

**MINUTES
CITY OF LAKE ALFRED
CITY COMMISSION MEETING
MONDAY June 4, 2018
CITY HALL**

Call to Order: Mayor Charles Lake

Invocation and Pledge of Allegiance: Rev. Dennis Kirkland

Mayor Lake stated that **Commissioner Duncan** had notified him of his absence for the June 4th meeting. Mayor Lake asked for a motion to excuse his absence.

Vice Mayor Dearmin made a motion to excuse **Commissioner Duncan** from the meeting, seconded by **Commissioner Maultsby**, the motion was approved by unanimous voice call vote.

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| Mayor Lake | AYE |
| Vice Mayor Dearmin | AYE |
| Commissioner Daley | AYE |
| Commissioner Maultsby | AYE |

Those in attendance were Mayor Charles Lake, Vice Mayor Jack Dearmin, Commissioner Nancy Daley, and Commissioner Albertus Maultsby.

Staff attendance: City Manager Ryan Leavengood, Assistant City Attorney Seth Claytor, Deputy City Clerk Mamie Drane, Community Development Director, Ameen Bailey, Police Chief Art Bodenheimer, Fire Chief Chris Costine, Public Works Director John Deaton, and other staff.

CITY MANAGER ANNOUNCEMENTS

City Manager Leavengood stated the Lake Alfred Summer Recreation program starts on June 11th at Lake Alfred Elementary. The Library will be providing special events open to everyone Contact the Parks and Recreation Department for dates and times.

Donuts with DAD will be on Saturday, June 16th starting at 10 am in the Library Conference room. RSVP by Thursday June 14th by calling the Library.

Friday, June 22nd from 10:00 – 11:00 am The City of Lake Alfred, The Lake Alfred Historical Society, The Polk County Board of County Commissioners, and The Polk County Historical Commission will host a dedication ceremony and unveiling of the Fruitland's Institute Historical Marker on the former site of this Rosenwald School. For more information, call 863-224-2792.

City Manager Leavengood provided an update on the Police Department remodel, dock replacement at Lake Haines, and the Hurricane Expo. He stated that Community Development was in the process of applying for application into the FEMA Community Rating System.

Community Development Director Amee Bailey stated the Hurricane Expo was busy with over 80 people requesting their flood determination. There are 29 structures that have been identified in the flood plain area in Lake Alfred. Participation in the program will allow property owners with flood insurance policies to receive a discount. Those citizens will receive a discount as will other residents throughout the City paying a higher premium due to their location.

CITY ATTORNEY ANNOUNCEMENTS

Assistant City Attorney Seth Claytor stated financial disclosure packets are due by the end of the month; please drop them off at the City Clerk's office.

He was asked to research term limits for the commissioners at the last commission meeting. He stated that setting term limits for the Commissioners could be addressed at charter review, by ordinance or citizen petition. If the issue was enacted during the next election it would not impact that election.

Also he is furthering his research with the waterways questions, and what recourse there is for the City as far as a management solution. When he has completed his research he will present the information to the commission.

City Manager Leavengood stated he believes most problems can be resolved utilizing the City's regulations that are in place at this time. The Police are also working on this issue with residents of Water Ridge to address the trespassing at the shore line.

In an update on the Duke Energy transmission lines, staff has prepared a letter to Duke Energy reiterating the City's position regarding the Power lines. The proposed route could impact all residents He asked all residents to contact Duke Energy to voice their concerns

RECOGNITION OF CITIZENS:

There were no comments.

EMPLOYEE RECOGNITION: KENDON DANIELS – 5 YEARS

Public Works Director Deaton presented Kendon Daniels with his five year recognition. He recapped Kendons progress from the mowing crew to Lead Wastewater Operator. He stated that not many people take advantage of the promotion opportunities provided to service workers and that he was proud of Kendon.

City Manager Leavengood stated that the City encourages all employees to further their education with additional classes or training. Employees can be promoted within the city by taking advantage of the many opportunities provided.

TRANSIT SERVICE DISCUSSION

After congratulating Kendon, and commending him on bringing his sons to the meeting. **Tom Phillips** Executive Director at Citrus Connection stated this summer is the summer of safety. In a joint effort to keep children safe Citrus Connection is offering free rides for students. The program is sponsored by New Beginnings High School. He spoke briefly about the private

partnership Citrus Connection has with New Beginnings, Polk State College and Legoland allowing students, employees and citizens to ride free this summer. The Citrus Connection route 15 services Lake Alfred and by using the technology offered by the smart cards, they are able to track Lake Alfred's ridership. Route 15 has an average of 250 riders per month and operates 12 hours a day 6 days a week with limited Sunday Service.

Brenda Arnold 435 W Pierce St. stated she worked at Polk State College and asked for more information about the ride free program from Citrus Connection so she could pass the information along to the students.

CONSENT AGENDA

Vice Mayor Dearmin moved to approve the Consent Agenda; seconded by **Commissioner Maultsby**. The motion was approved by unanimous voice call vote.

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| Mayor Lake | AYE |
| Vice Mayor Dearmin | AYE |
| Commissioner Daley | AYE |
| Commissioner Maultsby | AYE |

AGENDA

1.) RAFTELIS: TASK ORDER #2: IMPACT FEE STUDY

City Manager Leavengood stated the City collects various one-time fees from new construction to offset the 'impact' new development will have on the existing City services and infrastructure. The City of Lake Alfred currently collects impact fees for water, wastewater, general government, public safety, and parks and recreation.

