



155 E. Pomelo Street
Lake Alfred, FL. 33850-2135

CITY OF LAKE ALFRED

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**AGENDA
CITY COMMISSION MEETING
MONDAY, DECEMBER 15, 2014
7:30 P.M.
CITY HALL**

CALL TO ORDER: MAYOR NANCY Z. DALEY

INVOCATION: TBA

PLEDGE OF ALLEGIANCE: MAYOR NANCY Z. DALEY

ROLL CALL: INTERIM CITY CLERK VALERIE FERRELL

CITY MANAGER & CITY ATTORNEY ANNOUNCEMENTS

RECOGNITION OF CITIZENS: ITEMS NOT ON AGENDA

CONSENT AGENDA: APPROVE CITY COMMISSION MEETING MINUTES 12/1/14.

AGENDA

- 1.) PUBLIC HEARING: RESOLUTION 18-14: UNIFORM COLLECTION METHOD
- 2.) RESOLUTION 19-14: 2015 CENTENNIAL

RECOGNITION OF CITIZENS (PLEASE LIMIT YOUR COMMENTS TO 5 MINUTES.)

COMMISSIONER QUESTIONS AND COMMENTS:

**MAYOR DALEY
COMMISSIONER DEARMIN
COMMISSIONER DUNCAN
VICE MAYOR LAKE
COMMISSIONER MAULTSBY**

ADJOURN

**LAKE ALFRED CITY COMMISSION MEETING
DECEMBER 15, 2014**

CONSENT AGENDA

1.) CITY COMMISSION MEETING 12/1/14

ATTACHMENTS:

- December 1, 2014

ANALYSIS: Please review the minutes at your earliest convenience and if there are any questions, comments or concerns please contact the Interim City Clerk, Valerie Ferrell at (863) 291-5747.

**MINUTES
CITY COMMISSION MEETING
MONDAY, DECEMBER 1, 2014
7:30 P.M.
CITY HALL**

Call to order – Nancy Z. Daley, Mayor

Invocation: John Dame

Pledge of Allegiance: Nancy Z. Daley, Mayor

Roll Call: Those in attendance were Mayor Nancy Z. Daley, Vice Mayor Charles Lake, Commissioner John Duncan, Commissioner Albertus Maulsby, Commissioner Jack Dearmin, City Manager Ryan Leavengood, Assistant City Attorney Seth Claytor, and City Clerk Linda Bourgeois.

Staff attendance: Public Works Director John Deaton, Finance Director Amber Deaton, Parks and Recreation Manager Richard Weed, Community Development Director Valerie Ferrell, and Police Chief Art Bodenheimer.

CITY MANAGER ANNOUNCEMENTS

The Lake Alfred Christmas Parade and Tree Lighting Ceremony will be held on Saturday, December 6th, 2014. The parade will start at 6:30 p.m. beginning at Mackay Boulevard and will end at Gardner Park. Participants in the parade should be at the Mackay Gardens and Lakeside Preserve at 5:30 p.m. for check-in and placement order. For additional information please contact the Parks and Recreation department.

The Chamber of Commerce will be having a ribbon cutting at Duke Services Tax business (240 N. Lake Shore Way) on Friday, December 12 at 11:00 am. The grand opening will be on held on Saturday the 13th with food, games, and a bounce house.

In addition, the employee Christmas Party will also be held on Friday, December 12, 2014 at 6:00p.m. at the Lions Club. This year all volunteer board members have been invited to show our appreciation for their service to our community.

December 19, 2014 will be another ribbon cutting for Puerto Rican Nails and Barber Shop, at 1502 Lake Alfred Road. The time will be announced at a later date.

The City of Lake Alfred's annual Bluegrass Bash will be held on Saturday, January 10, 2015 at the Mackay Gardens and Lakeside Preserve. This event will start at 11:00a.m. with food, fun, and entertainment for the entire family and end at 9:00pm.

