

**MINUTES
CITY OF LAKE ALFRED
CITY COMMISSION MEETING
MONDAY JUNE 18, 2018
CITY HALL**

Call to Order: Mayor Charles Lake

Invocation and Pledge of Allegiance: Joyce Schmidt

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

Staff attendance: City Manager Ryan Leavengood, Assistant City Attorney Seth Claytor, Deputy City Clerk Mamie Drane, Police Chief Art Bodenheimer, Fire Chief Chris Costine, Public Works Director John Deaton, Financial Director Amber Deaton, Parks and Recreation Director Richard Weed (late), and other staff.

CITY MANAGER ANNOUNCEMENTS

City Manager Leavengood stated that City Offices and the Lake Alfred Public Library will be closed July 4th, in observance of Independence Day.

On Friday, June 22nd at 10:00 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.

He went on to explain that Julius Rosenwald partnered with Booker T Washington in the early 1900 to build schools throughout the south east including the one here in Lake Alfred, attended by Commissioner Maultsby. Thanks to the Historical Society for bringing the City this unique opportunity.

Mayor Lake added that on the 23rd of June there will be a presentation at the City Library about the history of the Lake Alfred.

City Manager Leavengood provided an update stating that the City is in the process of replacing docks throughout the City, and in partnership with the Canal Commission, some of the boat ramps are also being refurbished. The docks will be made from aluminum and recycled plastics and should last for about twenty years.

Commissioner Duncan asked about the maintenance on the docks.

City Manager Leavengood stated the dock will be very low maintenance, a once-a-year pressure wash should be all that's required.

CITY ATTORNEY ANNOUNCEMENTS

No comment.

City Manager Leavengood offered a brief synopsis of the Duke Energy transmission line proposal to date. He stated that Duke Energy had purchased the Osprey Power Plant in Auburndale and now they were faced with getting the power from the plant to a substation when the area is serviced by another provider. There are substations in surrounding Cities but transmission lines must be run to have access to those substations. One of the routes proposed would be through Lake Alfred. The City Commission has drafted a letter and a notice has gone out in the utility invoices urging residents to voice their opinion during the public comment phase of the project. He thanked Mr. Miller for coming out tonight to answer questions.

Jerry Miller of Duke Energy stated there were three open houses for this project to connect with residence's regarding the purchase of the Osprey Energy Center. Mr. Miller proceeded to detail the different locations of Duke Energy's other Energy Centers and stated that the plant in Auburndale adds to the fleet. The presentation held at the Administration Building will be to explain and listen to concerns of the citizens in Lake Alfred. Officially the public comments were all due by June 18th but they will be taking feedback tonight and the deadline will be waived. Mr. Miller explained that ten thousand letters were mailed out regarding the project. The letters were sent to anyone with property within five hundred feet of the purposed routes. Duke Energy received about one hundred and thirty responses. The open houses were attendance by approximately one hundred and thirty people. He stated new developments are coming in and Duke Energy wants to be ahead of the curve on development and this will help increase the shared power grid.

City Manager Leavengood asked if a TECO power plant went down could they draw from other producers sharing the grid and if the TECO could share lines with another energy company.

Mr. Miller replied that the exchange of power happens often, however long term capacity needs cannot be met by sharing lines.

Commissioner Daley stated she attended one of the open houses and afterward went on line to give her comments. However, the on line system didn't work and she was not able to give her comments. She was concerned that with the amount of letters sent out, they should have received more comments from the residents and that maybe the computer glitch was the reason the comment count was low.

Mayor Lake asked if the date for public input could be extended due to potential problems with the website.

Mr. Miller stated that even though it is a Duke Energy project, it will benefit both TECO and Lakeland Electric with grid stability. The extra capacity will help prepare for the growth of the surrounding area for Duke Energy, TECO and Lakeland Electric. The lines will be run to both the Haines City substation and the Kathleen substation. The routes are still being discussed and it will late fall before a route is chosen. He stated he would check on the computer problems as well as extending the public comment phase and get back to the City Manager. Reviewing the different routes he explained the northern route would impact Lake Alfred while the southern route would follow 544 and Winter Haven would have no impact. He suggested residents visit the website for more information and view all the routes.

