

**MINUTES
CITY COMMISSION MEETING
MONDAY MAY 2, 2022
7:30 PM
CITY HALL**

Call to Order: Mayor Nancy Z. Daley called the City Commission meeting to order at 7:30 p.m. in the City Commission Chambers located at 120 E. Pomelo Street, Lake Alfred, FL. 33850.

Invocation and Pledge of Allegiance: Pastor Kim DuBreuil of Lake Alfred First United Methodist Church provided the invocation and Mayor Daley led the Pledge of Allegiance.

Roll Call: City Clerk Linda Bourgeois

City Commissioners in attendance: Mayor Nancy Daley, Vice Mayor Jack Dearmin, Commissioner Brent Eden, Commissioner Mac Fuller, and Commissioner Albertus Maultsby.

Staff in attendance: City Manager Ryan Leavengood, Assistant City Attorney Seth Claytor, City Clerk Linda Bourgeois, Police Chief Art Bodenheimer, Finance Director Amber Deaton, Public Works Director John Deaton, Fire Chief Wallace Nix, Community Development Director Ameer Bailey, and Parks and Recreation Director Richard Weed.

City Manager Leavengood announced the “How the Mackay Home and Gardens were Saved by the Bulldozers” event scheduled for May 14, 2022, at the Lake Alfred library from 1 PM- 2 PM. It will be presented by Nancy Z. Daley. He also announced an upcoming Hurricane Expo in Auburndale scheduled for Saturday, May 7, 2022, from 10:00 AM – 1:00 PM at the Auburndale Civic Center.

Assistant City Attorney Claytor said he remained grateful to represent the great City of Lake Alfred.

Recognition of Citizens

Jane Brumbaugh of 655 E. Pierce Street said the City Commissioners were warmly invited to attend the “How the Mackay Home and Gardens were Saved by the Bulldozers” event at the Library on Saturday, May 14, 2022, and thanked the City Manager for announcing the affair. She continued and said Nancy Daley was instrumental in the process and that she was the right person to speak at the event. She thanked the City Commission.

Brenda Arnold shared she had helped with getting gift cards for the Spring Fling event and said she hoped the dance was good. Commissioner Fuller provided her with an update on the dance and said it was a great event and that they had a great band. She thanked the Police Chief and the City staff for their making Lake Alfred a great city. She concluded by saying thank you.

Mayor Daley read the Public Service Recognition Week Proclamation into the record. She commented the Elected Officials were also public servants that also shared in this recognition.

The City Manager, the Department Directors, and the City Clerk accepted the Public Service Recognition Week proclamation.

City Manager Leavengood thanked Mayor Daley for the proclamation and the recognition. He said he would speak for all the department heads and senior staff and said that it is our pleasure to serve the citizens of Lake Alfred. He said each one of the department heads is an expert at their craft and he considers them to be some of the best in Polk County. He said we may be a smaller city but we punch well above our weight class.

He continued and spoke about the larger cities with ample support staff and joked that we are just a couple of calls away from the Public Works Director or himself being on the back of a garbage truck. The local government is the closest to the people and many of us live in the community. Lake Alfred has a rich history and we all enjoy serving. He concluded by saying thank you.

Mayor Daley read the National Police Week Proclamation into the record.

Police Chief Art Bodenheimer accepted the proclamation. He addressed the Mayor, Commissioners, and the citizens of Lake Alfred and said as we look around the nation today he can't say it is a joy to be a police officer. Many of this is because jurisdictions and laws have tied the police officers' hands and have just made it a tough job to do. He can't say enough about our community and the people of this county in the support they have for the police, fire, and EMS. It's that kind of dedication to us that makes us keep coming back every day that we come to serve the public. He concluded by saying thank you from the bottom of our hearts for your support.

Consent Agenda:

- 1.) City Commission Meeting Minutes for April 18, 2022
- 2.) City Commission Announcements
- 3.) FEMA Community Rating System (CRS) Update

Vice Mayor Dearmin made a motion to approve the consent agenda. The motion was seconded by **Commissioner Fuller**. The motion was unanimously approved.