City Manager Leavengood provided an update of the sidewalk projects, the Division of Forestry preparing for the Mackay Gardens and Lakeside Preserve controlled burn, and the Community Redevelopment Agency implementation date. He went on to say the base year for

the CRA is January 1st of 2014, meaning any increase in value above that snapshot will become our increment for the CRA budget. He continued and announced the City Clerk's last day will be on Wednesday, and Haines City will be lucky to have her. He concluded by saying the City of Lake Alfred understands the opportunity for professional advancement, and she will not be very far.

CITY ATTORNEY ANNOUNCEMENTS

There were no legal announcements.

RECOGNITION OF CITIZENS

There were none.

EMPLOYEE OF THE 4TH QUARTER –MAMIE DRANE

Mayor Daley said Mamie has been a wonderful asset to the City of Lake Alfred for over 2 years, beginning first as the Children's Librarian at the opening of the Lake Alfred Public Library Edwin Moore Memorial. Having volunteered in the community as well as arranging children's programs, summer reading activities, and much more, Mamie was welcomed into the Community Development department in October of 2013 as the Administrative Assistant. She went on to say her previous work experience was in a variety of professions which helped Mamie make an impact within the City. She has an outstanding attitude and works well with both customers and co-workers. Mamie takes on additional duties with ease and pursues additional educational certifications. These are the qualities that make her most deserving of this recognition. She is truly a part of the Lake Alfred family, and with this recognition Mamie will receive a recognition certificate, a gift certificate, a pin, and a day off with pay. She concluded by saying in addition, Mamie has the opportunity to be selected for the employee of the year which will be announced at the upcoming Christmas Party. Congratulations!

CONSENT AGENDA: APPROVE CITY COMMISSION MEETING MINUTES 11/17/14 AND CRA BOARD OF COUNTY COMMISSION WORK SESSION 10/21/2014

Commissioner Maultsby moved to approve the City Commission Meeting minutes for the November 17, 2014 regular meeting and the October 21, 2014 Board of County Commission CRA Work Session; seconded by **Vice Mayor Lake** and the motion was approved by unanimous voice call vote.

There were no public comments.

MAYOR DALEY	AYE
VICE MAYOR LAKE	AYE
COMMISSIONER DEARMIN	AYE
COMMISSIONER DUNCAN	AYE
COMMISSIONER MAULTSBY	AYE

AGENDA

1.) PUBLIC HEARING - ORDINANCE 1346-14: ANIMALS

Mayor Daley read Ordinance 1346-14 into record.

City Manager Leavengood said as a part of a comprehensive review of the City Charter, codes, and policies, city staff has identified an opportunity to clean-up and improve Chapter 10 of the Code of Ordinances related to animals. He went on to say the existing provisions within Chapter 10 tie back to state law and county ordinances related to the regulation of animals. However, the code has specific reference to a city issued permit for the destruction of nuisance animals and separate regulations for dogs. Florida Fish and Wildlife already have definitions and procedures in place for addressing nuisance wildlife. Additionally, the county animal control ordinance that we previously adopted by reference already provides regulations and penalties related to dogs and other animals. He concluded by saying the proposed ordinance removes these provisions within our code and better aligns it with state law and county ordinances related to the regulation of animals within the City.

Mayor Daley opened the public hearing.

There were none.

Mayor Daley closed the public hearing.

Without any comments, **Vice Mayor Lake** moved to approve Ordinance 1346-14 on second and final reading; seconded by **Commissioner Dearmin** and the motion was approved by unanimous voice call vote.

There were no public comments.

MAYOR DALEY	AYE
VICE MAYOR LAKE	AYE
COMMISSIONER DEARMIN	AYE
COMMISSIONER DUNCAN	AYE
COMMISSIONER MAULTSBY	AYE

2.) CITY CENTER COMMUNITY DEVELOPMENT DISTRICT STORAGE AGREEMENT

City Manager Leavengood said in order to provide access to public records, a community development district must store its public records within the respective County in which it is located. On June 4, 2007 the City of Lake Alfred entered into an agreement for the storage of records with the City Center Community Development District. After a brief foreclosure period, the company has recently requested for the City to continue providing this service.

