeting, on the third time that person will be escorted out of the Council meeting;
3. The audience must be recognized by the President before being allowed to address the Council;
4. The member of the audience that is recognized will proceed to the podium, state their name for the benefit of the City Clerk, prior to offering comments on a given matter;
5. The audience member will be limited to not more than 5 minutes to speak based on Resolution 2012-07;
6. There will be no personal attacks made by any member in the audience toward a sitting Council member and no personal attacks made by any Council member toward a member of the audience;
7. There will be no conversation between a member of the audience that has been recognized and any other member of the audience when speaking while at the podium;
8. If an audience member wants to speak more than the allotted 5 minutes allowed then that person should make a request to City Hall so that the item may be placed on the agenda.

Minutes of the City Council meeting may be obtained from the City Clerk's office. The minutes are recorded, but not transcribed verbatim. Persons requiring a verbatim transcript may make arrangements with the City Clerk to duplicate the recordings, or arrange to have a court reporter present at the meeting. The cost of duplication and/or court reporter will be borne by the requesting party.

In accordance with Section 286.0105, Florida Statutes, notice is given that if a person wishes to appeal a decision made by the City Council with respect to any matter considered at this meeting they will need a record of the proceedings, and for such purpose may need to ensure that a verbatim record of the proceeding is made, which record includes the testimony and evidence upon which the appeal is based.

In accordance with Section 286.26, Florida Statutes, persons with disabilities needing special accommodations to participate in this meeting should contact the Mayor through the City Clerk's office no later than 5:00 P.M. on the day prior to the meeting.

**CITY OF WILLISTON, FLORIDA
CITY COUNCIL MEETING
MINUTES**

DATE: TUESDAY, FEBRUARY 22, 2022
TIME: 6:00 P.M.
PLACE: WILLISTON CITY COUNCIL CHAMBER

CALL TO ORDER

ROLL CALL

MEMBERS:

Mayor Jerry Robinson
Council President Debra Jones
Vice-President Marguerite Robinson
Councilmember Michael Cox
Councilmember Darfeness Hinds
Councilmember Elihu Ross

OTHERS:

City Manager Jackie Gorman
City Attorney Scott Walker
City Clerk Latricia Wright
Attorney Kiersten Ballou

OPENING PRAYER AND PLEDGE OF ALLEGIANCE TO THE FLAG

Mayor Robinson let the opening prayer and Pledge of Allegiance to the American flag.

ITEM – 1 – ADDITIONS, DELETIONS, CHANGES AND APPROVAL OF THE AGENDA

Council President requested Item #6 C&D be moved to Item#6 A&B. Vice-President Robinson moved to approve the agenda as amended. Councilmember Cox seconded. Motion carried 5-0 by saying “Aye”.

ITEM – 2 – PROCLAMATION: NATIONAL SOCIETY OF THE DAUGHTERS OF THE AMERICAN REVOLUTION. MAYOR JERRY ROBINSON. Mayor Robinson presented the proclamation to Lizabeth Doebler.

ITEM – 3 – PUBLIC PARTICIPATION –

Richard Gravie with Balloon Glow talked with Council about the upcoming balloon show at the Airport scheduled for March 18-20.

ITEM – 4 – CONSENT AGENDA – Vice-President Robinson moved to approve the Consent Agenda. Councilmember Hinds seconded. Motion carried 5-0 by saying “Aye”.

- Council minutes from February 8, 2022
- Resolution 2022-14: A Resolution of the City Council of the City of Williston, Florida, authorizing the salary adjustment of the City Manager pursuant to the City of Williston City Manager Agreement.

ITEM – 5 – OLD BUSINESS

A. STAFF AND BOARD AND COUNCIL UPDATES

- CITY MANAGER JACKIE GORMAN- City Manager Gorman discussed with Council the Lunch and Learn that was held at the Morriston Baptist Church. City

CITY OF WILLISTON, FLORIDA
CITY COUNCIL MEETING

Manager Gorman also gave an update on the Cornelius Williams Park project that staff will be attending in Tallahassee.

- POLICE CHIEF DENNIS STROW – Chief Strow announced his retirement as of April 22nd. Chief said it's been an honor to serve with all the men and women of the Williston Police Department.
- CRA – Chair Nick Williams announced March 23rd is the 50th anniversary of Foolish Pleasure and the CRA will be dedicating a statue of Foolish Pleasure in Heritage Park at 6:00 p.m.
- BOARD OF ADJUSTMENT/CODE ENFORCEMENT- No updates.

- B. DISCUSSION WITH POSSIBLE ACTION: FIRE STATION DOORS. FIRE CHIEF LAMAR STEGALL. Fire Chief Stegall said he received quote from Manley Construction, in the amount of \$35,000.00 for the bay doors for at the fire department. Council President would like to see if we can get a contractor to move forward with the build-out project at the Police Department before deciding to purchase the bay doors and asked to bring this back at next meeting.

ITEM – 6 – NEW BUSINESS –

- A. DISCUSSION WITH POSSIBLE ACTION: COUNCIL MEMBERS EMAIL ADDRESSES, INVESTIGATION OF GIFT CARDS RECEIVED. LINDA COOPER. No Show.
- B. DISCUSSION WITH POSSIBLE ACTION: CITY CLERK EVALUATION. COUNCIL PRESIDENT DEBRA JONES. – Council President discussed with Council the City Clerk evaluation. Council President asked the Council to decide on a raise for the Clerk. After much discussion Vice-President Robinson moved to give City Clerk a 3.74 % raise of \$1907, which brings her salary to \$52,907 annually. Councilmember Cox seconded. Motion carried 5-0 by saying “Aye”.
- C. RESOLUTION 2022-07: A RESOLUTION OF THE CITY OF WILLISTON, LEVY COUNTY, FLORIDA, AUTHORIZING THE CITY COUNCIL PRESIDENT TO SIGN AN AGREEMENT WITH WRIGHT-PIERCE TO PROVIDE ENGINEERING SERVICES FOR THE 2021-22 CDBG GRANT CYCLE, AND PROVIDING AN EFFECTIVE DATE. PUBLIC WORKS DIRECTOR JONATHEN BISHOP. – Dennis Davis with Wright-Pierce discussed with Council, the CDBG grant cycle with Council. After some discussion Councilmember Ross moved to approve Resolution 2022-07. Vice-President Robinson seconded. Motion carried 5-0 by saying “Aye”.
- D. RESOLUTION 2022-12: A RESOLUTION OF THE CITY OF WILLISTON, LEVY COUNTY, FLORIDA, AUTHORIZING THE CITY COUNCIL PRESIDENT TO SIGN AN AGREEMENT WITH WRIGHT-PIERCE TO PROVIDE GENERAL ENGINEERING SERVICES AND PROVIDING AN EFFECTIVE DATE. PUBLIC WORKS DIRECTOR, JONATHEN BISHOP. Dennis Davis with Wright-Pierce explained to Council, the agreement is for miscellaneous services provided to the city.

CITY OF WILLISTON, FLORIDA
CITY COUNCIL MEETING

After little discussion Vice-President Robinson moved to approve Resolution 2022-12. Councilmember Hinds seconded. Motion carried 5-0 by saying "Aye".

ITEM - 7 - PUBLIC PARTICIPATION – Jackie Appling thanked everyone that showed for the clean-up Cornelius Williams Park.

ITEM - 8 - ANNOUNCEMENTS – Chief Strow announced the Williston Wheels Car Show will be held March 5th in Heritage Park from 9-5. Councilmember Hinds said she received a complaint about the bathroom doors at John Henry Park. Utility Director Jonathen Bishop said he was aware of the bathrooms and is working on getting them fixed.

ITEM - 9 - ADJOURNMENT – With no further business, Councilmember Hinds moved to adjourn at 7:20 p.m. Councilmember Cox seconded. Motion carried 5-0 by saying "Aye".

CITY COUNCIL RESOLUTION NO. 2022-16

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
WILLISTON, FLORIDA AUTHORIZING THE SALARY
ADJUSTMENT OF THE CITY CLERK.**

WHEREAS, the City Clerk of Williston, Florida (hereinafter "City") is a designated Charter Officer as established in Part 1, Article III. – Charter Officers of the City of Williston Code of Ordinances; and

WHEREAS the City Clerk serves at the pleasure of the City of Williston City Council; and

WHEREAS, on February 22, 2022, voted to adjust the salary of the City Clerk to reflect Fifty two thousand nine hundred and seven dollars and zero cents (\$52,907.00) per annum to be effective January 5, 2022; and

WHEREAS this resolution shall serve as the proper document to memorialize the salary adjustment.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE
CITY OF WILLISTON, FLORIDA, AS FOLLOWS:**

Section 1. The above recitals are all true and accurate and are hereby incorporated herein and made a part of this resolution.

Section 2. The salary of the City Clerk shall be adjusted, effective January 5, 2022, to Fifty-two thousand nine hundred and seven dollars and zero cents (\$52,907.00).

Section 3. The President and City Clerk are authorized to execute the necessary documentation to accomplish the salary adjustment provided herein.

PASSED AND ADOPTED at a meeting of the City Council this 8th day of
March 2022.

CITY OF WILLISTON, FLORIDA

By: _____
Debra Jones, President

ATTEST:

APPROVED AS TO FORM AND LEGALITY:

By: _____
Latricia Wright, City Clerk

By: _____
Scott Walker
City Attorney

Date: March 08, 2022

COUNCIL AGENDA ITEM

AGENDA ITEM: REVIEW OF JANUARY 2022 FINANCIAL REPORT (unaudited)

REQUESTED BY: FINANCE DIRECTOR **PREPARED BY:** FINANCE DIRECTOR

BACKGROUND / DESCRIPTION: This agenda item includes the unaudited financial report as of January 31, 2022. Also included prior to the financial report are PowerPoint slides. The slides are designed to provide a high-level overview of the City's current financial position.

The financial report contains the following schedules for your review:

- Balance Sheet for all Funds (*Page 1*)
- Summary of Year-to-Date Fund Statements (*Pages 2 – 15*)

LEGAL: REVIEW: N/A

FISCAL IMPACTS: N/A

RECOMMENDED ACTION: Acceptance of Financial Report

ATTACHMENTS: ☐ CONTRACT ☐ RESOLUTION ☒ OTHER

COUNCIL ACTION: ☐ APPROVED ☐ DISAPPROVED



CITY OF WILLISTON, FL

FINANCIAL REPORT

FINANCIAL REPORT - JANUARY 31, 2022

Meeting Date: March 08, 2022

1

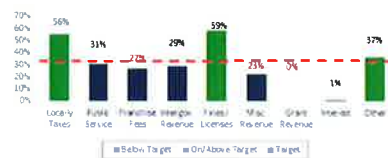
GENERAL FUND (OPERATIONS)

Overview

(33% of Year complete)

Key Performance Indicator	YTD Actuals	YTD Budget	Variance Fav (UnFav)	% of Annual Budget	Performance
Revenue / Other Sources	\$1,541,284	\$1,270,357	\$270,927	39.5%	✓
Expenditures / Other Uses	\$1,189,379	\$1,270,357	\$80,978	30.5%	✓
Current Year Surplus / (Deficit)	\$351,905	\$0	\$351,905	n/a	✓
Available Reserves	\$995,518	\$888,650	\$106,868	28.0%	✓

Chart 1: Revenues - % of Budget Collected



Financial Highlights

- Current Year Property Taxes – 66% Collected.
- Notes on Department Spending:
 - Admi, Police, Fire & Public works all under budget as of January 2021.
 - Special Events – Deposit on Fireworks.
 - New IT department added.
 - Permitting Fees collected related to the P&Z / Building Dept. - \$62 thousand.