At 7:45 p.m., Mayor Daley adjourned the 2021-2022 City Commission Sine Die.

Assistant City Attorney Claytor administered the Oath of Office to Jack C. Dearmin.

At 7:48 p.m., the meeting was called to order and the roll call was taken by the City Clerk.

City Commissioners in attendance: Commissioner Nancy Daley, Commissioner Jack Dearmin, Commissioner Brent Eden, Commissioner Albertus Maultsby, and Commissioner Mac Fuller.

Assistant City Attorney Claytor opened the floor to nominations for the position of Mayor.

Commissioner Maultsby made a motion and nominated **Commissioner Dearmin** for the position of Mayor.

Commissioner Eden made a motion and nominated **Commissioner Fuller** for the position of Mayor.

Commissioner Daley moved that the nominations be closed.

Assistant City Attorney Claytor entertained a second to the motion for Jack Dearmin to become Mayor.

Commissioner Fuller seconded the motion. He said he was honored to be considered and declined his nomination.

The motion was unanimously approved by a roll call vote from the City Clerk.

Mayor Dearmin was seated and opened the floor to nominations for the position of Vice Mayor.

Commissioner Maultsby made a motion and nominated **Commissioner Eden** for the position of Vice Mayor. The motion was seconded by **Commissioner Fuller**.

There were no other nominations.

The motion was unanimously approved by a roll call vote from the City Clerk.

Mayor Dearmin presented the business item.

City Manager Leavengood read the analysis into the record.

1.) Legislative Policy Committee & Other Boards

City Manager Leavengood read the analysis into the record. He said the City of Lake Alfred has always been active in participating in the Legislative Policy Committees. The policy committees develop the Florida League of Cities legislative priorities and help their staff understand the real-world implications of proposed legislation.

This item is an opportunity to discuss the topic in advance of submittals to the League of Cities in June. If a commissioner so desires, they may request to change the Committee they serve on and this request can be forwarded to the Florida League of Cities for consideration.

- Finance, Taxation & Personnel Committee – Brent Eden
- Land Use and Economic Development – Jack Dearmin
- Municipal Administration – Mac Fuller
- Transportation & Intergovernmental Relations Committee – Nancy Z. Daley
- Utilities, Natural Resources, & Public Works - Vacant

2022-2023 Legislative Policy Committee Meeting Dates

- September 16, 2022, from 10:00 a.m. to 3:00 p.m. at the Embassy Suites Lake Buena Vista South, 4955 Kyngs Heath Road, Kissimmee, FL 34746
- October 7, 2022, from 10:00 a.m. to 3:00 p.m. at the Embassy Suites Lake Buena Vista South, 4955 Kyngs Heath Road, Kissimmee, FL 34746
- Policy Committees will meet during FLC Legislative Conference on November 30 – December 2, 2022, at the Embassy Suites Lake Buena Vista South, 4955 Kyngs Heath Road, Kissimmee, FL 34746

Polk Transportation Planning Organization (TPO)

Currently, Nancy Daley serves on the Polk Transportation Planning Organization (TPO) Board. The TPO Board adopts and maintains a long-range multi-modal transportation plan that includes highway, public transportation, passenger rail, pedestrian, bicycle, and multi-use trail improvements.

Polk Regional Water Cooperative

Currently, Jack Dearmin serves as the primary representative on Polk Regional Water Cooperative (PRWC) Board with Mac Fuller serving as the alternate. There are no term limits, and the duration is at the discretion of the City Commission.

After a brief discussion about the legislative conference and dates, the City Commissioners agreed, by consensus, to continue to serve on their current boards and committees.

Mayor Dearmin introduced the next business item.

2. Voluntary Cleanup Tax Credit Purchase Agreement

City Manager Leavengood read the analysis into the record. He said on March 21, 2022, the City Commission approved an agreement with Fallbrook Tax Credits, LLC as a placement agent to sell the City's Voluntary Cleanup Tax Credits for no less than 89 cents on the dollar. The total amount of the City's tax voluntary cleanup tax credits is \$106,442.34.