Commissioner Daley asked if anyone was pleased to have the lines run through their yard.

Commissioner Duncan asked about the power supply for the Haines City and the Kathleen substations.

Mr. Miller continued with pictures of the mono poles that would be used for the transmission lines stating that the poles are typically 95 – 130 feet tall. The corridor study considers the physical assets, social, cultural and ecological characteristics of the area, and they try to avoid populated areas. The timeline for the project begins with the public comment phase, in the fall the route will be announced, the easement acquisition phase will follow, and construction will begin around 2021 thru 2024.

Commissioner Duncan asked if there was a way to upgrade the present grid. He stated that it would be nice if Duke Energy could use the resources that already exist. We need the power companies to work together, especially on large projects like this.

Commissioner Dearmin stated that cutting through historic parts of the City and cutting down trees that have been in place for many years will impact the peace and tranquility of the community. He requested that the lines stay out of the Twin Lakes neighborhood.

Mayor Lake stated that Duke Energy has set-up across the street to talk with any resident asking questions or offering comments.

Rodney Thompson 640 Pennsylvania Ave. stated he believes there was a flaw in the system that Duke Energy used for the distribution of the flyers. He also asked what fuel is used at the plant.

Commissioner Daley stated that even though 10,000 letters were sent out, there's a lot more than 10,000 people within the area affected by the transmission lines. In the scope of the project 10,000 seems like a lot but when you look at the size of the project and realize how many people are in proximity of the lines, it's a small portion.

Allen Humphrey 155 E Swoope St stated he sent an email to the email listed on the letter and requested a response acknowledging receipt of his email, he has not yet received anything. He also stated that natural gas lines have recently been installed throughout and he asked why the lines cannot be run under ground or use the lines at Interstate 4.

Mayor Lake closed the public hearing.

Commissioner Daley asked what kind of announcement was made for the residents letting them know Duke Energy was going to be available for comments and questions tonight.

City Manager Leavengood said that a flyer was sent out for the Open House because of the interest in the project. The City has been meeting with personal from Duke Energy and there was a follow-up with a route along the Auburndale – TECO trail. There could be opportunities for mitigation to occur, and staying along the rail bed would seem to be the best route for the residents. As Duke Energy gets closer to making their decision we should look at that possibility to pair up and make the trail the Duke – Lake Alfred trail.

RECOGNITION OF CITIZENS

Rodney Thompson 640 Pennsylvania Ave. said he appreciated the flyer in the utility bill and asked if the City could put a newsletter in the monthly utility bill going forward.

CONSENT AGENDA

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

Mayor Lake	AYE
Vice Mayor Dearmin	AYE
Commissioner Daley	AYE
Commissioner Duncan	AYE
Commissioner Maulsby	AYE

1.) **AGREEMENT: POLK COUNTY: ACCEPTANCE OF LYNCHBURG ROAD**

City Manager Leavengood stated that staff has been evaluating roads within the city-limits for potential transfer of maintenance and operation from the County to the City. Staff has identified several candidate roads that could benefit the city. Lynchburg Road is located on the western boundary of the city-limits. The City currently provides water and wastewater services along both sides of the road. The large tract of vacant property (450+ acres) property along Lynchburg Road is within the city-limits and the City desires to have control over road access in the site development process when the property develops. Lynchburg Road is in good condition and does not require repairs or resurfacing. The public works staff evaluated the road and found it in good shape.

Other roads the City is interested in such as W. Pierce and South Buena Vista will require resurfacing by the County before acceptance. Once added, these roads will increase gas tax revenue we receive from the State for future maintenance and resurfacing projects.

Staff recommended approval of the agreement with Polk County for the acceptance of Lynchburg Road.

Commissioner Duncan asked if the City will be responsible for the maintenance along the road and how long is the road.