Chart 2: Expenditures - % of Budget Spent



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City of Williston, Florida

Financial Report - January 31, 2022

2

AIRPORT FUND (OPERATIONS)

Overview

(33% of Year complete)

Key Performance Indicator	YTD Actuals	YTD Budget	Variance Fav (UnFav)	% of Annual Budget	Performance
Revenue / Other Sources	\$680,617	\$524,298	\$156,319	42.8%	✓
Expenditures / Other Uses	\$656,724	\$524,298	(\$132,427)	41.3%	✗
Current Year Surplus / (Deficit)	\$23,893	\$0	\$23,893	n/a	✓
Available Reserves	\$307,590	\$397,195	(\$89,605)	19.4%	✗

Chart 4: Revenues - % of Budget Collected



Financial Highlights

- Current Fund Balance - \$307,590. In Comparison, FY2020 ending fund balance was \$19K.
- Year over year fuel sales increased by \$208 thousand.
- Margin on fuel sales - 11%.
- Total Timber Sales in September 2021 & October 2021 - \$207,912.

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City of Williston, Florida

Financial Report - January 31, 2022

3

CRA FUND

Overview

(33% of Year complete)

Key Performance Indicator	YTD Actuals	YTD Budget	Variance Fav (UnFav)	% of Annual Budget	Performance
Revenue / Other Sources	\$235,784	\$109,140	\$126,644	71.3%	✓
Expenditures / Other Uses	\$67,083	\$239,911	\$172,828	9.2%	✓
Current Year Surplus / (Deficit)	\$168,700	\$0	\$168,700	n/a	✓
Available Reserves	\$638,763	\$181,751	\$457,012	87.9%	✓

Financial Highlights

- County distribution of tax revenue received in December - \$189K.
- CRA project spending - \$41 thousand.

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City of Williston, Florida

Financial Report - January 31, 2022

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COWLINK FUND

Overview

(33% of Year complete)

Key Performance Indicator	YTD Actuals	YTD Budget	Variance Fav (UnFav)	% of Annual Budget	Performance
Revenue / Other Sources	\$46,098	\$13,710	\$32,388	111.0%	✓
Expenditures / Other Uses	\$11,614	\$13,710	\$2,096	28.0%	✓
Current Year Surplus / (Deficit)	\$34,484	\$0	\$34,484	n/a	n/a
Available Reserves	\$34,484	\$0	\$34,484	n/a	n/a

Financial Highlights

- Grant revenue - \$46 thousand received.

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City of Williston, Florida

Financial Report - January 31, 2022

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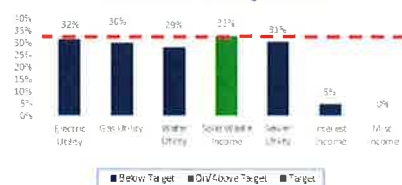
UTILITY FUND

Overview

(33% of Year complete)

Key Performance Indicator	YTD Actuals	YTD Budget	Variance Fav (UnFav)	% of Annual Budget	Performance
Revenue / Other Sources	\$1,807,902	\$2,050,422	(\$242,520)	29.1%	✗
Expenditures / Other Uses	\$1,807,092	\$2,050,422	\$243,330	29.1%	✓
Current Year Surplus / (Deficit)	\$810	\$0	\$810	n/a	✓
Available Reserves	\$4,015,245	\$1,328,350	\$2,686,895	75.6%	✓

Chart 5: Revenue - % of Budget Collected



Financial Highlights

- Utility fund generated a surplus of \$810 so far for the fiscal year compared to \$158.7K last year at this same time.
- Electric, water and sewer services had a positive operating income. Only electric services had a positive net income after subtracting the allocation of the transfer to the General Fund and CIP Fund. [See Exhibit 1 on next slide for more details]

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City of Williston, Florida

Financial Report - January 31, 2022

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UTILITY FUND

Breakdown by Utility Service

	Electric	Gas	Water	Solid Waste	Sewer	Total
Operating Revenue						
Service Charges	1,038.2	182.3	178.7	181.1	202.3	1,782.6
Other	14.7	2.6	2.5	2.8	2.9	25.3
Total	1,052.9	184.9	181.3	183.7	205.1	1,807.8
Operating Expenses						
Department Costs	718.1	241.6	91.1	178.2	161.9	1,391.0
Administrative Alloc	87.6	11.9	11.6	11.8	13.2	116.1
Depreciation	-	-	-	-	-	-
Total	785.7	253.5	102.8	190.0	175.1	1,507.1
Operating Income	267.1	(68.6)	78.5	(6.3)	30.0	300.7
Non-operating income / (expenses)						
Interest income	0.0	0.0	0.0	0.0	0.0	0.1
Transfer to GF / CIP	(99.2)	(35.4)	(95.8)	-	(69.5)	(300.0)
Total	(99.2)	(35.4)	(95.8)	0.0	(69.5)	(299.9)
Net Income	167.9	(104.0)	(17.3)	(6.3)	(39.5)	0.8

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City of Williston, Florida

Financial Report - January 31, 2022

7

QUESTIONS ?

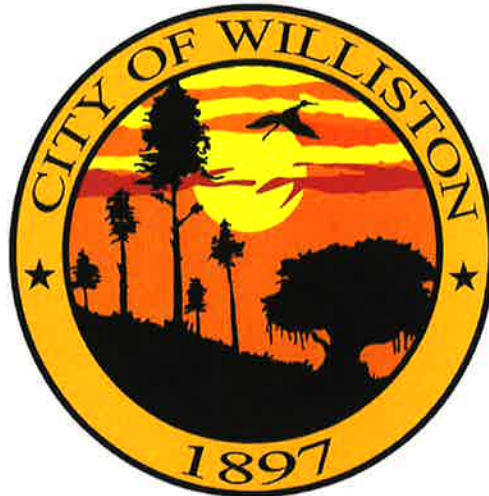
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City of Williston, Florida

Financial Report - January 31, 2022

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City of Williston



Financial Report

January 31, 2022

(unaudited)

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Balance Sheet - All Funds

January 31, 2022

Description	General Fund	Airport Fund	CRA Fund	Utility Fund	COWLink Fund	Total
ASSETS						
Petty Cash	\$ 1,600	\$ 100	\$ -	\$ -	\$ -	\$ 1,700
Cash & Cash Equivalents	1,142,799	265,205	499,808	2,275,568	106,618	4,289,998
Investments	8,802	-	-	187,237	-	196,039
Accounts Receivable	3,644	(3,159)	550	760,177	-	761,212
Note Receivable	71,474	-	-	-	-	71,474
Due from Other Funds	-	-	138,404	198,075	-	336,479
Due from Other Governmental Units	134,714	113,815	-	150,112	-	398,641
Prepaid Expenses	42,770	25,294	-	39,069	124	107,257
Inventory	-	54,999	-	261,911	-	316,911
Net Pension Assets	-	-	-	399,928	-	399,928
Net Capital Assets	-	-	-	8,270,949	-	8,270,949
TOTAL ASSETS	1,405,803	456,254	638,763	12,543,026	106,741	15,150,587
DEFERRED OUTFLOW OF RESOURCES						
Pension Related - Deferred Outflow	-	-	-	333,959	-	333,959
TOTAL DEFERRED OUTFLOW OF RESOURCES	-	-	-	333,959	-	333,959
LIABILITIES						
Accounts Payable	\$ 4,713	\$ 5	\$ -	\$ 1,034	\$ -	\$ 5,752
Accrued Expenses	1,730	59,958	-	304,902	-	366,590
Sales Tax Payable	-	(908)	-	10,072	-	9,164
Payroll Liabilities	3,117	91	(35)	86,976	-	90,149
Other Liabilities	5,497	-	-	-	-	5,497
Due to other Funds	336,479	-	-	-	-	336,479
Deposits	-	-	-	294,679	-	294,679
City Hall Loan	-	-	-	1,154,957	-	1,154,957
Notes Payable	-	71,474	-	-	-	71,474
Deferred Revenue	14,384	18,045	-	-	-	32,429
Power Cost Adjustment - Electric	-	-	-	78,740	-	78,740
Accum Absences/ OPEB Obligation	-	-	-	246,331	-	246,331
TOTAL LIABILITIES	365,920	148,664	(35)	2,177,691	-	2,692,241
DEFERRED INFLOW OF RESOURCES						
Pension Related - Deferred Inflow	-	-	-	336,078	-	336,078
TOTAL DEFERRED INFLOW OF RESOURCES	-	-	-	336,078	-	336,078
FUND BALANCES						
Reserve for:						
Law Enforcement	1,595	-	-	-	-	1,595
Community Redevelopment	-	-	638,798	-	-	638,798
Unreserved, Reported in:						
General Fund	1,038,288	-	-	-	-	1,038,288
Special Revenue Airport	-	307,590	-	-	-	307,590
Utility Fund	-	-	-	10,363,216	-	10,363,216
CowLink Fund	-	-	-	-	106,741	106,741
TOTAL FUND BALANCES	1,039,883	307,590	638,798	10,363,216	106,741	12,456,227
TOTAL LIABILITIES & FUND BALANCES	1,405,803	456,254	638,763	12,543,026	106,741	15,150,587

General Fund (Operations) - Summary of Revenues and Expenditures

January 31, 2022

(33% Yr Complete)

Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	PRIOR YEAR	
					Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Locally Levied Taxes	\$ 1,351,940	\$ 754,459	\$ (597,481)	55.8%	\$ 663,670	\$ 90,788
Public Service Taxes	390,000	119,967	(270,033)	30.8%	116,830	3,136
Franchise Fees	92,230	25,149	(67,081)	27.3%	33,295	(8,146)
Intergovernmental Revenues	598,431	173,470	(424,961)	29.0%	160,989	12,481
Fines & Forfeitures	25,050	7,323	(17,727)	29.2%	8,890	(1,566)
License & Permits	104,925	69,320	(35,605)	66.1%	60,451	8,869
Miscellaneous	39,632	8,998	(30,634)	22.7%	17,700	(8,702)
Interest Income	10,000	55	(9,946)	0.5%	249	(195)
Non-Operating	993,486	365,549	(627,937)	36.8%	266,667	98,882
TOTAL REVENUES	3,696,062	1,524,289	(2,171,773)	41.2%	1,328,741	195,548
EXPENSES						
Total City Council	53,610	15,061	38,549	28.1%	9,833	(5,228)
Total Legal Services	46,500	16,174	30,326	34.8%	9,419	(6,755)
Total City Manager	37,905	6,786	31,119	17.9%	-	(6,786)
Total City Clerk	58,429	12,810	45,619	21.9%	-	(12,810)
Total Administration	131,281	64,319	66,962	49.0%	65,346	1,028
Total Information Technology	171,705	68,669	103,036	40.0%	-	(68,669)
Total Purchasing	19,115	410	18,705	2.1%	(14)	(425)
Total Planning & Zoning	63,803	18,256	45,547	28.6%	18,516	260
Total Building Permits	107,361	51,677	55,684	48.1%	18,615	(33,062)
Total Human Resources	19,333	218	19,115	1.1%	13,778	13,561
Total Police Department	1,237,159	381,175	855,984	30.8%	332,509	(48,666)
Total Police Communications	274,527	83,285	191,242	30.3%	79,780	(3,505)
Total Health/Animal Control	57,768	15,616	42,152	27.0%	16,035	419
Total Fire Department	622,451	185,544	436,907	29.8%	199,585	14,040
Total Public Works	560,075	185,648	374,427	33.1%	98,679	(86,969)
Total Recreation / Athletics	3,000	-	3,000	0.0%	700	700
Total Library Department	6,113	2,031	4,082	33.2%	2,131	100
Total Special Events	20,235	8,336	11,899	41.2%	35	(8,301)
Total Non-Departmental	205,692	56,415	149,277	27.4%	48,708	(7,706)
TOTAL EXPENDITURES	3,696,062	1,172,429	2,523,633	31.7%	913,656	(258,774)
REVENUES OVER (UNDER) EXPENDITURES \$					-	\$
	\$	351,860	\$	351,860	n/a	
					\$	415,085
					\$	(63,226)

General Fund (CIP) - Summary of Revenues and Expenses

January 31, 2022

(33% Yr Complete)

Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	PRIOR YEAR	
					Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Grant Revenue	\$ 153,505	\$ -	\$ (153,505)	0.0%	\$ -	\$ -
Insurance Claim Refund	-	10,465	10,465	n/a	-	10,465
Transfer From General Fund	52,500	6,530	(45,970)	12.4%	8,524	(1,994)
TOTAL REVENUES	206,005	16,995	(189,010)	8.2%	8,524	8,471
EXPENDITURES						
Vehicle Purchases	54,000	16,995	37,005	31.5%	-	(16,995)
Equipment Purchases	152,005	-	152,005	0.0%	2,860	2,860
Building Renovations	-	-	-	n/a	5,400	5,400
TOTAL EXPENDITURES	206,005	16,995	189,010	8.2%	8,524	(8,471)
REVENUES OVER (UNDER) EXPENDITURES					\$ -	\$ -

Airport Fund - Summary of Revenues and Expenditures

January 31, 2022

(33% Yr Complete)

Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	PRIOR YEAR	
					Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Operating Revenue	\$ 1,572,671	\$ 672,827	\$ (899,843)	42.8%	462,683	\$ 210,145
Interest Income	750	37	(713)	4.9%	111	(73)
Other Miscellaneous Income	15,360	7,753	(7,607)	50.5%	4,005	3,748
TOTAL REVENUES	1,588,781	680,617	(908,164)	42.8%	466,798	213,819
EXPENSES						
Personal Services	262,893	91,535	171,357	34.8%	67,409	(24,127)
Operating Expenditures	1,295,888	557,606	738,282	43.0%	353,803	(203,803)
Non-Operating Expenditures	30,000	-	30,000	0.0%	-	-
TOTAL EXPENSES	1,588,781	649,142	939,639	40.9%	421,212	(227,929)
OPERATING REVENUES OVER (UNDER) EXPENSES	-	31,475	31,475	n/a	45,586	(14,110)
NON-OPERATING REVENUE (EXPENSES)						
Capital Improvements - (Grants)	(651,189)	(21,623)	629,566	3.3%	(66,348)	44,725
Capital Outlay - Equipment	(15,000)	-	15,000	0.0%	-	-
Revenue (Grants)	666,189	14,040	(652,149)	2.1%	66,348	(52,308)
TOTAL NON-OPERATING REVENUES (EXPENSES)	-	(7,583)	(7,583)	n/a	-	(7,583)
TOTAL REVENUES OVER (UNDER) EXPENSES	-	23,893	23,893	n/a	\$ 45,586	\$ (21,693)

CRA Fund - Summary of Revenues and Expenditures

January 31, 2022

(33% Yr Complete)

Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	PRIOR YEAR	
					Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Tax Incremental Revenue - City	\$ 141,462	\$ 47,154	\$ (94,308)	33.3%	\$ 37,488	\$ 9,666
Tax Incremental Revenue - County	188,616	188,616	-	100.0%	155,721	32,895
Interest Income	150	14	(136)	9.5%	58	(44)
Special Events	500	-	(500)	0.0%	200	(200)
Other Financing Sources	396,277	-	(396,277)	0.0%	-	-
TOTAL REVENUES	727,005	235,784	(491,221)	32.4%	193,467	42,317
EXPENDITURES						
Personal Services	68,132	21,804	46,328	32.0%	22,755	951
Operating Expenditures	56,152	3,386	52,766	6.0%	8,715	5,329
Capital Outlay	552,720	41,430	511,291	7.5%	1,225	(40,204)
Non-Operating Expenditures	50,000	750	49,250	1.5%	-	(750)
TOTAL EXPENDITURES	727,005	67,370	659,635	9.3%	32,696	(34,674)
REVENUES OVER (UNDER) EXPENDITURES \$ - \$ 168,414 \$ 168,414 n/a					\$ 160,772 \$ 7,642	

COWLink Fund (Broadband) - Summary of Revenues and Expenditures

January 31, 2022

(33% Yr Complete)

Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	PRIOR YEAR	
					Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Grant Revenue	\$ -	\$ 46,098	\$ 46,098	n/a	-	\$ 46,098
Residential Internet Services	29,639	-	(29,639)	(29,639)	-	-
Commercial Internet Services	11,906	-	(11,906)	(11,906)	-	-
Fund Balance	-	-	-	n/a	-	-
TOTAL REVENUES	41,545	46,098	4,553	111.0%	-	46,098
EXPENSES						
Personal Services	24,914	2,605	(22,309)	10.5%	-	(2,605)
Operating Expenditures	16,631	2,754	(13,877)	16.6%	-	(2,754)
Capital Equipment	-	6,255	6,255	n/a	-	6,255
TOTAL EXPENSES	41,545	11,614	(29,931)	28.0%	-	(5,359)
REVENUES OVER (UNDER) EXPENSES						
	\$ -	\$ 34,484	\$ (25,378)	n/a	\$ -	\$ 40,739

Utility Fund (All Services) - Summary of Revenues and Expenses

January 31, 2022

(33% Yr Complete)

					PRIOR YEAR	
Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Electric Utility	\$ 3,271,028	\$ 1,038,159	\$ (2,232,869)	31.7%	\$ 1,124,195	\$ (86,037)
Gas Utility	599,750	182,278	(417,472)	30.4%	138,206	44,073
Water Utility	621,984	178,722	(443,262)	28.7%	182,134	(3,412)
Solid Waste Income	542,823	181,150	(361,673)	33.4%	181,972	(822)
Sewer Utility	653,173	202,267	(450,906)	31.0%	199,137	3,129
Interest Income	1,500	74	(1,426)	4.9%	268	(194)
Other Miscellaneous Income	107,460	25,252	(82,208)	23.5%	25,984	(732)
Use of Retained Earnings	415,682	-	(415,682)	0.0%	-	-
TOTAL REVENUES	6,213,400	1,807,902	(4,405,498)	29.1%	1,851,896	(43,994)
EXPENSES						
Total Administration Department	408,570	87,650	320,920	21.5%	82,106	(5,544)
Total Customer Service Department	145,451	28,475	116,976	19.6%	-	(28,475)
Total Electric Department	2,784,112	817,340	1,966,772	29.4%	844,173	26,833
Total Gas Department	735,080	277,032	458,048	37.7%	179,037	(97,994)
Total Water Department	731,530	186,916	544,614	25.6%	184,561	(2,355)
Total Solid Waste Department	548,783	178,231	370,553	32.5%	187,508	9,278
Total Sewer Collection / Treatment	859,873	231,448	628,425	26.9%	215,808	(15,640)
TOTAL EXPENSES	6,213,400	1,807,092	4,406,308	29.1%	1,693,194	(113,898)
REVENUES OVER (UNDER) EXPENSES					\$ -	\$ 810
					\$ 158,702	\$ (157,892)

Utility Fund (Admin) - Summary of Revenues and Expenses

January 31, 2022

(33% Yr Complete)

Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	PRIOR YEAR	
					Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Other Miscellaneous Income	\$ 107,460	\$ 25,252	\$ (82,208)	23.5%	\$ 25,984	\$ (732)
Interest Income	1,500	74	(1,426)	4.9%	268	(194)
TOTAL REVENUES	524,642	25,326	(499,317)	4.8%	26,252	(926)
EXPENSES						
Operating Expenditures	408,570	87,650	320,920	21.5%	82,106	(5,544)
TOTAL EXPENSES	408,570	87,650	320,920	21.5%	82,106	(5,544)
REVENUES OVER (UNDER) EXPENSES	116,072	\$ (62,324)	\$ (178,396)	-54%	\$ (55,854)	\$ (6,470)

Utility Fund (Customer Service) - Summary of Revenues and Expenses

January 31, 2022

(33% Yr Complete)

Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	PRIOR YEAR	
					Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Other Miscellaneous Income	\$ -	\$ -	\$ -	n/a	\$ -	\$ -
TOTAL REVENUES	-	-	-	n/a	-	-
EXPENSES						
Operating Expenditures	145,451	28,475	116,976	19.6%	-	(28,475)
TOTAL EXPENSES	145,451	28,475	116,976	19.6%	-	(28,475)
REVENUES OVER (UNDER) EXPENSES	(145,451)	\$ (28,475)	\$ 116,976	20%	\$ -	\$ (28,475)

Utility Fund (Electric Services) - Summary of Revenues and Expenses

January 31, 2022

(33% Yr Complete)

Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	PRIOR YEAR	
					Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Electric Utility	\$ 1,448,692	\$ 863,365	\$ (585,327)	59.6%	\$ 502,310	\$ 361,054
Electric Utility - Power Cost Adj	1,813,336	169,118	(1,644,219)	9.3%	620,392	(451,274)
New Electric Service	4,000	60	(3,940)	1.5%	600	(540)
Electric Overhead / Underground	5,000	5,616	616	112.3%	893	4,723
Use of Retained Earnings	-	-	-	n/a	-	-
TOTAL REVENUES	3,271,028	1,038,159	(2,232,869)	31.7%	1,124,195	(86,037)
EXPENSES						
Personal Services	474,210	110,946	363,264	23.4%	100,006	(10,940)
Operating Expenditures	2,012,205	607,162	1,405,043	30.2%	655,962	48,800
Non-Operating Expenditures	297,697	99,232	198,464	33.3%	88,206	(11,026)
TOTAL EXPENSES	2,784,112	817,340	1,966,772	29.4%	844,173	26,833
REVENUES OVER (UNDER) EXPENSES						
	486,916	\$ 220,819	\$ (266,097)	45%	\$ 280,022	\$ (59,203)

Utility Fund (Gas Services) - Summary of Revenues and Expenses

January 31, 2022

(33% Yr Complete)

Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	PRIOR YEAR	
					Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Gas Utility	\$ 550,000	\$ 169,218	\$ (380,782)	30.8%	\$ 125,431	\$ 43,788
Gas Meter Connection/Reconnection	2,000	260	(1,740)	13.0%	275	(15)
New Gas Service	4,000	300	(3,700)	7.5%	-	300
Infrastructure Reimbursement	43,750	12,500	(31,250)	28.6%	12,500	-
Use of Retained Earnings	-	-	-	n/a	-	-
TOTAL REVENUES	599,750	182,278	(417,472)	30.4%	138,206	44,073
EXPENSES						
Personal Services	263,941	77,898	186,043	29.5%	58,689	(19,208)
Operating Expenditures	364,872	163,712	201,160	44.9%	88,862	(74,850)
Non-Operating Expenditures	106,267	35,422	70,845	33.3%	31,486	(3,936)
TOTAL EXPENSES	735,080	277,032	458,048	37.7%	179,037	(97,994)
REVENUES OVER (UNDER) EXPENSES	\$ (135,330)	\$ (94,753)	\$ 40,577	70%	\$ (40,832)	\$ (53,922)

Utility Fund (Water Services) - Summary of Revenues and Expenses

January 31, 2022

(33% Yr Complete)

Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	PRIOR YEAR	
					Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Water Utility	\$ 606,984	\$ 176,272	\$ (430,712)	29.0%	\$ 175,444	\$ 828
Water Meter Connection/Reconn	5,000	1,440	(3,560)	28.8%	1,080	360
New Water Service	10,000	1,010	(8,990)	10.1%	5,610	(4,600)
Use of Retained Earnings	-	-	-	n/a	-	-
TOTAL REVENUES	621,984	178,722	(443,262)	28.7%	182,134	(3,412)
EXPENSES						
Personal Services	257,205	54,871	202,334	21.3%	54,518	(353)
Operating Expenditures	186,901	36,237	150,664	19.4%	44,880	8,643
Non-Operating Expenditures	287,425	95,808	191,616	33.3%	85,163	(10,645)
TOTAL EXPENSES	731,530	186,916	544,614	25.6%	184,561	(2,355)
REVENUES OVER (UNDER) EXPENSES						
	\$ (109,547)	\$ (8,194)	\$ 101,353	7%	\$ (2,427)	\$ (5,767)

Utility Fund (Waste Collection) - Summary of Revenues and Expenses

January 31, 2022

(33% Yr Complete)

					PRIOR YEAR	
Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Solid Waste Income	\$ 542,823	\$ 181,150	\$ (361,673)	33.4%	\$ 181,972	\$ (822)
TOTAL REVENUES	542,823	181,150	(361,673)	33.4%	181,972	(822)
EXPENSES						
Personal Services	5,260	918	4,342	17.5%	6,197	5,280
Operating Expenditures	543,523	177,313	366,210	32.6%	181,311	3,998
TOTAL EXPENSES	548,783	178,231	370,553	50.1%	187,508	9,278
REVENUES OVER (UNDER) EXPENSES	\$ (5,960)	\$ 2,919	\$ 8,879	-49%	\$ (5,537)	\$ 8,456

Utility Fund (Sewer Services) - Summary of Revenues and Expenses

January 31, 2022

(33% Yr Complete)

Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	PRIOR YEAR	
					Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Sewer Utility	\$ 641,173	\$ 201,667	\$ (439,506)	31.5%	\$ 193,137	\$ 8,529
Sewer Connection	12,000	600	(11,400)	5.0%	6,000	(5,400)
Use of Retained Earnings	-	-	- n/a		-	-
TOTAL REVENUES	653,173	202,267	(450,906)	31.0%	199,137	3,129
EXPENSES						
Sewer Collection						
Personal Services	173,683	53,788	119,895	31.0%	52,300	(1,488)
Operating Expenditures	80,024	18,558	61,466	23.2%	19,958	1,400
Total Sewer Collection	253,707	72,346	181,361	28.5%	72,258	(88)
Sewer Treatment						
Personal Services	247,922	61,747	186,174	24.9%	52,299	(9,448)
Operating Expenditures	149,632	27,818	121,815	18.6%	29,440	1,622
Total Sewer Treatment	397,554	89,565	307,989	22.5%	81,739	(7,826)
Non-Departmental						
Transfer To General Fund	208,612	69,537	139,075	33.3%	61,811	(7,726)
Transfer to Capital Improvement Fund	-	-	- n/a		-	-
Total Sewer Collection	208,612	69,537	139,075	33.3%	61,811	(7,726)
TOTAL EXPENSES	859,873	231,448	628,425	26.9%	215,808	(15,640)
REVENUES OVER (UNDER) EXPENSES	\$ (206,700)	\$ (29,182)	\$ 177,518	14.1%	\$ (16,671)	\$ (12,511)

Utility Fund (CIP) - Summary of Revenues and Expenses

January 31, 2022

(33% Yr Complete)

Description	Annual Budget	Year to Date Actual	Variance Fav (unfav)	% of Budget	PRIOR YEAR	
					Year to Date Jan-21	Variance Fav (unfav)
REVENUES						
Grant Revenue	\$ 2,572,835	\$ 146,524	\$ (2,426,311)	5.7%	46,310	100,213
Transfer From Utility Fund	112,600	-	(112,600)	0.0%	-	-
Blue Rock Development	-	-	-	n/a	31,098	(31,098)
TOTAL REVENUES	2,685,435	146,524	(2,538,911)	5.5%	77,408	69,115
EXPENDITURES						
Utility Master Plan	112,600	7,230	105,370	6.4%	-	-
Heavy Equipment Purchases	-	-	-	n/a	57,617	57,617
Electric Improvements	50,000	11,647	38,353	23.3%	23,492	11,845
Water Improvements	644,835	-	644,835	0.0%	-	-
Sewer Improvements	1,075,000	175,103	899,897	16.3%	78,833	(96,270)
Drainage Improvements	713,000	(10,879)	723,879	-1.5%	-	10,879
Meter Replacement Program	30,000	-	30,000	0.0%	29,792	29,792
Fire Hydrant Safety Program	10,000	-	10,000	0.0%	-	-
Gas Improvements	50,000	-	50,000	0.0%	-	-
TOTAL EXPENDITURES	2,685,435	183,101	2,502,334	6.8%	189,733	13,862
REVENUES OVER (UNDER) EXPENDITURES \$ - \$ (36,577) \$ (36,577) n/a \$ (112,325) \$ 82,978						

CITY COUNCIL AGENDA ITEM

March 8, 2022

TOPIC: Ordinance 2022-694 RZ-2022-01 Bullock Rezone (Parcel # 0507600400)

REQUESTED BY: Laura Jones, City Planner

BACKGROUND / DESCRIPTION:

Rezone (Parcel # 0507600400). This property is located at 505 SW 7th Street. Mr. Robert W. Bullock is the property owner and this rezone has been initiated by the City of Williston to clean up zoning on a parcel that was double zoned.

Currently this parcel consists of one lot on 2.5 acres and the zoning is Commercial Intensive and Residential Duplex. Current and future planned use are veterinary hospital and boarding. This rezone proposes concurrency for this parcel.

Approval of this Rezone complies with the Land Development Code. The City of Williston Planning & Zoning Board reviewed and approved this rezone on February 22, 2022

LEGAL REVIEW: Complete

FISCAL IMPACTS: None

RECOMMENDED ACTION: The City of Williston Planning and Zoning Board Recommended approval of the Bullock Rezone.

ACTION:

_____ **APPROVED**

_____ **DISAPPROVED**

ORDINANCE NO. 2022-694

AN ORDINANCE OF THE CITY OF WILLISTON, FLORIDA; CHANGING THE ZONING CLASSIFICATION ON THE FOLLOWING DESCRIBED PROPERTY FROM RESIDENTIAL DUPLEX (R-2) AND COMMERCIAL INTENSIVE (C-2) TO COMMERCIAL INTENSIVE (C-2) ON CERTAIN LANDS WITHIN THE CORPORATE LIMITS OF THE CITY OF WILLISTON, FLORIDA; PROVIDING SEVERABILITY; PROVIDING FOR INCORPORATION ON CITY MAPS; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, Chapter 166, Florida Statutes, empowers the City Council of the City of Williston, Florida, hereinafter referred to as the City Council, to prepare, adopt, implement and amend a Comprehensive Plan;

WHEREAS, Chapter 163, Florida Statutes, the Community Planning Act, empowers and requires the City Council to prepare, adopt, implement and amend a Comprehensive Plan;

WHEREAS, the City Council of the City of Williston, Florida, did on May 7, 2002, validly approve and adopt the City of Williston Land Development Regulations; and

WHEREAS, the Planning and Zoning Commission of the City of Williston, designated as the Local Planning Agency, did hold the required public hearing, with public notice having been provided, on said applications for change, as described below;

WHEREAS, the Planning and Zoning Commission of the City of Williston reviewed and considered all comments received during said public hearings and the Rezoning Report concerning said amendment, as described below and recommended approval of the above reference applications to the City Council;

WHEREAS, the City Council did hold the required public hearings, under the provisions of the amendment procedures established in Chapters 163 and 166, Florida Statutes, on said applications for amendments, as described below, to the City's Comprehensive Plan and at said public hearing, the City Council reviewed and considered all comments received during the public hearing, including the recommendation of the Planning and Zoning Commission, serving also as the Local Planning Agency;

WHEREAS, the City Council has determined and found amendment, as described below, to be consistent with the Future Land Use Element objectives and policies, and those of other affected elements of the City's Comprehensive Plan.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WILLISTON, FLORIDA, AS FOLLOWS:

Section 1. RZ 2022-01 by the City of Williston staff to amend the Zoning Map of the City's Comprehensive Plan, by changing the future land use classification on parcel 0507600400,

located at 505 SW 7th Street, Williston Florida, from Residential Duplex (R-2) and Commercial Intensive to Commercial Intensive (C-2) is hereby approved.

Section 2. Severability. If any provision or portion of this Ordinance is declared by any court of competent jurisdiction to be void, unconstitutional or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full force and effect.

Section 4. Effective Date. The effective date of this plan amendment shall be thirty-one (31) days following the receipt of this plan amendment by the State Land Planning Agency. However, if any affected person files a petition with the Florida Division of Administrative Hearings pursuant to Section 120.57, Florida Statutes, to request a hearing to challenge the compliance of this plan amendment with Chapter 163, Florida Statutes, within thirty (30) days following the date of adoption of this plan amendment, this plan amendment shall not become effective until the State Land Planning Agency or the Florida Administration Commission, respectively, issues a final order determining this plan amendment is in compliance. No development orders, development permits or land uses dependent on this plan amendment may be issued or commence before it has become effective.

PASSED ON FIRST READING, THIS 8th DAY OF MARCH, 2022.

PASSED AND DULY ADOPTED, with a quorum present and voting by the City Council of the City of Williston, Florida, after properly dispensing with the second reading, on final reading this 22nd day of March, 2022.