This agreement has been amended from the original which now provides for annual billing, and the addition of an indemnification clause. The City of Lake Alfred will receive \$600 annually to store approximately five (5) three-ring binders within our City vault.

Mayor Daley inquired about where the Community Development District (CDD) was located, and if their records were covered under our insurance.

City Clerk Bourgeois stated she was not sure where the CDD was located but the insurance question would have to be deferred to the Finance Director. She went on to explain there may be other prospective districts interested in just storing compact disc's and not the actual physical records which are in three-ring binders.

A discussion ensued about checking with the Florida Municipal Insurance Trust to add them on the policy if necessary, and the potential to look for more Community Development District storage opportunities in the future.

Commissioner Dearmin moved to approve the City Center Community Development District storage agreement at \$600.00; seconded by **Vice Mayor Lake and Commissioner Duncan** and the motion was approved by unanimous voice call vote.

There were no public comments.

MAYOR DALEY	AYE
VICE MAYOR LAKE	AYE
COMMISSIONER DEARMIN	AYE
COMMISSIONER DUNCAN	AYE
COMMISSIONER MAULTSBY	AYE

RECOGNITION OF CITIZENS

There were none.

COMMISSIONER QUESTIONS AND COMMENTS

Commissioner Maultsby thanked the citizens and wished his constituents a very Happy Holiday Season. He concluded by saying "hopefully we will continue to have the successes that we have had in the past few years."

Mayor Daley asked if the five-lane parade boundaries could be moved in further from the side of the road.

Police Chief Art Bodenheimer said you can decide to do what you want to do on the parade route; he said his opinion is not to allow anyone into the roadway. He provided examples of people being hurt when a motorcycle went out of control, and shared about an incident in Plant City where there were fatalities. He said the City should let the people to stay on the sides of the roads. It is definitely a safer thing to do.

Mayor Daley said maybe we could spread the word among the people that the parade may be hugging one side of the road, and have all the participants on that one side.

City Manager Leavengood said the only other thing we could do is set up barricades. This would take a lot of barricades to run all the way down the parade route.

Mayor Daley asked the City Manager if we will be ready to kick-off the Centennial.

City Manager Leavengood said we are ready to go, and he should have something special to give and announce at the second meeting in December.

Commissioner Dearmin thanked everyone for a great employee Thanksgiving luncheon. He said to the City Clerk he was going to miss her and wished her the best of luck. He continued and said he is excited about the parade and the City is looking nice. He concluded by saying congratulations to Mamie Drane for the Employee of the Quarter, and wished everyone a Happy Holiday Season.

Commissioner Duncan echoed the Holiday sentiments. He shared his family and friends have noticed the new stop signs and improvements around the City. They are impressed with all of the repairs and progress that has been going on. People have been noticing it. He went on to say the app is still busy and creating tickets. He concluded by wishing everyone a happy Holiday and said he will see everyone at the parade.

Vice Mayor Lake said last year the parade did not travel down the middle of the road, so this year we should get in the middle of the road. That way the people on both sides of the roads can get a little closer. He said his famous driver, Mr. Peterson, kept weaving across the parade route from side-to-side to reach both sides of the road. If we can at least get the parade in the middle, it will help a little bit. In addition, he said another complaint was that the City needed to get more lighting. He shared about two articles in Polk Life: The Lake Alfred Chamber of Commerce article on Fran Beach and the article on Cornerstone Grill. He said he recently came across some minutes from a previous meeting which indicated the City was considering a civic center or a multi-sports complex. Has anything ever been done with that?

City Manager Leavengood said when he came on board those were two things that were out there. They were in the Capital Improvement Plan (CIP) in the last year, and he does not think there was any pure planning or directed effort. It was just things that were talked about, and rather than him administratively removing it from the CIP, he just kept them in there because they were already there.

