

**TOWN OF ASTATULA  
MAYOR AND COUNCIL  
SUMMARY MINUTES**



**COUNCIL WORKSHOP  
TUESDAY FEBRUARY 1, 2022  
COMMUNITY CENTER**

Having been duly advertised as required by law, Mayor Mitchell Mack called the workshop to order at 4.12pm. He led the Pledge of Allegiance.

**Members Present:**

Mitchell Mack, Mayor  
Stephen Cross, Vice-Mayor  
Gayle Sikkema

**Absent:**

Orita Issartel

**Also Present:**

Graham Wells, Town Clerk  
Wally Hoagland, Police Chief

Roll Call was performed, and it was determined that a quorum was present. The Mayor welcomed Zane Teeters who wanted to address council.

**RULES OF ORDER - REVISITED**

At the workshop on January 18, 2022, Council entertained repealing the Astatula rules of order in preference to adopting the Roberts Rules of Order. The book, Robert rules of order has over 800 pages and the simplified version has 161. It is unlikely that anyone knows what is in them or will read them to find out.

The Astatula rules, however, were written specifically for the Town and has express rules that should be followed by succeeding administrations. If the rules are repealed, and there was a major change to the Board, there would be no guidance for future Council members. The rules have already been reviewed by two council members and the attorney.

Councilwoman Sikkema, said that she had taken her notes, looked at the recommendations from Mr. Cross and the attorney, some additional items from the school boards rules of order and combined them into a document for the council's consideration. Mr. Cross wanted the opportunity to amend the day and time of the regular meetings at any time and not just in November which was proposed. Recommend wording was to add "or at such time and day that the majority of the council agrees to". He also wanted to add that the council approve the nominations made by the Mayor to appoint the Vice-Mayor and Board/Committee members.

Other changes were made to the notice periods for special council meetings and workshops, and for delivering the agenda packet to council. The ability for a council member to vote if absent from the meeting was to be removed irrespective of the reason for the absence. The remainder of the document was discussed, and The Mayor thanked Councilwoman Sikkema and Vice-Mayor Cross for the time spent on this. A clean copy of the with the changes would be brought to council for final approval. The amended document and any future amendments will be approved by resolution.

## **REQUEST FROM MR. ZANE TEETERS TO ADDRESS COUNCIL**

Although this was not an agenda item, the Mayor wanted to allow Mr. Zane Teeters to address council to request their consideration to change the land development regulations to allow him to have an accessory structure on his property larger than is currently allowed. The code restricts the total square footage of all accessory structures on the property to not exceed 80% of the square footage of the heated and cooled area of the principal residence. Mr. Teeters house is around 800 square feet and already has a detached garage.

Mr. Teeters believes that he is unfairly penalized against his neighbor who, having a bigger principal residence is entitled to have a larger accessory structure. He also believes that the lot coverage restriction would allow him to have a much bigger accessory structure, if not for the size of his home. He requested that council change the code by removing the word "TOTAL" to allow him to have the accessory structure that he is requesting.

It was explained to him that council did not have the power to arbitrarily change the code. There was a process that required changes to be heard by the planning and zoning board and an ordinance to adopt any changes to have two readings through council. The Mayor also explained that any changes made on either the percentage of the principal residence or the lot coverage may have unintended consequences for other properties and must be considered carefully. Either way, it would not be a quick process.

He added that changes were made to the LDR's in the past and the word TOTAL was added. Prior to that, he would have been able to add the structure he is requesting although the lot coverage was only 20% up until 2012. Councilwoman Sikkema suggested that we get an interpretation of the code from the attorney as to whether the word TOTAL constitutes the combined square footage of all of the accessory structures on the property. Either way, the code with the word TOTAL in it was approved under Ordinance 2017B by council on April 17, 2017 and recorded at the County. The specific issue of Mr. Teeters property was discussed extensively based on the current code but there was no short-term remedy other than the process previously described. Mr. Teeters was unhappy with the outcome of the discussion and left the meeting.

## **PROPOSED CHANGES TO THE LAND DEVELOPMENT REGULATIONS**

Due to time constraints, the amendments to Chapters VI and VII item was tabled to a future workshop on Tuesday February 8th at 4:00 pm at the Community Center.

## **DISCUSSION ON INCREASE OF ELECTRICITY FRANCHISE RATE FROM 4 TO 6 PERCENT.**

The Clerk gave an overview of the current rate that SECO are passing through to the town of 4%. The attorney had brought it up that per their contract, SECO should have notified the town when the rate was increased to 6%. They did not. The increase would be small for each homeowner but collectively the additional 2%, which represents a 50% increase in the rate would net the town an additional \$36,000 of much needed revenue. The 6% is in line with the rate of other Municipalities. It was agreed to add this to the next council agenda.

**POLICY & PROCEDURE MANUAL**

Due to time constraints, this item was tabled to a future workshop on Tuesday February 8th at 4:00 pm at the Community Center.

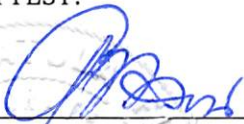
The meeting was adjourned at 6:51 pm.

Respectfully submitted,



Mitchell Mack, Mayor

ATTEST:



Graham Wells, Town Clerk