Attest:

City Of Williston

Latricia Wright
City Clerk

Debra Jones
President, City Council

Scott Walker
City Attorney

CITY COUNCIL AGENDA ITEM

March 8, 2022

TOPIC: RP-2022-01 Oak Villa Re-Plat (Parcel # 0582900200)

REQUESTED BY: Laura Jones, City Planner

BACKGROUND / DESCRIPTION:

Oak Villa Re-Plat (Parcel # 0582900200). This property is located at 418 SE 6th St. Mr. Craig and Kimberly Williams are the property owners and Stephen McMillen, Surveyor, is the Agent.

Currently this parcel consists of one lot on 0.560 acres and the zoning is Residential Multifamily (RM-2). This plat proposes 2 lots. The north lot at 0.206 and the south lot at 0.368 acres.

Minimum lot area with city water and city sewer is 8,712 square feet.

Lot 1 is 8,973.36 SF

Lot 2 is 16,030.08 SF

There are two (2) houses on the parcel. Houses will remain where they are and meet all setbacks and lot requirements with this re-plat.

Approval of this replat complies with the Land Development Code. The City of Williston Planning & Zoning Board reviewed and approved this re-plat on February 22, 2022

LEGAL REVIEW: Complete

FISCAL IMPACTS: None

RECOMMENDED ACTION: The City of Williston Planning and Zoning Board recommended approval of the Oak Villa Re-Plat.

ATTACHMENTS: Application

ACTION:

_____ **APPROVED**

_____ **DISAPPROVED**

CITY OF WILLISTON, FLORIDA

SUBDIVISION PRELIMINARY (PLAT) PLANS SUBMISSION CHECKLIST

(Applies to Non-Minor Subdivisions)

Transmit to: Planning & Zoning Department, P.O. Box 160, WILLISTON, FL 32696

Phone: 352-528-3060 opt 3,

This Checklist is based on the relevant provisions of Chapter 56-16 – Submission of Preliminary Plat - of the WILLISTON, FL Code of Ordinances. The Code is available online at www.municode.com.

General Requirements

☐ Contact the Zoning Director, who will in coordination with Levy County E 911 office to get an **approved** subdivision name.

☐ Schedule a pre-application conference with this Department as early as possible in the project development process.

☐ No subdivision application shall be scheduled for processing until this Department determines the application package is complete, including all fees paid.

☐ **Since the application package completeness determination must occur PRIOR the agenda deadline date, do not wait until the deadline to submit the application package.** Application are reviewed by internal departments as well as by the department. The Zoning department will create a staff report which is provided to the reviewing Board with the agenda.

☐ Resubmissions must also comply with the agenda deadline date.

☐ All subdivision submissions must comply with the relevant requirements of Section 56-16– Preliminary Plans.

☐ Be advised that no site clearing activity, other than the minimum necessary for surveying purposes, may be initiated until the construction plans are approved AND a tree removal permit has been issued.

☐ All plats, plans & specifications must be signed & sealed by a Florida registered surveyor, landscape architect or engineer, as appropriate for the document.

☐ Preliminary plans are reviewed by the Planning and Zoning Commission and the City Council.

☐ Phasing must be arranged so that each phase can stand alone and function adequately with regard to required improvements, infrastructure and facilities.

Submit 12 copies of the preliminary plans at the appropriate scale on 24" by 36" sheets **PLUS 12** copies of the plans reduced to 11" by 17", PLUS and electronic PDF format of the drawings.

☐ **Submissions may require prove of title insurance.**

RECEIVED
11/6/22

SUBDIVISION PRELIMINARY PLANS SUBMISSION CHECKLIST

 Preliminary Plat – 1-15 Lots \$ 250 Application Fee -Plus \$12 Per lot or parcel
 Preliminary Plat – 16 lots and up \$500 Application Fee -Plus \$12 Per lot or parcel

Rec'd Requirement

Legal description of the subject site – could be on the boundary survey
Complete name and mailing address of the property owner, developer and engineer
Tract boundaries with dimensions
North arrow, date of preparation and other pertinent legend information
A location map at no greater than 1000 scale
Zoning of the site AND adjacent parcels on all sides
Plat book and page of the site
Typical lot size by phase, if necessary
A copy of the draft HOA deeds, restrictions and covenants
Streets and easements of adjacent land
Topography map in NGVD contours at 1-foot intervals
Site conditions including, but not limited to, existing watercourses, drainage ditches, bodies of water, wetland, 100-year flood elevations, and surrounding physical features
Existing property lines, buildings, transmission lines, water and/or sewer lines, bridges, culverts, city limits and utility easements on the subject site AND the adjacent parcels
Levy County E-911 approved street names, street types, pavement widths and right-of way dimensions and typical cross section diagrams
Identification of the storm water disposal method and connection to the city potable water, wastewater and reuse systems
Proposed off-site roadway and other public improvements in the area
Phasing the subdivision, if any – lots must be numbered consecutively for the whole project
Dedications of sites and roadways to the public
Identify/map the on-site soils
A summary list of the total acres, lots, minimum lot area and lineal feet of streets
An environmental assessment pursuant to the provisions of Chapter 114 of this Code
A preliminary concurrency review document
Adequately address zoning, buffering, environmentally sensitive area, upland habitat, floodplains, well field, aquifer protection, historic/archeological and traffic
A CD in PDF format which includes ALL the application package text and graphics

CERTIFICATION

I, the undersigned, do hereby certify that I have read this Checklist and understand the requirements described therein. **I further understand that only application packages that have been determined complete by the Department prior to the agenda deadline will be scheduled for processing.**



1-4-21

Owner or Authorized Applicant Signature Date

APPLICATION FOR SUBDIVISION PRELIMINARY PLANS

(Applies **only** to division of land into 6 or more parcels)

(Please type or write very clearly)

County **911** Approved Subdivision Name: Oak Villa Replat of Lots 5, 6, 7, and 8, Block 10

Parcel Number 05829-002-00

Legal Description

see attached

General Location and/or Street Address: 418 SE 6th ST Williston, FL 32696

Project Area: 0.580 Ac # of Units: 2 lots Density: _____ Zoning: R-M2

Typical Lot Size: 0.24 / 0.368 # of Phases: 1

Lots & Acres by Phase: 20

Acres of Recreation Area: _____ # Acres of Wetlands: _____

Acres of Roads & R/W: _____ Public or Private Streets: _____

Has this site been subject to any other development permit action in the last two years?

No _____ If Yes, provide the type of action and date of final action below.

Attach a copy of the Property Owner's Authorization form.

Applicant Name: Stephen McMillen PSM - McMillen Surveying, Inc

Email quotes@mcmsurveying.com

Applicant Address: 444 NW Main ST
Williston, FL 32696

Applicant Phone #: 352-528-6277 Cell Phone _____

Fax # and/or E-mail: _____

Owner Name: Craig and Kimberly Williams

Email water007@ufl.edu

Owner Address: 519 NE 2nd ST, Williston, FL 32696

Owner Phone #: 352-494-4314 Fax # and/or E-mail: _____

Person to be contacted regarding questions about this application (e.g. engineer, architect,

attorney, etc.):

Contact Name: _____

Email _____

Contact Address: _____

Phone #: _____

Fax #: _____

E-mail: _____

CERTIFICATION

I, the undersigned, do hereby certify that I have read the application and the relevant guidance material and understand the requirements described therein and that I will fully comply with all City, State and Federal regulations applicable to this project.

I understand that the application fee is non-refundable. I further understand that I am responsible to reimburse the City for the actual advertising costs **AND** the actual consultants' review fees, if any. Said fees shall be paid within 30 days of receipt of the City's invoice **OR** further processing of the application will cease until the invoice is paid in full.

Applications need to be submitted by the 1st of the month to be considered at the next Planning & Zoning Commission meeting. Any and all supporting documents that need to be reviewed by the Commission need to be submitted by the 15th of the same month to be included in the packet for review.

I understand that only application packages that are determined complete by the Department will be scheduled for review.

Applicant Signature

Date

OWNER'S APPLICATION AUTHORIZATION

(Required if the property owner of record is not the applicant)

STATE OF FLORIDA COUNTY OF LEVY

Before me, the undersigned authority, personally appeared _____ who being by me first duly sworn on oath, deposes and says:

1. That he/she is the property owner of the subject parcel(s) in this application.
2. That he/she desires to apply for a Subdivision Preliminary Plans on land generally located at (insert legal description)

3. That he/she has appointed _____ to act as agent in his/her behalf to accomplish the above.

Owner's Signature

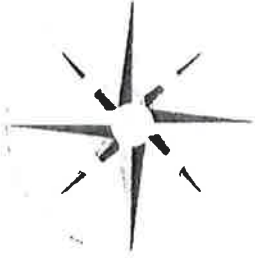
This is to certify that on _____, 20____ before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared _____ he/she is personally known to me or has produced _____ as identification and Did (Did Not) Take an Oath.

SEAL

Signature of Acknowledger

Acknowledger Name

Serial Number My Commission Expires



McMillen Surveying, Inc.

444 Northwest Main Street

Williston, Florida, 32696

Office: 352 528-6277

State of Florida
County of Levy

I, Kimberly & Craig Williams, hereby give Stephen M. McMillen, P.S.M., President of McMillen Surveying, Inc, the authority to act as my Authorized Agent to facilitate the **Platting Process** upon "Oak Villa Replat of Lots 5, 6, 7, 48, Block 10" on the following parcel lying in:

Section 6, Township 17 South, Range 19 East,
County: Levy
State: Florida
Parcel ID# 05824-002-00, City: Williston

Signature
Printed

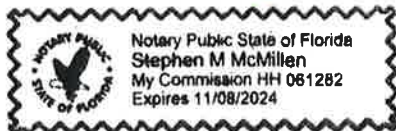
Kimberly Williams
Kimberly Williams

Date: 1-4-22

Notary Public, State of Florida
At Large

[Signature]

My Commission Expires: 11-8-24





Summary

Parcel ID 0582900200
Location Address 418 SE 6 ST
 420 SE 6 ST
 WILLISTON 32696-
Neighborhood Old Williston South Residential (101)
Tax Description* 06-13-19 OAKVILLA 5/D BLK 10 LOTS 5 6 7 & 8 OR BOOK 1403 PAGE 99
 The legal description shown here may be condensed, a full legal description should be obtained from a recorded deed for legal purposes.
Property Use Code MOBILE HOME (0200)
Subdivision OAK VILLA
Sec/Twp/Rng 06-13-19
District WILLISTON (District WI)
Millage Rate 21.8725
Acreage 0.560
Homestead N
Ag Classification No

View Map

Owner

Owner Name Williams Craig 100%
 Williams Kimberly 100%
Mailing Address 519 NE 2ND ST
 WILLISTON, FL 32696

Valuation

	2020 Preliminary Value
	Summary
Building Value	\$35,224
Extra Features Value	\$3,238
Market Land Value	\$18,000
Ag Land Value	\$18,000
Just (Market) Value	\$56,462
Assessed Value	\$56,462
Exempt Value	\$0
Taxable Value	\$56,462
Maximum Save Our Homes Portability	\$0
Previous Year Value	\$53,150

Exemptions

Homestead 2nd Homestead Widow/er Disability Seniors Veterans Other

Building Information

Building	2	Roof Cover	ASPHALT/COMP SHG
Actual Area	896	Interior Flooring	CARPET
Conditioned Area	896	Interior Wall	DRYWALL
Actual Year Built	2006	Heating Type	FORCED AIR DUCTED
Use	MOBILE HOME 1	Air Conditioning	CENTRAL
Exterior Wall	VINYL SIDING	Baths	2
Roof Structure	GABLE OR HIP		

Description	Conditioned Area	Actual Area
MOBILE HOME BASE	896	896
Total SqFt	896	896

Extra Features

Code Description	BLD	Length	Width	Height	Units
DU-AV STORAGE	0	30	19	0	570
DU-C STORAGE	0	10	8	0	80

Land Line

Use Description	Front	Depth	Total Land Units	Unit Type	Land Value
MH on Lot	0	0	4	LT	\$18,000

This Instrument Prepared By
and Please Return To:
Kirk Friedland, Attorney at Law, PL
250 S. Australian Ave., Suite 601
West Palm Beach, FL 33401
Telephone: (561) 655-8200

\$20,000.00

Parcel Identification No.: 0582900200
Property Address: 420 SE 6 ST WILLISTON, FL

WARRANTY DEED

(Statutory Form - Section 689.02, F.S.)