Commissioner Maulsby asked if the City will govern the speed limit. He thought the road is in very good condition, but narrow and asked if future developers would be required to improve it. He also thinks the City should accept the road in order to have some control of new development.

City Manager Leavengood stated the developers have been looking at potentially re-configuring the road to encapsulate their property. We want to accept the road now so the City will have control over the site development process interior. Having the road in our jurisdiction would make a place for the City in the development process with the County. Using a map, he pointed out areas surrounding the road, Marianna Acres and Kingspointe, stating that they are on the City's utility system and the City has several annexation petitions from both communities. Also taking the road into the City will benefit the gas tax.

Commissioner Dearmin said to acquire the road means the City will have input on the development and will not have to compete with the County on the road design or function.

Commissioner Daley stated the developer should be responsible for adding turning lanes to make it safe for the residents that use the road.

Public Works Director Deaton stated there would have to be an assessment of the road to determine what type of maintenance needed.

Commissioner Maultsby stated he owns property west of the development site, he has seen dumping on the side of the road on a weekly basis, but the County does a good job in picking up the trash that's left there.

Mayor Lake opened public hearing, with no public comment, he closed public hearing.

Vice Mayor Dearmin moved to approve to accept the agreement with Polk County for the acceptance of Lynchburg Road; seconded by **Commissioner Duncan**. The motion was approved by unanimous voice call vote.

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

2.) TASK ORDER #15: CPH: WATER TREATMENT PLANT

The City of Lake Alfred has a single Water Plant adjacent to City Hall that provides water to the citizens and utility customers. The plant was built in 1948 and parts of the original plant are still in service. If the plant ever goes down for repair or pump replacement the City must rely on interconnects with Winter Haven and Auburndale to maintain service and pressure with the system. Interconnects provide a short term solution due to power loss or pump repair but would be unfeasible and very costly to rely upon for an extended period of time if the plant required major repairs or upgrades.

With anticipated residential, commercial, and industrial growth the City has a demonstrated need for increased redundancy and reliability of the utility system. City staff is proposing to pursue the construction of an additional water plant with tentative plans to locate it on the Gapway Grove industrial site.

The draft Capital Budget that was recently passed by the City Commission shows design costs to be incurred in FY 18/19 and construction in FY 21/22. The proposed task order performs a Preliminary Engineering Report (PER) including initial planning, one third (33%) design & engineering, and the required information to submit for state and federal funding applications. Staff is currently pursuing a grant with the Federal Economic Development Administration (EDA) that would provide for eighty percent (80%) of the remaining design and project costs. Funding is available in Water Impact Fees (current balance: \$394,023) to fund the task order. SRF program.

Staff recommended approval of task order number 15 with CPH in the amount of \$48,909.

Task order number 15 was used and presented before task order numbers 13 and 14 as they are currently in progress. One is potential Orange St. improvements and the other is a sewer infield project. The City's engineering firm is present and available to answer any questions, as well as **Public Works Director Deaton**.

Commissioner Duncan asked if the plant will be used for additional water. He also asked about the location, how many acres, and about alternate locations.

Mayor Lake asked if the Southwest Florida Water Management District would have to approve the new plant.

Public Works Director Deaton stated this will not be used for additional water. The City is only permitted to pump a certain amount of water no matter which plant we use. This will be a redundant plant. Both plants will be on and they will each pump a percentage of water per day, however if either plant goes down the other will have the capacity to run the system for the City. There will be a well to the aquifer and a ground storage at the second location. The City is not asking for more water and approval should not be a problem. Lake Alfred is one of the few municipalities running on a single plant system. The plant will be located on the back of the Gapway Groves property, not on the front or next to the road, utilizing about two acres.

Mayor Lake opened the public hearing.

Kevin Thomas, 160 W Swoope, asked if the new homes in the growing subdivisions will affect the amount of water used by the City.

