

**BOARD OF COUNTY COMMISSIONERS
LAKE COUNTY, FLORIDA**

REGULAR MEETING

February 25, 2025

COUNTY COMMISSIONERS

Anthony Sabatini, District #1

Sean Parks, District #2

Kirby Smith, District #3

Leslie Campione, District #4

Timothy Morris, District #5

Jennifer Barker, County Manager

Gary J. Cooney, Clerk to the Board

Melanie Marsh, County Attorney

DISCLAIMER

***Meetings are held in person with limited occupancy for social distancing.
Members of the public are invited to attend in person or join the meeting
virtually via Zoom with a computer or smart device. Attendees may also call
into the meeting using the information provided on our website.***

***To view upcoming meeting dates and locations, or for more information
on upcoming meetings, visit <https://lakecountyfl.gov/boardmeeting>.***

This booklet has been prepared for the convenience of the Board of County Commissioners in discussing matters before them. Every effort has been made to include all items to be discussed at this Board of County Commissioners meeting; however, Commissioners may add items to the agenda up to 4 days prior to the meeting. They also may remove items from consideration at any time. While it has been the goal to present error-free information, we do not represent that documentation is without errors or omissions.

In addition to regular Board meetings, the Board of County Commissioners may, from time to time, schedule a workshop during which they will receive information from staff, have discussions with staff and among themselves, and then proceed to give staff direction on the subject matter being discussed unless otherwise shown on the Agenda item. These discussions and workshops do not take the place of the formal public hearing process during which any member of the public may comment and formal action is taken.

The Board and staff welcome written comments prior to workshops and other meetings. If you have comments or questions regarding the subject matter of any Board action or workshop, please deliver your written comments to appropriate County staff or mail to the Board of County Commissioners, Post Office Box 7800, Tavares, FL 32778.

ITEMIZED AGENDA

February 25, 2025

9:00 AM. Invocation

 Pledge of Allegiance

I. VIRTUAL MEETING INSTRUCTIONS

II. AGENDA UPDATE

Discussion regarding proposed revisions to today's Agenda.

III. MINUTES APPROVAL

Tab 1 Recommend of the following minutes:

- December 17, 2024 (Regular Meeting)

CITIZEN QUESTION AND COMMENT PERIOD

At this point in the meeting the Board of County Commissioners will hear questions, comments and concerns from the citizens. If the issue raised is not on today's agenda, action will not be taken by the Board. Questions may be answered by staff or referred for appropriate staff action. If further action is necessary, the item may be placed on a future Board agenda.

Zoning and code enforcement matters cannot be discussed during the public comment period.
Procurement matters not scheduled to be heard by the Board today also cannot be discussed during the public comment period.

Public comment shall be limited to 3 minutes per person.

IV. CLERK OF COURT'S CONSENT AGENDA

Tab 2 Recommend approval of the Clerk's Consent Agenda (Items 1-2):
1. Notice is hereby provided of warrants paid prior to this meeting, pursuant to Chapter 136.06 (1) of the Florida Statutes, which shall be incorporated into the Minutes and filed in the Board Support Division of the Clerk's Office.
2. Notice is hereby provided of having received Ordinances 2024-25 and 2024-26 from the City of Minneola.

V. CONSENT AGENDA (Tabs 3 – 22):

A. PROCLAMATIONS

Tab 3 Recommend approval of a Proclamation designating March 18, 2025, as Transit Driver Appreciation Day.

B. COUNTY ATTORNEY

Tab 4 Recommend approval of a Partial Release of Deed of Conservation Easement Standard with Third-Party Beneficiary Rights dated October 11, 2019, and recorded January 24, 2020, at OR Book 5410, Page 2373, of the Official Records of Lake County, Florida. There is no fiscal impact. Commission District 1.

C. COUNTY MANAGER

Tab 5 Recommend approval:

1. To share costs with the City of Mount Dora for an evaluation of odor conditions and likely sources in areas of unincorporated Lake County and the municipal limits of Mount Dora.
2. For the County Manager to execute the cost share agreement with the City of Mount Dora.

The fiscal impact is \$135,260.15 (expenditure; 50 percent of the total cost for the odor conditions evaluation) and is within, and will not exceed, the Fiscal Year 2025 Budget.

D. ADMINISTRATIVE SERVICES

Management and Budget

Tab 6 Recommend approval for the Chairman to execute the Florida Division of Emergency Management (FDEM) Public Assistance (PA) Expedited Project for Hurricane Milton (DR4834) and any associated documentation as required for funding for eligible activities related to the County's Hurricane Milton recovery efforts.

Tab 7 Recommend approval for the Chairman to execute the Florida Division of Emergency Management (FDEM) Public Assistance (PA) Subgrant Agreement for Hurricane Debby (DR4806) and any associated documentation as required for funding for eligible activities related to the County's Hurricane Debby recovery efforts.

Procurement Services

Tab 8

Recommend approval:

1. Of a Limited Assignment and Amendment of Contract 17-0213 with MSL, P.A. (Orlando, FL), for External Auditing Services to Forvis Mazars, LLP (Springfield, MO); and
2. To authorize the Office of Procurement Services to execute all supporting documentation.