THIS INDENTURE, made this 29th day of September, 2016, BETWEEN

Glenn E. Williams and Anna J. Williams, a husband and wife whose Post Office Address is: 206 SE 7th Ave., Williston, FL 32696, grantor*, and Craig Williams and Kimberly Williams, Husband and Wife whose post office address is: 579 NE 2nd St Williston FL 32616 grantee*,

WITNESSETH that said grantor, for and in consideration of the sum of TEN AND XX/100 (\$10.00) DOLLARS, and other good and valuable consideration to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Levy County, Florida, to wit:

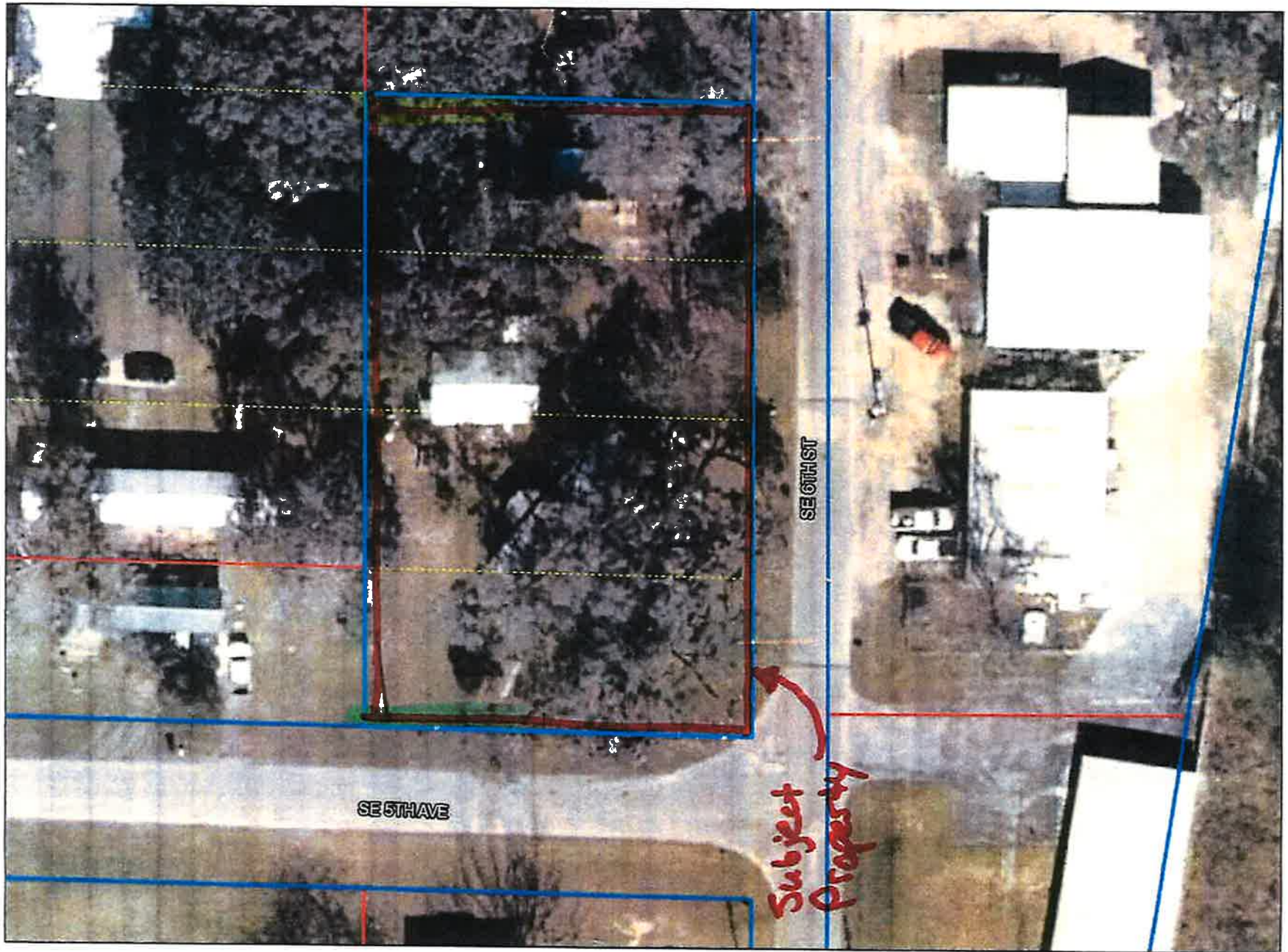
Lots 5, 6, 7, and 8, Block 10, Map of Oak Villa Subdivision, according to Plat Book 1, Page 39, Public Records of Levy County, Florida.

Together with all and singular the tenements, hereditaments and appurtenances belonging or in anywise appertaining to that real property.

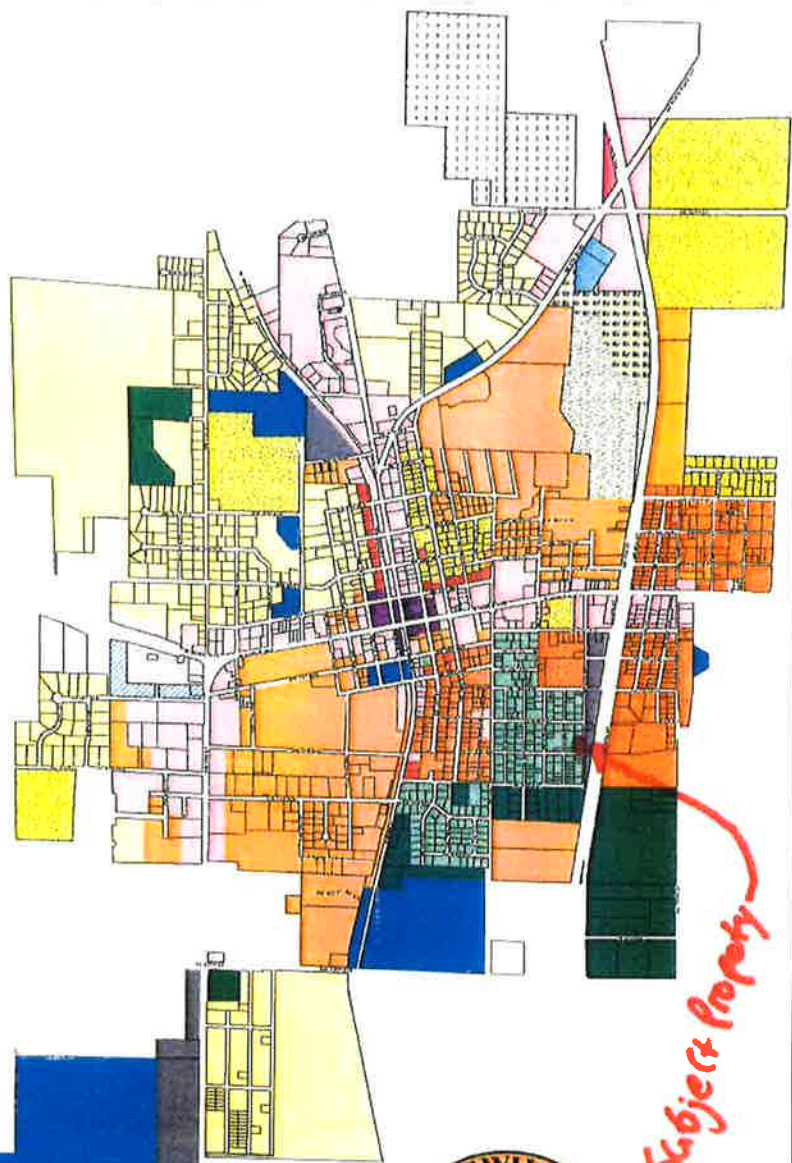
And said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

"Grantor" and "grantee" are used for singular or plural, as context requires.

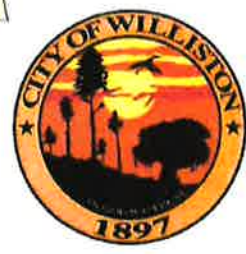
IN WITNESS WHEREOF, grantor has hereunto set grantor's hand and seal the day and year first above written.



-  A - Agricultural
-  C-1 - Commercial General
-  C-2 - Commercial Intensive
-  CBD - Central Business District
-  I - Industrial
-  P - Public
-  PD - Planned Development
-  QP - Quasi-Public
-  R-1 - Residential Single-Family
-  R-1-A Residential Single-Family
-  R-2 - Residential Duplex
-  RB - Residential Business
-  REC/O - Recreation/Open Space
-  RM-1-A - Residential Mobile Home
-  RM-2 - Residential Multifamily
-  RVP - Recreational Vehicle Park
-  SI - Spray Irrigation
-  U - Unknown



Subject Property



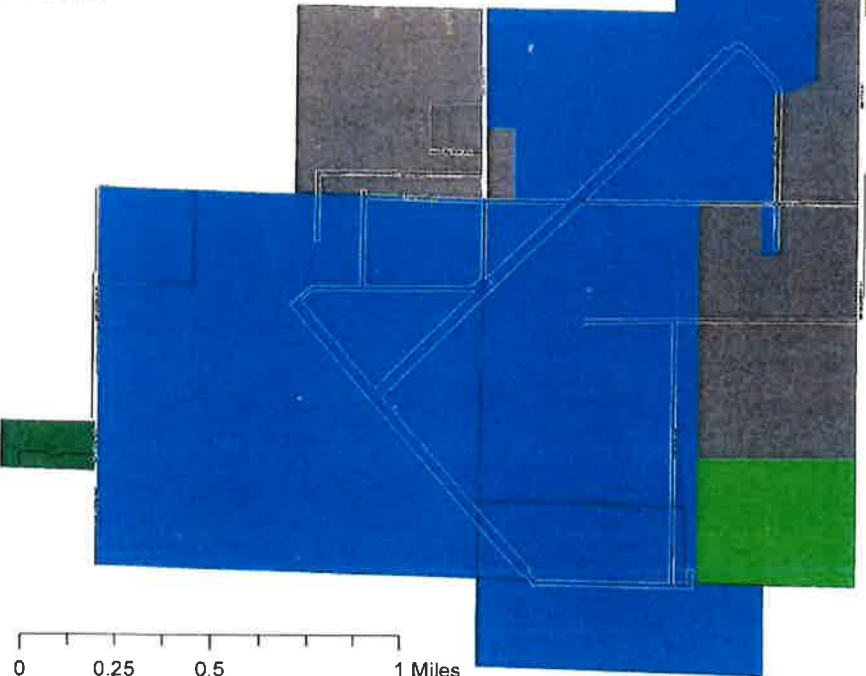
**CITY OF WILLISTON
FLORIDA**

2020 ZONING MAP

DISCLAIMER: This map and/or digital data is for planning purposes only and should not be used to determine the precise location of any feature. The City of Williston provides no warranty for the accuracy or availability of the data.

