

TOWN OF WINDERMERE

Town Council Virtual Workshop
Town Hall – Town Events

August 22, 2023

PRESENT:

Present were Mayor Jim O'Brien, Town Council Members Andy Williams, Mandy David (6:02pm), Tony Davit, Molly Rose, and Tom Stroup. Also present were Public Works Director Elliott-Moore, Mr. Brad Cornelius, Mr. John Fitzgibbon, and Town Clerk Dorothy Burkhalter. Town Manager Smith was absent.

1. THE WORKSHOP CALLED TO ORDER

Mayor O'Brien called the meeting to order at 6:01pm and stated that a quorum was present. He then led everyone in the Pledge of Allegiance.

Mayor O'Brien opened the floor for public comments first. There were no public speakers.

2. REVIEW OF PROPOSED TOWN HALL ENHANCEMENTS

a. Events

- i. Presentation
- ii. Public Comment & Questions

Mayor O'Brien turned the floor over to Public Works Director Elliott-Moore. Director Elliott-Moore commented that there had been a request to see how impacts could be minimized on the immediate neighbors surrounding Town Square Park/ events. Mayor O'Brien explained that he requested this workshop due to complaints from residents regarding noise, traffic, number of and size of events. Member David commented that Parks and Recreation hosts events to make money for their committee and projects. Mayor O'Brien explained that as the events grow larger, there needs to be a plan in place to allow for additional staff, and whatever else that may be needed to handle the larger numbers with minimal impacts. Member Stroup questioned if consideration had been given to moving the larger events to OUC Camp Down Park / "The Pines at Windermere." Ms. CT Allen stated that she had researched OUC and at this time they are not booking many outside events, and they also have very different rules and regulations surrounding their facility rentals. She then commented on her past experiences/events at Camp Down. Mr. Rick Mitchell thanked Member David for her comments regarding Parks and Recreation Committee events. He then commented on the events that the Parks and Recreation Committee hosted that lasted approximately 2-4 hours. Mrs. Mitchell commented on concerns with changing traditions. She stated that the Committee is raising funds through their events, and it needed to be left alone. Mayor O'Brien stated that the conversation is to not eliminate events, but rather to minimize the impact of the events on neighbors. Ms. Donna Steele reminded everyone of the potential use of the Windermere Recreation Center. Ms. Nora Brophy, President of the Parks and Recreation Committee, stated that parking could be better handled with more assistance from the Town. She then suggested special event parking. Member Stroup commented that these types of events didn't happen 20-25 years ago and the people who live downtown needed to be heard as well. He then stated that if events are moved to the Windermere Recreation Center, residents within the Manors needed to be notified. Mayor O'Brien stated that guidelines and principles are needed for each event. Member Williams agreed with bullet points in the summary due to the growth of the events. He then commented that noise and traffic are the most concerning elements. Mr. and Mrs. Mitchell stated that the traditional events needed to be kept. Ms. Allen stated that non-resident driven events needed to be reviewed. Member Davit commented that he likes the events. He then stated that other areas can be reviewed, parking could be tweaked, and noted his concern with a few comments impacting all. Mayor O'Brien thanked all for their comments and participation.

b. Town Hall Enhancements

- i. Presentation
- ii. Discussion

Mayor O'Brien introduced this item. He then turned the floor over to Director Elliott-Moore. Director Elliott-Moore commented on maintaining Historical Designation, the concept design, and past public input. She then thanked Mr. Brad Cornelius for all his assistance with this project. Director Elliott-Moore then turned the floor over to Mr. John Fitzgibbon. Mr. Fitzgibbon reiterated comments