City Manager Leavengood stated the City pumps, on average one million gallons per day, and the City is permitted to pump 1.3 million per day. The City currently has capacity for growth and the new system will only serve as a redundant system.

Mayor Lake closed the public hearing.

Vice Mayor Dearmin moved to approve task order number 15 with CPH in the amount of \$48,909; seconded by **Commissioner Maulsby**. The motion was approved by unanimous voice call vote.

Mayor Lake	AYE
Vice Mayor Dearmin	AYE
Commissioner Daley	AYE
Commissioner Duncan	AYE
Commissioner Maulsby	AYE

3.) BID: UTILITY BILLING LOBBY RENOVATION

City Manager Leavengood stated as a part of our facility maintenance efforts, the City has undertaken renovation work for City Hall, Fire Department, and Police Department (currently under way). The proposed bid for consideration is for renovation work to the utility billing lobby. The scope includes new flooring, walls, counter with work stations, and restroom renovation.

City staff advertised the project and sealed bids were opened at 2 pm on May 30, 2018. Staff received the following bids:

- Springer Construction (Lakeland) \$70,160
- Grove Construction Corporation (Orlando) \$64,230

Funding is available in enterprise fund capital project line items and fund balance to accommodate the expense. Staff recommended awarding the bid to Grove Construction in the amount of \$64,230.

Commissioner Daley asked when was the last renovation on the lobby. She also asked if this will be a major renovation.

Public Works Director Deaton stated he has checked their references and that they were contracted for a jail renovation and a historic courthouse renovation. They received good references from both jobs. Five contractors picked up bid packets and three contractors came in for a walk through. Work for hurricane repairs is still in progress and a lot of contractors are still working on a back-log of jobs. It's been approximately twelve years since the lobby has been updated and then it was more of a piecemeal project. Doors will be moved, the ladies restroom will be overhauled, no structural work will be done. The work will take approximately one month. Utilities will be working out of the Public Works office and the contractors know the time frame, the work will start on the 9th.

City Manager Leavengood stated that smaller projects will be done later on in future budget areas. There will be signage to help the public find the office's they need.

Commissioner Maultsby stated he is very proud of the work that's been done in the City buildings.

Finance Director Deaton stated she and the staff are excited about the renovation. It will give them a safer environment to work in and the customers will be more comfortable coming in to pay their bills. She also thanked the Commission for approving the project.

Mayor Lake opened public hearing, with no public comment, he closed public hearing.

Commissioner Daley moved to award the bid to Grove Construction in the amount of \$64,230; seconded by **Commissioner Dearmin**. The motion was approved by unanimous voice call vote.

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

4.) SPECIAL EVENT APPLICATION: FIRST UNITED METHODIST CHURCH

City Manager Leavengood stated the City has received a special event application from the First United Methodist Church (FUMC) of Lake Alfred for their 8th Annual Pumpkin Festival on Saturday October 27th from 11am-2pm. As a part of the special event application they are requesting the closure of West Haines Blvd from South Pennsylvania Avenue to Shinn Blvd for the event. Special Event applications requesting road closures require approval by the City Commission.

City staff has made contact with FUMC and they have agreed to amend their original request and to only close West Haines but to extend the closure of West Haines all the way to Shinn Blvd. This will increase safety as well as access to the event based on the recommendations of the Police Chief. Scotty's Muffler was contacted and they are not open during the proposed road closure. If approved, the City will notify County EMS so they can adjust their route for medical response during the event.

Staff has no objections to the request, but whenever a road closure is involved the request will be brought to the Commission for approval.

Mayor Lake opened public hearing, with no public comment, he closed public hearing.

Commissioner Maultsby moved to approve the permit for the FUMC seconded by **Commissioner Duncan**. The motion was approved by unanimous voice call vote.

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

5.) BUDGET PRESENTATION: EXPENDITURES

The proposed expenditure sections of the FY 18/19 & 19/20 budgets include the approved expenditures from the previously approved second year budget and the capital projects that were approved by the City Commission at the April 2, 2018 meeting. Changes made from the current year budget to the proposed FY 18/19 Budget have been highlighted and are based on feedback from department heads for anticipated expenditures or changes based upon experience in the current and previous fiscal years.