Fallbrook Tax Credits, LLC has identified Lamar TRS Holdings, LLC as a purchaser of the City's credits. The proposed agreement sells the City-owned tax credits to Lamar TRD Holdings, LLC for \$96,862.53, which is 91% of the original total. He thanked the City Attorney and said he appreciated their efforts in the unfamiliar territory of this task all the way around.

Mayor Dearmin opened the floor to public comments and there were no audience members that came forward to speak to the Mayor and City Commission.

Vice Mayor Eden made a motion to approve the Voluntary Tax Credit Purchase Agreement. The motion was seconded by **Commissioner Fuller**. The motion was unanimously approved.

Commissioner Daley asked where the money was going and **City Manager Leavengood** said into the General Fund reserves.

Recognition of Citizens:

David Kincade of South Ilakee asked the City Commission if there was information technology, citizen notification, or a communications committee in the city.

City Manager Leavengood asked him if he meant internally or externally.

David Kincade mentioned the website and said it needed some work.

City Manager Leavengood said a new website would be launched in about a month.

Commissioner Fuller thanked the audience members and the department heads. He shared about his attendance at the Institute for Elected Municipal Officials II and said the sessions pulled together the budget and audit more into perspective. He shared a question he asked one of the presenters, he said there is a lot to be learned from being a customer service guy to a public service guy as there are a lot of parallels but also a lot of differences.

He addressed Chief Bodenheimer and Chief Nix and thanked them for their efforts in searching out grant funding. He thanked Judy Schelfo for the Spring Fling Car Show and said he was tickled to be a part of it. He concluded by thanking the City Manager and the Parks and Recreation Director for the Community Cleanup event.

Mayor Dearmin said he was honored to serve the people of Lake Alfred and the City Commissioners. He said, "Once you're a Mayor you are always a Mayor." He thanked the department heads and the city staff for working hard. He concluded by saying that he is glad to be a part of it.

Vice Mayor Eden concurred with everyone's comments and thanked the City Manager for the recent update. He asked about the Growers Fertilizer building and wanted to know if they just did not have a lot of commercial interest in the property or were they just trying to get rid of it.

City Manager Leavengood explained the nature of the building with asbestos mitigation and other environmental concerns and said that no one is going to re-utilize that building the way it is now. It's cheaper to build from the ground up. He spoke about the mitigation process for the city, the grant cycle, and the potential to close on the property this fiscal year.

Vice Mayor Eden thanked the first responders, both the Police and Fire Chief, and the mothers out there he said "Happy Mother's Day". He concluded by thanking the City Commission for appointing him as Vice Mayor saying he appreciated it.

Commissioner Maultsby said he has been around for about fifty years working on different committees for such entities as the School Board, the County Commission, and the Lake Alfred Commission. He said it is about time for him to retire. He said he intended to retire after his term ended. He thanked the citizens for electing him and shared a story about coming back to the City Commission. He concluded by thanking Lake Alfred.

Commissioner Daley said the "R" word also has to do with the City Commissioners. She said Chief Nix was talking about the "R" word. We don't retire here, we just go on forever. She congratulated the Mayor and the Vice Mayor. She shared her schedule for the next few weeks and it was agreed by consensus that she should finish out the schedule as the Lake Alfred representative. She asked about the update relative to the location of the interest in Publix out on north CR557. She said she would be careful about Lake Alfred finally getting Publix and the citizens would have to drive as far as they do now to go to Haines City or Winter Haven.

City Manager Leavengood said that has been conveyed to the consultant and said part of the concern is they don't want to cannibalize their existing market. There has been no talk of any specific site and he informed the consultant that the land was going fast. He said he was happy to hear there was an interest in Lake Alfred. He said he appreciated the Community Development Director for creating the map and list that he has given to the consultant so they can communicate with the businesses.

Commissioner Daley said she would share the League of Mayor's information with the City Manager.

Vice Mayor Eden asked about the Florida League of Cities Annual Conference and City Manager Leavengood said we would pass that information to the City Commission.

Without further comments, at 8:19 p.m., the City Commission meeting was adjourned.

Respectfully submitted,



Linda Bourgeois, BAS, MMC,
City Clerk