**MINUTES OF CITY COMMISSION MEETING**

**MADISON, FLORIDA**

**MAY 13, 2025**

The City Commission met in a regular meeting at 5:30 p.m. in City Hall. Commissioner Voncyle Wilson (District 1), Commissioner Ina Thompson (District 2), Commissioner Priscilla Akins (District 3), Mayor/Commissioner Byron Poore (District 4), and Commissioner Judy Townsend (District 5) were present.

City staff present were: Doug Brown-Interim City Manager, Lee Anne Hall-City Clerk, Clay Schnitker-City Attorney, Chris Cooks-Police Captain, Bruce Jordan-Fire Chief, and Mary Graham-Director of Community Development.

The Mayor called the meeting to order.

During Citizen’s Participation:

* Jennifer Poore, Madison County Chamber of Commerce Executive Director, thanked city staff for their support during Down Home Days.
* Delores Jones thanked the City for its code enforcement efforts in her neighborhood.
* Vera Hill spoke about the last City Commission meeting.

Commissioner Akins moved to adopt the agenda, seconded by Commissioner Wilson. Motion passed 5-0.

Commissioner Thompson moved to adopt the consent agenda: (a) Minutes of April 8, 2025 Regular City Commission Meeting, (b) Department Head Reports, (c) Finance Report, (d) MCDC Report, (e) Re-appoint Carlton Burnette as a Member of the Planning & Zoning Board and Re-appoint Jamie Davis as a Member of the Code Enforcement Board for Terms Ending May, 2029, and (f) Appoint Jesse Solomon and Greg Vickers as Members of the Pension Board for a Term Ending January, 2028. The motion was seconded by Commissioner Akins and passed 5-0.

FCCMA/ICMA Senior Advisor, Mark Ryan discussed the services provided, at no cost, by Senior Advisors. He presented four options on how he could assist with the recruitment of a new City Manager. Commissioner Townsend moved to approve Option #3 and utilize the services of Mr. Mark Ryan for the City Manager recruitment process. The motion was seconded by Commissioner Wilson and passed 5-0.

The meeting was opened for the Second Public Hearing for Fiscal Year 2023-24 Community Development Block Grant Application. Scott Koons, North Central Florida Regional Planning Council’s Regional Director, described the proposed Fiscal Year 2023-24 application as a housing rehabilitation project with requested funding of $950,000.00 for housing improvements including housing rehabilitation/demolition and replacement with 100% of the project cost benefiting low- and moderate-income persons.

The public hearing closed. Commissioner Townsend moved to adopt proposed Resolution No. 2025-01 – A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF MADISON, FLORIDA, AUTHORIZING THE FILING OF A FISCAL YEAR 2023/2024 FLORIDA SMALL CITIES COMMUNITY DEVELOPMENT BLOCK GRANT HOUSING REHABILITATION APPLICATION WITH THE FLORIDA DEPARTMENT OF COMMERCE. The motion was seconded by Commissioner Wilson and passed 5-0.

Commissioner Akins moved to adopt proposed Resolution No. 2025-02 – A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF MADISON, FLORIDA, ADOPTING FISCAL YEAR 2023/2024 COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM HOUSING ASSISTANCE PLAN. The motion was seconded by Commissioner Wilson and passed 5-0.

Commissioner Townsend moved to adopt, on first reading, proposed Ordinance No. 2025-06 – AN ORDINANCE OF THE CITY OF MADISON, FLORIDA, AMENDING THE FUTURE LAND USE PLAN MAP OF THE CITY OF MADISON COMPREHENSIVE PLAN, AS AMENDED,; RELATING TO AN AMENDMENT OF 50 OR LESS ACRES OF LAND, PURSUANT TO AN APPLICATION, CPA 25-01, BY THE PROPERTY OWNERS OF SAID ACREAGE, UNDER THE AMENDMENT PROCEDURES ESTABLISHED IN SECTIONS 163.3161 THROUGH 163.3248, FLORIDA STATUTES, AS AMENDED; PROVIDING FOR AMENDING THE FUTURE LAND USE PLAN MAP BY CHANGING THE FUTURE LAND USE CLASSIFICATION FROM COUNTY – RESIDENTIAL (LESS THAN OR EQUAL TO 2 DWELLING UNITS PER ACRE) TO CITY – RESIDENTIAL MEDIUM DENSITY (LESS THAN OR EQUAL TO 8 DWELLING UNITS PER ACRE) ON CERTAIN LANDS WITHIN THE CORPORATE LIMITS OF THE CITY OF MADISON, FLORIDA; PROVIDING SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT; PROVIDING AN EFFECTIVE DATE. The motion was seconded by Commissioner Akins and passed 5-0.