DISCLAIMER: The Levy County Property Appraiser's office does not take responsibility for errors and/or omissions regarding this mapping information.

DISCLAIMER: This map and/or digital data is for planning purposes only and should not be used to determine the precise location of any feature. The Withlacoochee Regional Planning Council provides no warranty for the accuracy or availability of the data.

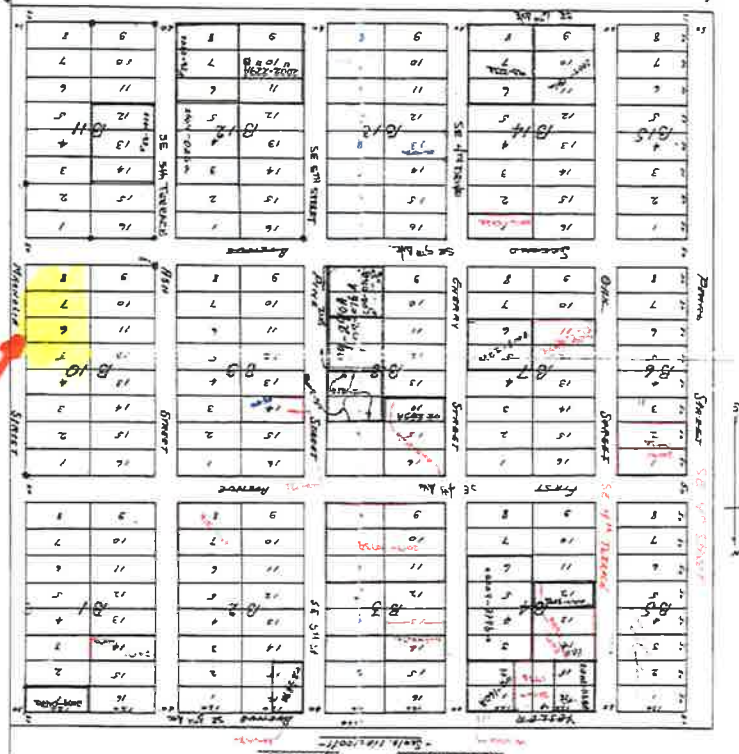


END OF CALL 0111
PAGE 10

This is to certify that the following
 was made from the original records
 of Larry C. Smith, and is a
 true reproduction of the original
 in the best of our knowledge and
 belief.
 March 13, 1968.
 Mexico, D.F.
 American Consulting Engineers Inc.
 P.O. Box 833
 Mexico, D.F.

T. L. & R. recorded May 9th L. B. 1925
J. W. & W. W. Clark
by Ruby & W. W. Clark

Subject
Property



-MAY 05
 -OAK VILLR
 -STATION 11/12/13-5-19-2
 -JAN 18/19-2
 -JAN 18/19-2
 -JAN 18/19-2

RP 537

RP 537

CITY COUNCIL AGENDA ITEM

March 8, 2022

TOPIC: RP-2022-02 Country Oaks Re-Plat (Parcel # 0478600200)

REQUESTED BY: Laura Jones, City Planner

BACKGROUND / DESCRIPTION:

Country Oaks Re-Plat (Parcel # 0478600200). This property is located at 451 NW 4th Street. Mr. Michael Mazzurco is the property owner and Stephen McMillen, Surveyor, is the Agent.

Currently this parcel consists of one lot on 2.1 acres and the zoning is Residential Single-Family (RM-2). This plat proposes 2 lots. The north lot at 1.096 and the south lot at 0.772 acres.

Minimum lot area with city water and city sewer is 8,712 square feet.

Lot 1 is 47,741.76 SF

Lot 2 is 33,628.32 SF

Approval of this re-plat complies with the Land Development Code. The City of Williston Planning & Zoning Board reviewed and approved this replat on February 22, 2022

LEGAL REVIEW: Complete

FISCAL IMPACTS: None

RECOMMENDED ACTION: The City of Williston Planning and Zoning Board recommended approval of the Country Oaks Re-Plat.

ATTACHMENTS: Application

ACTION:

_____ **APPROVED**

_____ **DISAPPROVED**

CITY OF WILLISTON, FLORIDA

SUBDIVISION PRELIMINARY (PLAT) PLANS SUBMISSION CHECKLIST

(Applies to Non-Minor Subdivisions)

Transmit to: Planning & Zoning Department, P.O. Box 160, WILLISTON, FL 32696

Phone: 352-528-3060 opt 3,

This Checklist is based on the relevant provisions of Chapter 56-16 – Submission of Preliminary Plat - of the WILLISTON, FL Code of Ordinances. The Code is available online at www.municode.com.

General Requirements

☐ Contact the Zoning Director, who will in coordination with Levy County E 911 office to get an **approved** subdivision name.

☐ Schedule a pre-application conference with this Department as early as possible in the project development process.

☐ No subdivision application shall be scheduled for processing until this Department determines the application package is complete, including all fees paid.

☐ **Since the application package completeness determination must occur PRIOR the agenda deadline date, do not wait until the deadline to submit the application package.** Application are reviewed by internal departments as well as by the department. The Zoning department will create a staff report which is provided to the reviewing Board with the agenda.

☐ Resubmissions must also comply with the agenda deadline date.

☐ All subdivision submissions must comply with the relevant requirements of Section 56-16– Preliminary Plans.

☐ Be advised that no site clearing activity, other than the minimum necessary for surveying purposes, may be initiated until the construction plans are approved AND a tree removal permit has been issued.

☐ All plats, plans & specifications must be signed & sealed by a Florida registered surveyor, landscape architect or engineer, as appropriate for the document.

☐ Preliminary plans are reviewed by the Planning and Zoning Commission and the City Council.

☐ Phasing must be arranged so that each phase can stand alone and function adequately with regard to required improvements, infrastructure and facilities. Submit 12 copies of the preliminary plans at the appropriate scale on 24" by 36" sheets **PLUS 12** copies of the plans reduced to 11" by 17", PLUS and electronic PDF format of the drawings.

☐ **Submissions may require prove of title insurance.**

RECEIVED
10/21/21

SUBDIVISION PRELIMINARY PLANS SUBMISSION CHECKLIST

 Preliminary Plat – 1-15 Lots \$ 250 Application Fee -Plus \$12 Per lot or parcel
 Preliminary Plat – 16 lots and up \$500 Application Fee -Plus \$12 Per lot or parcel

Rec'd Requirement

- Legal description of the subject site – could be on the boundary survey
- Complete name and mailing address of the property owner, developer and engineer
- Tract boundaries with dimensions
- North arrow, date of preparation and other pertinent legend information
- A location map at no greater than 1000 scale
- Zoning of the site AND adjacent parcels on all sides
- Plat book and page of the site
- Typical lot size by phase, if necessary
- A copy of the draft HOA deeds, restrictions and covenants
- Streets and easements of adjacent land
- Topography map in NGVD contours at 1-foot intervals
- Site conditions including, but not limited to, existing watercourses, drainage ditches, bodies of water, wetland, 100-year flood elevations, and surrounding physical features
- Existing property lines, buildings, transmission lines, water and/or sewer lines, bridges, culverts, city limits and utility easements on the subject site AND the adjacent parcels
- Levy County E-911 approved street names**, street types, pavement widths and right-of way dimensions and typical cross section diagrams
- Identification of the storm water disposal method and connection to the city potable water, wastewater and reuse systems
- Proposed off-site roadway and other public improvements in the area
- Phasing the subdivision, if any – lots must be numbered consecutively for the whole project
- Dedications of sites and roadways to the public
- Identify/map the on-site soils
- A summary list of the total acres, lots, minimum lot area and lineal feet of streets
- An environmental assessment pursuant to the provisions of Chapter 114 of this Code
- A preliminary concurrency review document
- Adequately address zoning, buffering, environmentally sensitive area, upland habitat, floodplains, well field, aquifer protection, historic/archeological and traffic
- A CD in PDF format which includes ALL the application package text and graphics**

CERTIFICATION

I, the undersigned, do hereby certify that I have read this Checklist and understand the requirements described therein. **I further understand that only application packages that have been determined complete by the Department prior to the agenda deadline will be scheduled for processing.**



Owner or Authorized Applicant Signature Date 10-26-21

APPLICATION FOR SUBDIVISION PRELIMINARY PLANS

(Applies **only** to division of land into 6 or more parcels)

(Please type or write very clearly)

County **911** Approved Subdivision Name: Country Oaks

Parcel Number 04786-002-00

Legal Description See attached

General Location and/or Street Address: 451 NW 4th St Williston, FL 32696

Project Area: 1.867 AC # of Units: 2 Lots Density: _____ Zoning: R-1

Typical Lot Size: 1.096 & 0.772 AC # of Phases: 1

Lots & Acres by Phase: 2 Lots 1.096 & 0.772

Acres of Recreation Area: _____ # Acres of Wetlands: _____

Acres of Roads & R/W: _____ Public or Private Streets: _____

Has this site been subject to any other development permit action in the last two years?

No _____ If Yes, provide the type of action and date of final action below.

Attach a copy of the Property Owner's Authorization form.

Applicant Name: _____

Email _____

Applicant Address: _____

Applicant Phone #: _____ Cell Phone _____

Fax # and/or E-mail: _____

Owner Name: Michael Mazzusco

Email michael@armstronghomes.net

Owner Address: 1341 SE 43rd Rd, Ocala, FL 34480

Owner Phone #: 352-427-2478 Fax # and/or E-mail: _____

Person to be contacted regarding questions about this application (e.g. engineer, architect,

attorney, etc.):

Contact Name: Steve McMiller, McMiller Surveying Inc

Email Steve@mcmsurveying.com

Contact Address: 444 NW Main St Williston, FL 32696

Phone #: 352-880

Fax #: _____

E-mail: _____

528-6277

CERTIFICATION

I, the undersigned, do hereby certify that I have read the application and the relevant guidance material and understand the requirements described therein and that I will fully comply with all City, State and Federal regulations applicable to this project. I understand that the application fee is non-refundable. I further understand that I am responsible to reimburse the City for the actual advertising costs **AND** the actual consultants' review fees, if any. Said fees shall be paid within 30 days of receipt of the City's invoice **OR** further processing of the application will cease until the invoice is paid in full.