Vice Mayor Lake asked if this was something we could start looking at again or a community center?

City Manager Leavengood said we can. There are complex issues and if you look at like a multi-sports complex, they become regional assets. The City of Lake Alfred would not build a Lake Eva park or a Lake Myrtle Sports Complex because these become essentially a Polk County asset where we can all benefit from it.

Vice Mayor Lake and said of course, we are going to have to say goodbye to Linda. He continued and said he hoped everyone had a nice Thanksgiving and shared he had some extra turkey sandwiches if anyone wanted any. He concluded by saying he would see everyone on Saturday.

Mayor Daley said to the City Clerk it is not too late to change your mind, and the City Commissioners are going to miss you. She concluded by saying thank you for your hard work and dedication to our City.

City Clerk Bourgeois replied thank you and said it was her pleasure.

Respectfully submitted,



Linda Bourgeois, M.M.C.
City Clerk

**LAKE ALFRED CITY COMMISSION MEETING
DECEMBER 15, 2014**

1.) PUBLIC HEARING: RESOLUTION 18-14: UNIFORM COLLECTION METHOD

ISSUE: The City of Lake Alfred will consider Resolution 18-14 electing to use the uniform method of collecting non-ad valorem assessments for nuisance abatement and correction of Code Enforcement violations.

ATTACHMENTS:

- Resolution 18-14

ANALYSIS: In July of 2014 the City adopted by ordinance elements of the International Property Maintenance Code providing a unified set of building and property maintenance standards. Coupled with this ordinance were interlocal agreements with the Property Appraiser and Tax Collector that allowed for actual costs incurred by City through the code enforcement process to be recovered as a non-ad valorem assessment on the property tax bill.

The proposed resolution expresses the City's intent to utilize the uniform method of collecting the non-ad valorem assessments as provided by Florida Statutes 197.3632. Also as required by Statute, this item was published in the News Chief for four consecutive weeks prior to tonight's public hearing.

STAFF RECOMMENDATION: Approval of Resolution 18-14.

RESOLUTION NO. 18-14

A RESOLUTION ELECTING TO UTILIZE THE UNIFORM METHOD OF COLLECTING NON-AD VALOREM ASSESSMENTS AS AUTHORIZED UNDER SECTION 197.3632, FLORIDA STATUTES, FOR COLLECTING ALL UNPAID ASSESSMENTS FOR MUNICIPAL ABATEMENT OF NUISANCES AND MUNICIPAL CORRECTION OF VIOLATIONS NON-AD VALOREM SPECIAL ASSESSMENTS LEVIED BY THE CITY COMMISSION DURING ALL PRECEDING AND FUTURE CALENDAR YEARS UNTIL DISCONTINUED; ADOPTING FINDINGS OF FACT; STATING THE NEED FOR THE LEVY OF SAID ASSESSMENTS; PROVIDING FOR THE MAILING OF THIS RESOLUTION; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Lake Alfred, Florida (the “City”) has undertaken to improve various properties throughout the City by adopting a unified set of building and property maintenance standards in order to protect and preserve the health, safety and general welfare of the City and its residents; and

WHEREAS, the City Commission of the City of Lake Alfred, Florida (the “City Commission”) finds that by implementing certain provisions of the International Property Maintenance Code (“IPMC”) and abating and/or correcting any harmful or dangerous buildings, structures, and/or premises not in strict compliance therewith through the code enforcement process would best operate to serve and protect the health, safety and general welfare of the City and its resident; and

WHEREAS, the City Commission, on July 28, 2014, adopted Ordinance 1333-14, (the “Ordinance”), authorizing the City, through its code enforcement process, to abate certain nuisances and/or correct certain violations of the IPMC and other applicable City, County, State and Federal Code provisions; and

WHEREAS, the City, through the adoption of the Ordinance, finds that it was fair and equitable to assess against each property benefitted by such abatement and/or corrective actions a

non-ad valorem special assessment in an amount equal to the actual costs incurred by the City in improving said property and collect its special assessments for municipal abatement of nuisances and/or municipal correction of violations as a non-ad valorem tax pursuant to Chapter 197, Florida Statutes; and