Commissioner Akins moved to adopt, on first reading, proposed Ordinance No. 2025-08 – AN ORDINANCE OF THE CITY OF MADISON, FLORIDA, RELATING TO THE REZONING OF LESS THAN TEN CONTIGUOUS ACRES OF LAND, PURSUANT TO AN APPLICATION, Z-01, BY THE PROPERTY OWNERS OF SAID ACREAGE, AMENDING THE OFFICIAL ZONING ATLAS OF THE CITY OF MADISON LAND DEVELOPMENT REGULATIONS, AS AMENDED; PROVIDING FOR CHANGING THE ZONING DISTRICT FROM COUNTY – RESIDENTIAL/LOW DENSITY (R1) TO CITY – RESIDENTIAL, MULTIPLE FAMILY (R-2) ON CERTAIN LANDS WITHIN THE CORPORATE LIMITS OF THE CITY OF MADISON, FLORIDA; PROVIDING SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT; PROVIDING AN EFFECTIVE DATE. The motion was seconded by Commissioner Wilson and passed 5-0.

Commissioner Townsend moved to adopt, on first reading, proposed Ordinance No. 2025-07 – AN ORDINANCE OF THE CITY OF MADISON, FLORIDA, RELATING TO THE TEXT OF THE CITY OF MADISON LAND DEVELOPMENT REGULATIONS, PURSUANT TO AN APPLICATION, LDR 25-02, BY THE CITY COMMISSION; PROVIDING FOR AMENDING SECTION 2.1 ENTITLED DEFINITIONS, GENERAL BY ADDING A DEFINITION FOR CONDITIONAL USE; PROVIDING FOR ADDING SECTION 4.12.12 ENTITLED CONDITIONAL USES TO ADD MULTIPLE FAMILY DWELLINGS AS A CONDITIONAL USE WITHIN THE “CI” COMMERCIAL, INTENSIVE ZONING DISTRICT; PROVIDING FOR ADDING SECTION 12.4 ENTITLED CONDITIONAL USE TO ESTABLISH A CONDITIONAL USE PROCESS; PROVIDING FOR AMENDING SECTION 13.4.1 ENTITLED NOTICE OF HEARING BY SPECIFYING PUBLIC NOTICE REQUIREMENTS FOR CONDITIONAL USES; PROVIDING SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT; PROVIDING AN EFFECTIVE DATE. Commissioner Wilson seconded the motion. The meeting was opened for public comments. Mr. Orlando Garcia spoke in favor of the proposed ordinance. Motion passed 5-0.

Commissioner Akins moved to adopt, on first reading, proposed Ordinance No. 2025-09 – AN ORDINANCE ESTABLISHING A SCHEDULE OF FEES AND CHARGES FOR MATTERS PERTAINING TO THE CITY’S COMPREHENSIVE PLAN, LAND DEVELOPMENT REGULATIONS, ZONING ORDINANCES AND SUBDIVISION REGULATIONS, PROVIDING FOR CONFLICT; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE. The motion was seconded by Commissioner Wilson and passed 5-0.

Commissioner Townsend moved to approve the Private Providers Requirements. The motion was seconded by Commissioner Akins and passed 5-0.

Commissioner Townsend moved to approve providing a match of up to $115,000.00 for the RIVER Grant to improve water and sewer infrastructure on Bunker Street from Horry Avenue to Orange Avenue. The motion was seconded by Commissioner Thompson and passed 5-0.

Commissioner Wilson moved to approve the Request for Proposals for Professional Engineering Services. The motion was seconded by Commissioner Townsend and passed 5-0.

Commissioner Townsend moved to approve the Request for Proposals for Grant Writing and Grant Management Services. The motion was seconded by Commissioner Akins and passed 5-0.

The City Manager’s Report was accepted.

There being no further business, the meeting adjourned at 7:10 p.m.

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ATTEST: J. Byron Poore, II Mayor/Commissioner

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Lee Anne Hall, City Clerk