Impact fees serve an important role in easing the impact of additional capital investment required by growth to existing residents and customers. With the growth we are currently experiencing in the City and the growth that is anticipated, it is important that our impact fees represent the cost that is required to make these additional capital improvements. This is important not only to provide services for future growth but also to maintain levels of service for existing residents.

With traditional water supplies nearly maxed out (e.g. 6% remaining in Upper Floridian), impact fees will need to reflect the increased capital costs associated with alternate water supply projects needed to accommodate new development. New growth will also need to pay for its fair share of the increased levels of service and projects identified in the Parks and Recreation Master Plan.

The City approved a continuing service agreement with Raftelis Financial Consultants in 2016 when they performed a utility rate study for the City. The proposed task order with Raftelis Financial Consultants is for \$47,020 to perform an impact fee study that will analyze all of the City's impact fee categories and levels of service. Funding is available in engineering line items

and fund balance to perform the study. Based on the current allocation of impact fees, staff is proposing for the enterprise fund to incur seventy-five percent (75%) of the cost of the study.

Raftelis will present the results to the City Commission and generate a report that will serve as the basis for the adoption of changes to the impact fee rates and structure. The tentative timeline for the process is to have the study completed in the next 3 months. The report would be presented to the City Commission in October and ordinance language would be presented for adoption by the end of the year.

Staff recommended approval of Task Order #2 with Raftelis Financial Consultants in the amount of \$47,020.

Mayor Lake opened the public hearing.

Mike Sommerfield 725 W Pierce St. voiced concern over the use of alternative water sources and prices. He stated the City should just be concerned with existing residents and not raising their utility cost rather than expansion.

City Manager Leavengood replied the point of the proposed study is to have the fees, on new construction, pay for the impact it creates on the system. Existing residents will not have to pay for the new construction coming into the City.

Vice Mayor Dearmin thanked the City Manager for his forward thinking.

Mayor Lake closed the public hearing.

Commissioner Maultsby moved to approve the Raftelis: Task Order #2: Impact Fee Study in the amount of \$47,020; seconded by **Vice Mayor Dearmin**. The motion was approved by unanimous voice call vote.

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| Mayor Lake | AYE |
| Vice Mayor Dearmin | AYE |
| Commissioner Daley | AYE |
| Commissioner Maultsby | AYE |

RECOGNITION OF CITIZENS:

Brenda Arnold asked about Duke Energy as she missed the last meeting and if the citizens could still comment. She asked Director Deaton to relay congratulations to Kendon and addressing Chief Bodenheim she thanked him for the police presence at the schools for the end of the year. She also asked about a resource officer to aid the safety guards when school starts again in August to help with speeders.

City Manager Leavengood reviewed the Duke Energy project and explained how one of the proposed transmission corridors could impact specifically the communities of Fruitland and Pierce Street. The letter, drafted by staff and signed by the Commissioners, expressed the concerns of the Commissioners and residents regarding the proposed route through the City. He also stated that residents can provide public comment until June 15th on the Duke Energy

web site and the letter that was sent from the City will be in the next utility bill that will be sent out next week.

Mike Sommerfield 725 W. Pierce Street expressed concerned about the cost of the alternative water source and that by joining a cooperative other cities may be able to take water from the City. He wants the city to do everything possible, including going to court, to keep Duke Energy from running transmission lines through Lake Alfred.

Assistant City Attorney Seth Claytor informed Mr. Sommerfield his allotted 5 minutes were up and thanked him for his comments.

City Manager Leavengood stated that Duke Energy follows federal regulations and having eminent domain they are able to place transmission lines at their discretion. Duke Energy has not made a decision on where the lines will go. Until they do decide residents should offer feedback and voice their opinion and consternation to Duke Energy. The Osprey power plant was purchased with the approval of the Public Service Commission from the state of Florida, the State will not deny Duke Energy the transmission lines that State and Federal laws require them to install. At the end of the day, Duke Energy may not come through Lake Alfred.

Mayor Lake stated that the City will not sue Duke Energy that was not an option. The City is informing Duke Energy that the citizens of Lake Alfred do not want the transmission lines running through the City and if there is no other choice we want to be able to tell them where to run the lines.

COMMISSIONER QUESTIONS AND COMMENTS:

Mayor Lake stated he attended the hurricane expo in Auburndale over the weekend and saw many Lake Alfred residents there. He also asked the Chanel 13 and 9 Weathermen why they never mention Lake Alfred in their weather forecast.

Vice Mayor Dearmin said he also attended the hurricane expo and thanked Community Development Director Ameé Bailey for her work at the expo. He also stated that the historical marker going in at Fruitland is a special presentation on June 22nd and he hopes they have a good turnout. He thanked Parks and Recreation Director Richard Weed for the outstanding job his department does on the parks throughout the City.

Commissioner Daley had no comments.

Commissioner Maultsby commented that since 2004 the City has lost many trees due to storms he asked if it would it be possible to replace a portion of them especially along the trail to offer shade to the people that use them.

With there being no further business to discuss, Mayor Lake adjourned the meeting at 8:33 pm.

Respectfully submitted,



Mamie Drane
Deputy City Clerk

Reviewed by.



Ameé Bailey
Community Development Director