WHEREAS, the uniform method of collecting non-ad valorem assessments, as authorized by Section 197.3632, Florida Statutes, provides for the collection of non-ad valorem assessments by authorizing the inclusion of said assessments on the tax bills issued for the collection of ad valorem taxes; and

WHEREAS, the City Commission finds that use of the uniform method of collection, as authorized by Section 197.3632, Florida Statutes, will result in the more efficient and effective collection of unpaid special assessments levied by the City; and

WHEREAS, in accordance with the requirements of Section 197.3632, Florida Statutes, the City Commission held a duly advertised public hearing prior to the adoption of this Resolution;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF LAKE ALFRED, FLORIDA, AS FOLLOWS:

SECTION 1. The foregoing findings are incorporated herein by reference and made a part hereof and constitute the factual basis for the passage of this Resolution.

SECTION 2. The City Commission intends to utilize the uniform method of collecting non-ad valorem assessments, as provided in Section 197.3632, Florida Statutes, for collecting the non-ad valorem special assessments specified herein and levied against any properties within the municipal limits of the City of Lake Alfred as more particularly depicted on Exhibit A, attached hereto and made a part hereof. As such the City Commission declares the City of Lake Alfred

in its entirety, as its City boundaries exist on the date of passage of this Resolution as more particularly depicted on Exhibit A attached hereto and as they may be expanded or contracted from time to time, as a special assessment district for the purposes of abating and remedying violations of the IPMC and other applicable City, County, State, and Federal Code provisions. Individual properties within the City's boundaries as more particularly depicted on Exhibit A attached hereto, and as they may exist from time to time, may be assessed for the costs incurred by the City in abating and remedying violations of the IPMC and other applicable City, County, state, and Federal Code provisions.

SECTION 3. The City Commission intends to utilize the uniform method of collecting non-ad valorem assessments, as provided in Section 197.3632, Florida Statutes, for collecting all unpaid municipal abatement and municipal correction of violations non-ad valorem special assessments, as authorized by Special, General and/or The Code of Ordinances of the City of Lake Alfred, during calendar year 2015 and all subsequent years until discontinued, and all years preceding calendar year 2015, including, without limitation, those assessments levied against all properties that are located within the municipal boundaries of the City of Lake Alfred as more particularly depicted on Exhibit "A" attached hereto and as they may exist from time to time.

SECTION 4. The City Commission hereby determines that levy of the non-ad valorem special assessments specified herein is necessary to fund costs of providing the improvements made by the City to the benefitted properties.

SECTION 5. In order to use the Uniform Method for the levy, collection, and enforcement of any non-ad valorem assessments levied as contemplated herein the City Manager and/or his designee is hereby authorized to enter into written agreements with the Polk County Property Appraiser and the Polk County Tax Collector providing for the reimbursement of their

costs incurred in the administration and collection of such non-ad valorem assessments levied as contemplated herein.

SECTION 6. All Resolutions in conflict with this Resolution are hereby repealed to the extent they are inconsistent with this Resolution and in order to give this Resolution full force and effect.

SECTION 7. Upon passage of this Resolution, the City Attorney is hereby directed to send a copy of this Resolution, as adopted, a copy of the newspaper advertisement, and a certification or proof of publication showing the dates of publication, using Form DR-413, by United States Mail to the Florida Department of Revenue, Polk County Tax Collector, and the Polk County Property Appraiser by January 10, 2015.

SECTION 6. This Resolution shall take effect immediately upon passage.

INTRODUCED AND PASSED by the City Commission of the City of Lake Alfred, in regular session, this 15th day of December, 2014.

