



CITY COMMISSION WORKSHOP HAINES CITY, FLORIDA

MINUTES

November 21, 2024, 6:00 p.m.

City Hall Commission Chambers

620 E. Main Street, Haines City, FL 33844

Phone: 863-421-9921 Web: hainescity.com

Commissioners in Attendance: Commissioner, Anne Huffman
Commissioner Morris West
Vice-Mayor, Omar Arroyo
Commissioner, Kim Downing

Commissioners Absent: Commissioner, Vernel Smith

Staff in Attendance: City Manager, James Elensky
City Attorney, Fred Reilly
Erica Sanchez

1. CALL TO ORDER

The mayor called the City Commission Meeting to order at 6:02 on November 21, 2024, in the City Commission Chambers, located at 620 E Main Street, Haines City, FL.

2. PRESENTATIONS AND DISCUSSIONS

2.a Discussion Regarding Mobile Food Dispensing Vehicles Ordinance

City Attorney presented this item. he presented a draft ordinance to the commission. he went over different items of concern in regard to the food trucks in the city. some of the items are but not limited to parking on someone else's property, the unauthorized use of neighboring property, no mobile food truck can remain for more than 3 days. he asked if they want to include a fort pierce standard or if they want to include a no parking statute.

Mayor Arroyo said that a mobile food truck is something that is not permanent and there shouldn't be more than one food truck at a time unless it is in an industrial area designated for food trucks. He said he is ok with the attorney's setbacks and doesn't believe that the commission should leave anything open to interpretation.

Vice-Mayor West said that he can go back to 2019 when the city relied on food trucks. he can understand that we need regulations, but we should punish the ones who have followed the guidelines. he cited statue 501.62 that says they only. the ones that are here should be grandfathered in.

City Attorney stated you can always do this in phases.

Commissioner Huffman said that the last time they did this they provided options. Commissioner Huffman stated that some of the food trucks are taking away business from the brick-and-mortar businesses and asked who is going to enforce these regulations. Commissioner Huffman also stated that we need to look at who we are considering grandfathering in. Some of these food truck owners do not live in Haines City. Unless there is a code enforcement officer designated only to food trucks the city will not be able to enforce. Commissioner Huffman is in favor to have a special zoning for the food trucks but not in favor of people who do not live in Haines City operating a food truck in the city.

City Attorney that the state agency should be enforcing the law and not the city. Unfortunately, the State agency doesn't live in the area to be able to know what's going on.

Commissioner Huffman mentioned that there is a state inspector that lives in Haines City.

Mayor Arroyo said that they are not trying to regulate the food truck because that's up to the state, but we are only here to regulate where they can park. He doesn't believe that the city should have more the 3 food trucks.

Commissioner Downing said she is in agreement with regulations but not in agreement with phasing them out. Some of the food truck owners do pay lot fees. Commissioner Downing does not agree with three days; that it is difficult make them pay the fees and then make them leave.

Commissioner Smith recused himself from participating in the discussion.

City Manager Elensky stated that there was a staff member who witnessed food truck operator dumping their oil in a ditch.

Steve Shifley, Code Enforcement Supervisor stated that enforcement would be a nightmare.

Commissioner Huffman said that her responsibility is to the residents.

Vice-Mayor West said that he visited a food truck that has a stand along building that has been beneficial to the city. He said that we shouldn't force them out; It is not fair to try and force them out especially if they are following the rules.

Mayor Arroyo said yes, we should look out for the ones that have been there, but we have to have rules in place

Commissioner Downing clarified that she was speaking about the food truck that belong to the food truck village. This is a prime example of the food truck operator who follow the rules.

Commissioner Huffman said to the food truck operators are going to have to be 10 feet apart.

Jonathan Rodrigues introduced the food truck idea back in 2019 and he did all the paperwork to open. Mr. Rodrigues stated that the zoning is allowed with street parking where he is located and the fire marshal inspected his food trucks, and it passed.

Huffman said that she is in favor of Option C that has special zoning defined.

Mayor said he is favor to one truck per business

Attorney Reilly went over the ordinances that he prepared, and the different standards as dictated by Florida Statute as well as the insight provided to him by the Institute of Justice.

Staff recommends the City Commission discuss both options and provide staff with direction.

3. AGENDA REVIEW

4. ADJOURNMENT

Without any further business the meeting was adjourned at 7:01.

Omar Arroyo, Mayor

Sharon Lauther, MMC, City Clerk

Fred Reilly, City Attorney