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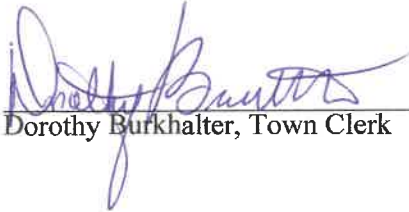
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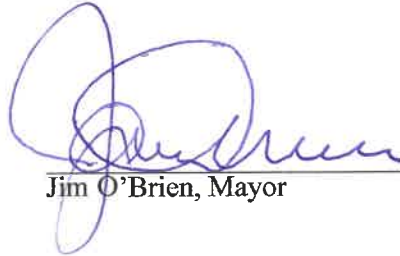
from Director Elliott-Moore. He then stated that a Certificate of Appropriateness is needed from the Historic Preservation Board. Mr. Cornelius explained that due to the Historic Preservation Board and its definition in the code, the Town is considered a Certified Local Government under the State of Florida. He then commented on the process that would need to take place by the Historic Preservation Board for the Certificate of Appropriateness to be issued as well as an appeal process. Mr. Fitzgibbon stated that the Historic Preservation Board has agreed with everything that has taken place to this point and moving forward. He then reviewed the proposed and existing site plan, elevations, roof material and pitch lines. Some discussion followed. Mayor O'Brien opened the floor to the Town Council members. Member Davit thanked all for their work on this project. He then clarified with Mr. Cornelius that approval was not needed from SHPO. Mr. Cornelius stated that approval is not needed. Member Rose commented on the good presentation and work on this project. She then questioned if the porch would wrap around to the north side as well. Director Elliott-Moore stated "yes." Member David agreed with the proposed plan. Mayor O'Brien opened the floor to the public. Ms. Donna Steele commented on having public meetings in-person. She commented on the need of sharing the Town's history with the public. Discussion followed. Next to speak was Mrs. Brandi Haines. She stated she is aware of a local agency's right for changes, but she questioned losing the National Historic Registry designation. Mrs. Haines questioned if the State had reviewed the proposed and replied with written approval. Mrs. Allen stated that a chef needed to be included for kitchen and catering concerns. She then commented on the need for the ramp repair now. Discussion followed. Mr. Rick Mitchell stated he supports the proposed project. Mrs. Mitchell commented on negatively changing the history of the Town. Comments followed regarding protecting the integrity and character of the Town Hall. Member Stroup questioned if a member from the Historic Preservation Board needed to work with a liaison from the State and the National Registry so that the designation is not compromised. Mr. Cornelius stated "no." Some discussion ensued. Mayor O'Brien thanked all for their work and input. He then stated that a public, in-person meeting would be scheduled in the future.

3. ADJOURN:

The Public session adjourned at 7:40pm.



Dorothy Burkhalter, Town Clerk



Jim O'Brien, Mayor

00:48:06 StephenWithers: Who runs the Beer Fest?
00:48:36 Dorothy Burkhalter: WPD FOUNDATION
00:49:07 Brandi: Stephen, I think it used to be Chris Sapp and his wife and I am not sure who else.
00:49:29 Brandi: Oh, maybe I am thinking of something by another name
00:52:08 Robert Smith: It was Windermere Police Foundation.
01:02:30 Rick Mitchell: Amen
01:04:51 StephenWithers: Each event needs to provide an economic proposal and accounting that benefits the Town Citizens. So we know which events are "fun" events and which are "fund raisers" ie Fine Art Affair??? Love it but...
01:23:55 Lavina: Is there nothing going to be done with stove griddle and refrigerators
01:25:13 CT Allen: make it a true catering kitchen...you should get a chef involved
01:25:28 Lavina: Thank you
01:25:32 Robert Smith: yes we will involve experts
01:27:45 Nora: Love the exterior restroom access.
01:28:39 StephenWithers: The drawings look like the building is on piers. The space between the piers need to have a critters exclusion system between the piers.
01:39:43 Brandi: From National Park Services website (source: <https://www.nps.gov/subjects/nationalhistoriclandmarks/withdrawn.htm>) - There are four criteria which justify the withdrawal of a National Historic Landmark designation:

The property has ceased to meet criteria for designation; the qualities for which it was originally designated have been lost or destroyed.

Additional information forthcoming after the designation demonstrates that the property does not possess sufficient significance to be a National Historic Landmark.

A professional error was made in the designation of the property.

There was prejudicial procedural error in the designation process.

01:51:38 Brandi: Link to our original application for listing on the National Historic Preservation Board - <https://npgallery.nps.gov/NRHP/GetAsset/9407d29d-b5e5-42fd-82b5-7f76c88a6176/>