Nancy Z. Daley, Mayor

ATTEST:

Valerie Ferrell
Interim City Clerk

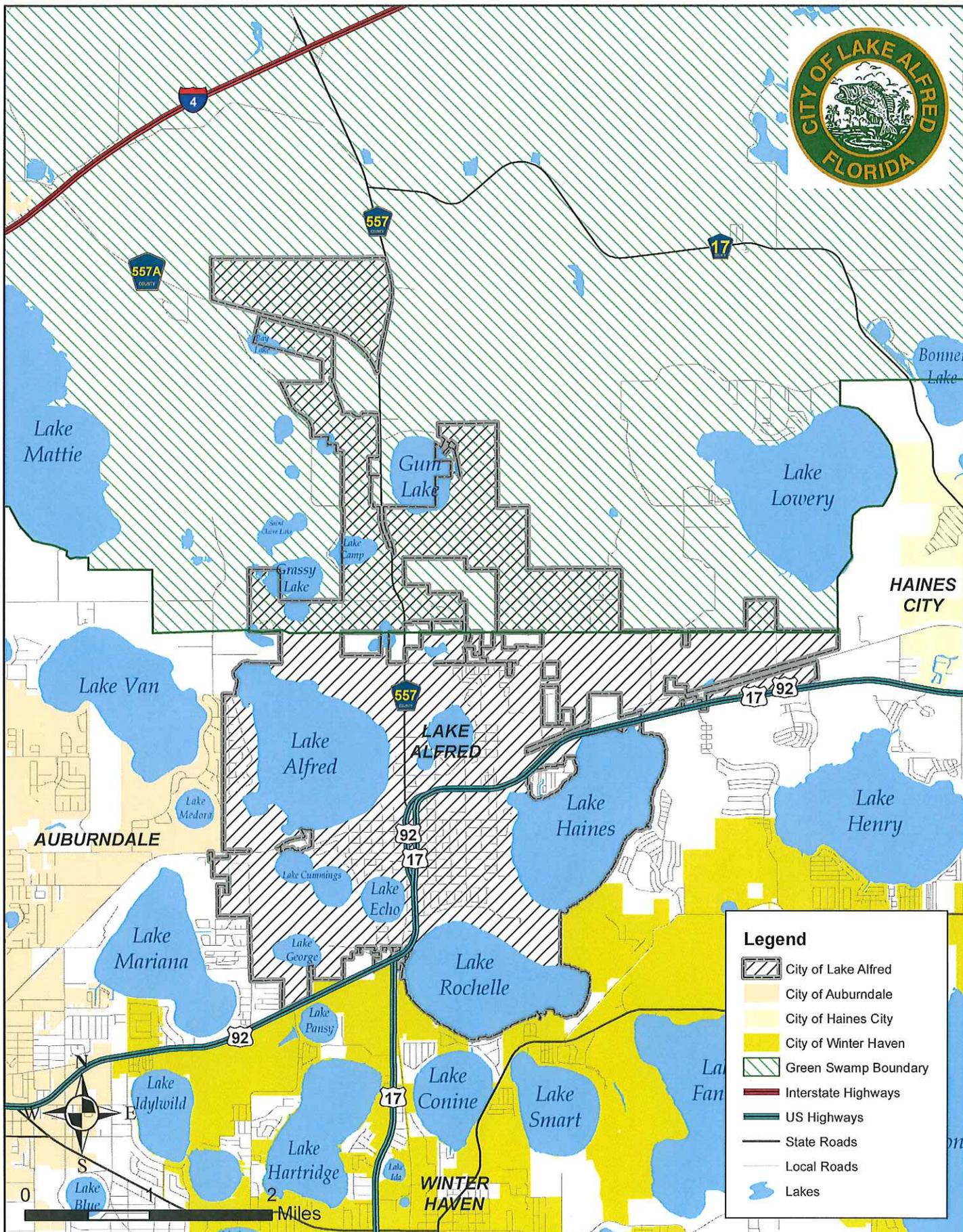
Approved as to form:

Frederick J. Murphy, Jr., City Attorney

Exhibit "A"

**City of Lake Alfred
City Limits**

LAKE ALFRED CITY BOUNDARY



Legend

- City of Lake Alfred
- City of Auburndale
- City of Haines City
- City of Winter Haven
- Green Swamp Boundary
- Interstate Highways
- US Highways
- State Roads
- Local Roads
- Lakes

**LAKE ALFRED CITY COMMISSION MEETING
DECEMBER 15, 2014**

2.) RESOLUTION 19-14: 2015 CENTENNIAL

ISSUE: The City of Lake Alfred will consider resolution 19-14 declaring the year 2015 as the Centennial year for the City of Lake Alfred.