If approved, the expenditure sections will be included in the preparation of the final budget for consideration in public hearings in September along with any changes that the Commission may

determine or that may be necessary due to changes in revenue or expenditure projections. The Revenue and Payroll sections will be presented at the regular City Commission meeting in August.

***The attached budget pages contain notes regarding the changes for each department.*

Commissioner Daley asked if the homestead exemption affect this budget.

Mayor Lake asked about a leasing option.

City Manager Leavengood stated the cost of the radios were not known when drafting the budget in April. The capital budget will be updated in September to show the radio expense. He asked Chief Bodenheimer if the other agencies are using Motorola for their radios.

Police Chief Bodenheimer stated the radio upgrade is approximately \$4,500 per radio unless the City joins the County plan. Motorola would then reduce the charge to \$2,000 per radio. We have a total of 51 radios and he has not heard of a leasing program. There are other companies that make radios but none have the infrastructure for the radios. Motorola has the monopoly on the radios.

Commissioner Dearmin asked if the sidewalk adjacent to CR 557 belonged to the City.

City Manager Leavengood replied that the sidewalk, like the road, belongs to the County. The fund balance is in place for future use like the re-location of the sewer lines.

Commissioner Daley asked if there was a speculated date on the moving the utility lines along CR 557. She also asked if the City will be able to utilize the County right-of-way for the sewer lines.

Public Works Director Deaton stated County has not hired a company for the design yet. The project is probably three to five years out. In reply to Commissioner Daley he stated we are using the County right-of-way now for the water lines, and when the City is ready, we will also use it for the sewer lines.

Staff recommended approval of the proposed draft Expenditure Sections of the FY 18/19 & 19/20 Annual Operating Budgets.

Mayor Lake opened public hearing, with no public comment, he closed public hearing.

Commissioner Dearmin moved to approve the proposed draft expenditure section of the FY 18/19 & 19/20 Annual Operation Budget seconded by **Commissioner Duncan**. The motion was approved by unanimous voice call vote.

Mayor Lake	AYE
Vice Mayor Dearmin	AYE
Commissioner Daley	AYE

Commissioner Duncan
Commissioner Maultsby

AYE
AYE

SECOND RECOGNITION OF CITIZENS:

There were no comments.

COMMISSIONER QUESTIONS AND COMMENTS:

Vice Mayor Dearmin stated he hopes Duke Energy considers the City's response to their transmission lines. He is assured the Staff and City will make it work if Duke Energy chooses the path of Lake Alfred.

Commissioner Daley the Ridge League Board of Directors will be having an advocacy meeting with the regional Chamber of Commerce's, Thursday in Bartow she will be attending as the City's representative. She also asked about the burned out house on Thelma.

Police Chief Bodenheimer stated the burned out house is being looked at as well as other code issues.

Commissioner Duncan stated in order for Lake Alfred to be competitive with other police departments, he would like to see the City review the salaries of our police officers.

City Manager Leavengood stated the City looks at everyone's salary annually during the survey. If Winter Haven has a 6 percent increase, it will show up in the survey. This is a tool that will help determine what is needed to keep each positions competitive. We have less turnover than five years ago and that was in the middle of a recession.

Commissioner Maultsby stated he would like to thank the citizens of Lake Alfred for being kind and gracious to the Commission and they enjoy working for them. As long as he is in office he will do his best for them.

Mayor Lake stated he will be at the Polk Regional Water Coop meeting tomorrow. He attended the TPO meeting and asked about CR 557 and the railroad. He wants to make sure they address the railroad track coming into the City. Saturday the Historical Society will be hosting Robert Stevens with more history of Lake Alfred.

With no further business the meeting was adjourned at 10:13 pm.

Respectfully submitted,



Mamie Drane
Deputy City Clerk

Reviewed by.



Ameé Bailey
City Clerk