The estimated fiscal impact is \$199,660 (expenditure) and is within, and will not exceed, the Fiscal Year 2025 Budget.

E. DEVELOPMENT SERVICES

Economic Development

Tab 9

Recommend approval to authorize the County Manager to execute payments for economic development incentive grants due under the applicable agreements to:

1. The Kroger Company of Ohio for the Economic Development Grant Incentive Program in the amount of \$89,134.42;
2. The Kroger Company of Ohio for the Agreement for Waiver of Impact Fees in the amount of \$49,105.00;
3. Ocado Solutions USA Inc. for the Economic Development Grant Incentive Program in the amount of \$195,706.32;
4. Encompass Health for the Economic Development Grant Incentive Program in the amount of \$73,485.52;and
5. Encompass Health for the Agreement for Waiver of Impact Fees in the amount of \$45,089.32.

The fiscal impact is \$452,520.58 (expenditure) and is within, and will not exceed, the Fiscal Year 2025 Budget.

Planning and Zoning

Tab 10

Recommend approval:

1. To advertise an Ordinance amending Chapter II, *Definitions*, and Section 3.01.03, entitled *Schedule of Permitted and Conditional Uses*, Lake County Code Appendix E, Land Development Regulations, regarding Resiliency Facilities and Solar Facilities. Required by Section 163.3210, Florida Statutes, and Section 163.3205, Florida Statutes.

2. To conduct the second Public Hearing of the proposed Ordinance at 9:00 a.m., rather than at 5:05 p.m. as required by Section 125.66(5)(b)1, Florida Statutes. This action requires approval by a majority plus one vote.

There is no fiscal impact.

Tab 11

Recommend approval to advertise an Ordinance amending Chapter II, Lake County Code, Appendix E, Land Development Regulations, entitled *Definitions*, and Section 14.19.00, entitled *Open Air Vendors*. There is no fiscal impact.

F. PUBLIC SAFETY

Fire Rescue

Tab 12

Recommend approval:

1. To utilize Contract 19-0707 with Ten-8 Fire & Safety, LLC (Bradenton, FL) to purchase one Pierce custom pumper;
2. To authorize prepayment for the pumper with performance bond provided by Ten-8 Fire Equipment; and
3. To authorize the Office of Procurement Services to execute all supporting documentation.

The estimated fiscal impact is \$1,120,876 (expenditure) and is within, and will not exceed, the Fiscal Year 2025 Budget. Commission District 4.

Tab 13

Recommend approval to advertise a public hearing for issuing a limited scope Certificate of Public Convenience and Necessity for Leopard Transport of Central Florida, LLC for Basic Life Support (BLS) Services.

G. COMMUNITY SERVICES

Office of Housing and Community Services

Tab 14

Recommend approval:

1. Of Real Estate donation agreement with Habitat for Humanity of Lake-Sumter, Florida, Inc., or their successors or assigns;
2. Of a resolution donating surplus property described as Alternate Key 1527422 to Habitat for Humanity of Lake-Sumter, Florida, Inc., for the purpose of providing affordable housing; and
3. The Chairman to execute any necessary closing/transfer documents.

The estimated fiscal impact is \$1,500 (expenditure) for minimal closing/transfer costs. Commission District 5.

Visit Lake

Tab 15

Recommend approval:

1. To provide Tourist Development Tax funding for host fees and related event expenses for the 2025 The Spring Games, Event, which runs from February 6 through March 28, 2025; and
2. To authorize the Chairman to execute the agreement with The Spring Games.

The fiscal impact is not to exceed \$150,000 (expenditure – TDT funding) and is within, and will not exceed, the Fiscal Year 2025 Budget. Commission Districts 2 and 5.

Solid Waste

Tab 16

Recommend approval:

1. Of Change Order #3 to add \$5,724,010 to Purchase Order 20250451 under Contract 23-912A with Ceres Environmental Services, Inc., for emergency storm debris removal services; and
2. To authorize the Office of Procurement Services to execute all supporting documentation.

The estimated fiscal impact is \$5,724,010 (expenditure, FEMA reimbursable). Commission Districts 1-5.

Tab 17

Recommend approval:

1. Of Change Order #2 to add \$2,090,680 to Purchase Order 20250290 under Contract 21-0903 with Goodwyn Mills Cawood, LLC, for emergency storm debris monitoring services; and
2. To authorize the Office of Procurement Services to execute all supporting documentation.

The estimated fiscal impact is \$2,090,680 (expenditure, FEMA reimbursable). Commission Districts 1-5.

H. INFRASTRUCTURE AND TRANSPORTATION SERVICES

Facilities Management

Tab 18

Recommend approval:

1. Of Contract 24-949 with Next Dimension Construction, Inc. (Summerfield, FL) for the County Administration Building Reroofing Project;
2. Of a budget transfer in the amount of \$451,400 from Facilities Repair & Maintenance to Facilities Buildings; and

3. To authorize the Office of Procurement Services to execute all supporting documentation.

The estimated fiscal impact is \$451,400 (expenditure). Commission District 3.