Applications need to be submitted by the 1st of the month to be considered at the next Planning & Zoning Commission meeting. Any and all supporting documents that need to be reviewed by the Commission need to be submitted by the 15th of the same month to be included in the packet for review.

I understand that only application packages that are determined complete by the Department will be scheduled for review.


Applicant Signature

10-26-21

Date

OWNER'S APPLICATION AUTHORIZATION

(Required if the property owner of record is not the applicant)

STATE OF FLORIDA COUNTY OF LEVY

Before me, the undersigned authority, personally appeared _____ who being by me first duly sworn on oath, deposes and says:

1. That he/she is the property owner of the subject parcel(s) in this application.
2. That he/she desires to apply for a Subdivision Preliminary Plans on land generally located at (insert legal description)

3. That he/she has appointed _____ to act as agent in his/her behalf to accomplish the above.

Owner's Signature

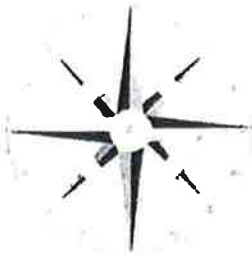
This is to certify that on _____, 20____ before me, an officer duly authorized to take acknowledgments in the State and County aforesaid, personally appeared _____ he/she is personally known to me or has produced _____ as identification and Did (Did Not) Take an Oath.

SEAL

Signature of Acknowledger

Acknowledger Name

Serial Number My Commission Expires



McMillen Surveying, Inc.

444 Northwest Main Street
Williston, Florida, 32696
Office: 352 528-6277

October 26, 2021

State of Florida
County of Levy


I, Michael Mazzurco, hereby give Stephen M. McMillen, P.S.M., President of McMillen Surveying, Inc, the authority to act as my Authorized Agent to facilitate the **Platting Process** upon "Country Oaks" on the following parcel lying in Section 31, Township 12 South, Range 19 East, Levy County, Florida:

Parcel ID# 04786-002-00, Williston.


Michael Mazzurco

Date: 10/27/2021

Notary Public, State of Florida
At Large


My Commission Expires: _____





Summary

Parcel ID 0478600200
 Location Address 451 NW 4 ST
 WILLISTON 32696-
 Neighborhood 05.00 (5)
 Legal Description* 31-12-19 0002.10 ACRES TRACT IN E1/2 OF SW1/4 & NW1/4 OF SW1/4 OR BOOK 1614 PAGE 673 LESS COTTAGE COVE SUBDIVISION
 *The legal description shown here may be condensed, a full legal description should be obtained from a recorded deed for legal purposes.
 Property Use Code VACANT (0000)
 Subdivision N/A
 Sec/Twp/Rng 31-12-19
 Tax District WILLISTON (District WI)
 Millage Rate 21.8725
 Acreage 2.100
 Homestead N
 Ag Classification No

[View Map](#)

Owner

Owner Name Mazzurco Michael 100%
 Mailing Address 1341 SE 43RD RD
 OCALA, FL 34480

Valuation

	2022 Preliminary Value Summary
Building Value	\$0
Extra Features Value	\$0
Market Land Value	\$48,510
Ag Land Value	\$48,510
Just (Market) Value	\$48,510
Assessed Value	\$48,510
Exempt Value	\$0
Taxable Value	\$48,510
Cap Differential	\$0
Previous Year Value	\$48,510

Exemptions

Homestead  2nd Homestead  Widow/er  Disability  Seniors  Veterans  Other 

Land Line

Use Description	Front	Depth	Total Land Units	Unit Type	Land Value
VAC LAND	0	0	2.1	AC	\$48,510

Sales

Sale Date	Sale Price	Instrument		Qualification	Vacant/Improved	Grantor	Grantee
		Type	Book Page				
11/22/2021	\$58,000.00	WD	1614 673	Q	V	FUGATE SEAN	MAZZURCO MICHAEL
1/15/2021	\$57,000.00	WD	1568 278	Q	V	WEBB CHARLES M JR I JTF PROPERTIES LLC	FUGATE SEAN
10/1/2007	\$190,000.00	WD	1096 857	Q	V	WEBB VIVIAN	WEBB CHARLES M JR I JTF PROPERTIES LLC

Map



No data available for the following modules: Building Information, Extra Features, Building Sketch, Photos.

Levy County makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation.

User [Privacy Policy](#)
GDPR [Privacy Notice](#)

Last Data Upload: 2/2/2022, 7:23:45 PM

Designed by
 **Schneider**
GEOSPATIAL

Version 2.3.175

Prepared by and return to: *psk*

Heather Cochran
Security Title Services Inc., d/b/a Gilchrist Title Services
302 North Main Street
Trenton, FL 32693
(352) 463-6403
File No 2021-11868

Instrument # 693182
OR BK: 1614 PG: 673-2pg(s)
REC: 12/1/2021 4:53 PM
Danny J. Shipp, Levy County Clerk, Florida
Rec: \$18.50
Deed Doc: \$406.00
Deputy Clerk MBASS1

Parcel Identification No 0478600200

[Space Above This Line For Recording Data]

GENERAL WARRANTY DEED

This indenture made the 22nd day of November, 2021 between Sean Fugate, whose post office address is 1575 Southeast 2nd Court, Crystal River, FL 34429, hereinafter called the Grantor, to Michael Mazzurco, whose post office address is 1341 Southeast 43rd Road, Ocala, FL 34480, hereinafter called the Grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that said Grantor, for and in consideration of the sum of FIFTY EIGHT THOUSAND AND 00/100 (U.S.\$58,000.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, aliened, remised, released, conveyed, confirmed and sold to the said Grantee, the following described land, situate, lying and being in Levy, Florida, to-wit:

SEE ATTACHED SCHEDULE A

Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth under the laws and constitution of the State of Florida, nor is it contiguous to or a part of a homestead property.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the same in fee simple forever.

And Grantor hereby covenants with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor has good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2020.

In Witness Whereof, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Heather Cochran
WITNESS
PRINT NAME: Heather Cochran

Sean Fugate
Sean Fugate

Amber Eichberg
WITNESS
PRINT NAME: Amber Eichberg

STATE OF FLORIDA
COUNTY OF GILCHRIST

The foregoing instrument was acknowledged before me by means of (X) physical presence or () online notarization this 22 day of November, 2021, by Sean Fugate.

Heather Cochran
Signature of Notary Public
Print, Type/Stamp Name of Notary



HEATHER COCHRAN
Commission # GG 253652
Expires August 29, 2022

SCHEDULE A

PARCEL 1:

A Parcel of land in the Southwest 1/4 of Section 31, Township 12 South, Range 19 East, Levy County, Florida, being more particularly described as follows:

For a Point of Beginning, commence at the North right of way line of Jefferson Avenue as shown on the plat of C.S. Noble survey of the Town of Williston, also known as N.W. 4th Avenue, and the Westerly right of way line of the abandoned S.C.L. Railroad; thence Northwesterly along the said Westerly right of way line of abandoned railroad, 239.00 feet, more or less, to the Southeast corner of that property described in Official Records Book 486, Page 747, Public Records of Levy County, Florida; thence North 88 degrees 57 minutes 19 seconds West, along the South line of said property described in Official Records Book 486, Page 747, and a projection thereof, 884.00 feet, more or less to the Easterly right of way line of N.W. 4th Street; thence South 00 degrees 49 minutes 33 seconds East, along said right of way line and old fence line, 202.00 feet, more or less, to the Southwest corner of that property described in Official Records Book 283, Page 137, Public Records of Levy County, Florida; thence South 87 degrees 34 minutes 42 seconds East, along the South line of said property described in Official Records Book 283, Page 137, 359.37 feet to the Southeast corner of the last said property and the Westerly line of that property described in Official Records Book 30, Page 158, Public Records of Levy County, Florida; thence North 08 degrees 26 minutes 16 seconds West, 131.12 feet to the Northwest corner of that property described in Official Records Book 30, Page 158; thence North 80 degrees 25 minutes 52 seconds East, 300.00 feet, to the Northeast corner of last said property; thence South 08 degrees 26 minutes 16 seconds East, 265.69 feet to the Southeast corner of last said property and the Northerly right of way line of Jefferson Avenue, (N.W. 4th Avenue); thence North 80 degrees 25 minutes 52 seconds East, 286.76 feet, to close on the Point of Beginning;

LESS AND EXCEPT any portion thereof included on the plat of Cottage Cove recorded in Plat Book 11, Page 33 of the Public Records of Levy County, Florida.

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COUNCIL AGENDA ITEM

March 8, 2022

TOPIC:

A RESOLUTION OF THE CITY OF WILLISTON, FLORIDA; APPOINTING JONATHAN LEWIS TO THE COMMUNITY REDEVELOPMENT AGENCY FOR A FOUR YEAR TERM BEGINNING MARCH 16, 2022 AND ENDING MARCH 15, 2026; AND PROVIDING AN EFFECTIVE DATE.

REQUESTED BY:

Laura Jones, City Planner

BACKGROUND / DESCRIPTION:

In 2010, the CRA was reorganized by the City Council causing the elimination of two seats. It was at this time that the new appointment schedule and seat assignments were made. This resolution would reappoint Mr. Jonathan Lewis for another four years beginning March 16, 2022 and ending March 15, 2026. Mr. Lewis currently serves as Treasurer of the Community Redevelopment Agency and has expressed a desire to continue to serve on the Board. Chapter 16 of the City's Code of Ordinances mandates the appointment of these members to the Agency Board (Sec. 18-53. - Appointment of successor commissioners. After the initial terms of appointment have expired, successor commissioners shall be appointed by the City Council and will hold office for a term of four years).

LEGAL: REVIEW: None

FISCAL IMPACTS: None

RECOMMENDED ACTION:

Adopt resolution 2022-15 authorizing reappointment of citizen Jonathan Lewis to the Community Redevelopment Agency.

ATTACHMENTS:

Resolution

COUNCIL ACTION:

_____ **APPROVED**

_____ **DISAPPROVED**

RESOLUTION NUMBER 2022-15

A RESOLUTION OF THE CITY OF WILLISTON, FLORIDA; APPOINTING JONATHAN LEWIS TO THE COMMUNITY REDEVELOPMENT AGENCY FOR A FOUR YEAR TERM BEGINNING MARCH 16, 2022 AND ENDING MARCH 15, 2026; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Williston City Council desires to continue the efforts of the Community Redevelopment Agency of the City of Williston in redeveloping Downtown Williston; and,

WHEREAS, Jonathan Lewis has served on the Agency Board prior and has expressed his desire to continue to serve; and,

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WILLISTON, FLORIDA, AS FOLLOWS:

Section 1. The foregoing "WHEREAS" clauses are hereby ratified and confirmed as being true and correct and are incorporated herein by this reference.

Section 2. The City Council hereby approves Resolution 2022-15.

Section 3. All Resolution or parts of Resolutions, in conflict with this Resolution are hereby repealed.

Section 4. This Resolution shall become effective immediately upon adoption.

PASSED AND ADOPTED at a meeting of the City Council this 8th day of March 2022.

CITY OF WILLISTON, FLORIDA

Debra Jones, President
Williston City Council

ATTEST: Latricia Wright
City Clerk