ATTACHMENTS:

- Resolution 19-14

ANALYSIS: The City of Lake Alfred, Florida will celebrate its Centennial in the year 2015 marking its 100th Anniversary with events scheduled throughout the year. Resolution 19-14 declares 2015 as the Centennial year based upon the incorporation date of the 29th day of June, 1915.

The first event Centennial event will be the Bluegrass Bash held on January 10, 2015 at the Mackay Gardens and Lakeside Preserve.

STAFF RECOMMENDATION: Approval of Resolution 19-14.



Resolution 19-14

**A RESOLUTION OF THE CITY OF LAKE ALFRED, FLORIDA
RECOGNIZING THE YEAR "2015" AS THE 100TH ANNIVERSARY OF
THE CITY OF LAKE ALFRED, FLORIDA.**

WHEREAS, the City of Lake Alfred was incorporated on the 29th day of June, 1915 by H. Clay Crawford Secretary of the State; of the State of Florida; and

WHEREAS, the City of Lake Alfred, located in Polk County, Florida, was initially inhabited by settlers along a newly built section of the South Florida Railroad around 1884; and

WHEREAS, a pioneer settler William Van Fleet, had arrived in the area and named the largest lake in honor of his friend, Alfred Parslow; and

WHEREAS, in 1910 a group of capitalists from North Dakota purchased a large tract of land and formed the Fruitlands Co. to develop it. The Fruitlands company was a Fargo, North Dakota enterprise, and the community was initially named and incorporated as Fargo, FL. on the 24th day of July 1913; and

WHEREAS, the name Fargo had created postal difficulties between another similarly named Florida city, which persuaded the City of Fargo City Council to change its name; and

WHEREAS, in 1913 the City of Fargo submitted documents to the State of Florida requesting the name be changed to the City of Lake Alfred; and

WHEREAS, the first official regular City Council meeting of the City of Lake Alfred was held on July 5, 1915; and

WHEREAS, the City of Lake Alfred's first official presiding officers of the first regular meeting consisted of: F.F. Flint, Mayor; C.F. Jester, Clerk; J.R. Mollenleopp, Marshall; B.C. Johnson,

Treasurer; and Councilmen: J.R. Boley, S. Adams, J.H. Schopke, W. F. Lawless, and J.P. Whatley; and

WHEREAS, within a century of progress the City of Lake Alfred has grown to a population of over 5,000 and has City limits reaching over 10 square miles; and

WHEREAS, the City of Lake Alfred will celebrate its 100th Anniversary throughout the year of 2015; and

WHEREAS, the City of Lake Alfred begins the Centennial Year encouraging all citizens and visitors to celebrate with good will with the generosity of essence that makes this community a great place to live, work, and play.

NOW, THEREFORE, BE IT RESOLVED by the City Commission of the City of Lake Alfred, Florida, that the year 2015 be recognized as the 100th anniversary of the City of Lake Alfred, Florida. The City of Lake Alfred does hereby further encourage the promotion of this commemoration by engaging its citizens and communities in the recognition of this milestone.

INTRODUCED AND PASSED by the City Commission of the City of Lake Alfred, Florida, in a regular session this 15th day of December, 2014.

**CITY OF LAKE ALFRED, FLORIDA
CITY COMMISSION**

ATTEST:

Nancy Z. Daley, Mayor

Valerie Ferrell,
Interim City Clerk

Approved as to form:

Frederick J. Murphy, Jr., City Attorney