Public Works

Tab 19

Recommend approval:

1. Of an Interlocal Agreement with School Board of Lake County to facilitate the construction of Round Lake Road.
2. To allow County staff process and signed needed documents to close on the property.

The fiscal impact is \$50,000 (expenditure) and is within, and will not exceed, the Fiscal Year 2025 Budget. Commission District 4.

Tab 20

Recommend approval:

1. Of a Local Agency Program (LAP) agreement with the Florida Department of Transportation (FDOT);
2. To adopt a supporting resolution with the FDOT for construction services for the Villa City Road safety project in the Groveland and Mascotte area;
3. Of a budget transfer in the amount of \$3,648,865 from South Transportation Benefit District Infrastructure Construction to South Transportation Benefit District Infrastructure Construction for the Villa City Road project; and
4. Of an Unanticipated Revenue Resolution (URR) to accept and appropriate \$3,305,187 for the Villa City Road Safety Project.

The estimated fiscal impact is \$6,954,052 - \$3,305,187 (revenue/expenditure - grant funded) and \$3,648,865 (expenditure - county responsibility). Commission District 1.

Tab 21

Recommend approval of a Design, Construction and Maintenance Agreement with the Florida Turnpike Enterprise (FTE) for road improvements on CR 470 related to FTE Bridge No. 110600 in the City of Leesburg area.

The fiscal impact is unable to be determined at this time. Commission Districts 1 and 5.

Tab 22

Recommend approval of the Second Amendment to Roadway Improvement Agreement with The Villages Land Company, LLC, and The Villages Development Company, LLC.

There is no fiscal impact at this time. Commission Districts 1 and 5.

VI. PRESENTATIONS

Tab 23 Presentation of the 2025 Economic Forecast by Neil Hamilton.

Tab 24 Presentation by the Lake County Museum of Art.

VII. PUBLIC HEARINGS

Tab 25 Recommend adoption of a resolution to vacate platted Park. The closest municipality is Mount Dora.

The fiscal impact is \$2,295 (revenue) and is within, and will not exceed, the Fiscal Year 2025 Budget. Commissioner District 4.

VIII. REGULAR AGENDA

A. COMMISSIONERS

Commissioner Parks - District #2

Tab 26 Request:
1. Discussion and direction related to Districts 5 and District 24 Medical Examiner Services.
2. Approval to reimburse Marion County for costs associated with design of a new Medical Examiner Facility in the amount of \$25,044.93.

The estimated fiscal impact is \$25,044.93 (expenditure).

B. PARKS AND WATER RESOURCES

Parks and Trails

Tab 27 Discussion and direction regarding the use of the ParkView live stream camera system within Lake County Park properties.

IX. OTHER BUSINESS

Tab 28 Request appointment for vacancy with a term that ends June 30, 2025, on the Parks, Recreation and Trails Advisory Board.

District 5 Applicant: Patrick Long

All applicants are qualified electors of Lake County. The Board may make appointments without regard to district residency if a qualified applicant is not available within the district.

Tab 29

Request approval:

1. To appoint Alison Strange to the Tourist Development Council (TDC) as an Elected Municipal Officer to complete an unexpired term ending December 1, 2026, and approval of the applicable waiver; and
2. To adjust the term of Alan Reisman (City of Leesburg) so that it coincides with the end of his municipal term and aligns with the unexpired term of the second Elected Municipal Officer; and
2. To adopt the associated Resolution required by Section 13-48, Lake County Code, confirming appointment of the TDC member and term.

Commissioner Smith is the liaison to the Tourist Development Council.

Tab 30

Request approval to reappoint Paul Johns to the Greater Orlando Sports Commission's Executive Board representing Lake County.

Tab 31

Request approval to appoint Amir Asghar to fulfill the remainder of the term for District 3 to the Library Advisory Board. Jennifer Caldwell resigned on 9/11/2024 as the District 3 member. Term will run through 2/28/2027.

Commissioner Morris is the Board of County Commissioners' liaison for the Library Advisory Board.

X. REPORTS

A. COUNTY ATTORNEY

B. COUNTY MANAGER

XI. COMMISSIONER REPORTS

A. Commissioner Sabatini - District #1

B. Commissioner Parks - District #2

C. Commissioner Smith - District #3

D. Commissioner Morris - District #5

E. Commissioner Campione - Chairman and District #4

XII. ADDENDUM

A. REGULAR AGENDA

Commissioner Sabatini - District #1

Tab 32

Discussion and direction regarding Conservation Easements.

The County Commission reserves the right to move any Agenda item to an earlier time during the day as its schedule permits, except in the case of items and appointments that have been advertised in a newspaper for a specific time.

Pursuant to the provisions of Chapter 286, Florida Statutes, Section 286.0105, if a person decides to appeal any decision made by the County Commission with respect to any matter considered at this Commission meeting, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record may include the testimony and evidence upon which the appeal is to be based.

Persons with disabilities needing assistance to participate in any of these proceedings should contact (352) 343-9760 at least 48 hours before the scheduled meeting; if you are hearing or voice impaired, call 711 or (352) 253-1840.