

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

REGULAR MEETING

August 12, 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

August 12, 2025

9:00 AM. Invocation

Pledge of Allegiance

I. AGENDA UPDATE

Discussion regarding proposed revisions to today's Agenda.

II. LEGISLATIVE UPDATE BY CHRIS CARMODY WITH GRAY ROBINSON

III. MINUTES APPROVAL

Tab 1 Recommend approval of the following minutes:

- June 10, 2025 (Regular Meeting)
- June 10, 2025 (Special Meeting)
- June 11, 2025 (Special 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 1-5):

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 the Hammock Oaks Community Development District Resolution 2025-16 designating dates, time and location for the regular meetings of the Board of Supervisors for Fiscal Year 2025/2026, in accordance with Section 189.015(1), Florida Statutes.
3. Notice is hereby provided of having received Ordinances 2025-G, 2025-G1 and 2025-G2 from the City of Umatilla.
4. Notice is hereby provided of having received the Hammock Oaks Community Development District Annual Financial Audit Report for the fiscal year ended September 30, 2024, in accordance with Section 11.45 and Section 189.418, Florida Statutes.
5. Notice is hereby provided of having received Annexation Ordinance 2025-F and map of the Small-Scale Comprehensive Plan Amendment from the City of Umatilla as required by Chapter 171.091, Florida Statutes.

V. CONSENT AGENDA (Tabs 3-18):

A. COUNTY ATTORNEY

Tab 3 Recommend approval of an ATM Agreement with Truist Bank.
There is no fiscal impact.

Tab 4 Recommend approval:
1. To execute and file Ordinance No. 2025-27 establishing the Lakehaven Community Development District (CDD); and
2. Of the proposed Interlocal Agreement Regarding Public Roadway Improvements subject to approval of the CDD governing body.

There is no fiscal impact. Commission District 1.

B. COUNTY MANAGER

Tab 5 Recommend approval to allow Commissioner Morris to vote virtually at today's August 12, 2025, Board meeting.

C. ADMINISTRATIVE SERVICES

Management and Budget

Tab 6 Recommend approval of an amendment to the Veterans Treatment Intervention Program Agreement that provides financial support to Lake County for aid in felony and/or misdemeanor pretrial or post-adjudicatory veteran treatment intervention programs. This is a cost reimbursement agreement based on actual expenses incurred by the County. The County will be reimbursed on a monthly basis by the State of Florida for the actual service-related expenditures.

The estimated fiscal impact is \$93,850 (revenue), which represents \$22,850 in Fiscal Year 2025 and \$71,000 in Fiscal Year 2026.

D. DEVELOPMENT SERVICES

Planning and Zoning

Tab 7 Recommend approval of the Amended and Restated Interlocal Agreement for Joint Planning Area Visioning Framework between Lake County and the East Central Florida Regional Planning Council.

The fiscal impact is \$70,223 (expenditure) and is within, and will not exceed, the Fiscal Year 2025 Budget.

E. PUBLIC SAFETY

Emergency Management

Tab 8 Recommend approval:

1. To accept the Emergency Management Preparedness and Assistance (EMPA) Trust Fund Base Grant;
2. To execute the EMPA Trust Fund Base Grant Agreement for Fiscal Year 2025-2026 in the amount of \$105,806;
3. To authorize the County Manager to execute future amendments/modifications that do not involve a financial impact;
4. To authorize the Director of the Office of Emergency Management to execute Exhibit 1 - Single Audits, Audit Compliance Certification (page 21); and
5. To authorize the Director of the Office of Emergency Management to execute Exhibit 2 - 27-19 Florida Administrative Code, EM Director or Part-Time Coordinator Certification (page 22).

The fiscal impact is \$105,806 (revenue/expenditure - grant funded) and will be included in the Fiscal Year 2026 Budget.

F. COMMUNITY SERVICES

Office of Housing and Community Services

Tab 9

Recommend approval:

1. Of the 2025-2029 Consolidated Plan; and
2. Of the Fiscal Year 2025-2026 Community Development Block Grant (CDBG) Proposed Projects and Annual Action Plan; and
3. To authorize the Office of Housing & Community Services Director to execute and submit any documents required by the U.S. Department of Housing and Urban Development (HUD) related to the 2025-2029 Consolidated Plan; and
4. To authorize the Office of Housing & Community Services Director to execute and submit any documents required by HUD related to the Fiscal Year 2025-2026 Annual Action Plan; and
5. Of a corresponding authorization Resolution that also adopts the 2025-2026 Annual Action Plan for CBDG; and
6. Authorizing the County Manager to execute the awarded respective CDBG Program Subrecipient Agreements and amendments that do not have a change in the fiscal impact.

The fiscal impact is \$2,713,645.13 (revenue/expenditure - grant funded) and will be included in the Fiscal Year 2026 Budget.

G. INFRASTRUCTURE AND TRANSPORTATION SERVICES

Facilities Management

Tab 10

Recommend approval:

1. Of a change order in the amount of \$122,300 to PO 20250731 to add chilled water isolation valves; and
2. Of a budget transfer in the amount of \$122,300 from Jail and Sheriff Facility Maintenance - Repair and Maintenance to Jail and Sheriff Facility Maintenance - Buildings.

The fiscal impact is \$122,300 (expenditure).

Tab 11

Recommend approval of a budget transfer in the amount of \$500,000 from Facilities Management - Improvements Other Than Buildings to Facilities Management - Repair and Maintenance. The funding increase is needed in Facilities Management - Repair and Maintenance due to higher-than-expected maintenance and repair expenses.

The fiscal impact is \$500,000 (expenditure).

Public Works

Tab 12

Recommend approval to proceed to close on Right-of-Way Dedication from Adventhealth Fruitland Park OSED, which is located in the City of Fruitland Park, and authorization for the Chairman to execute any required closing documents.

The estimated fiscal impact is \$800 (expenditure) and is within, and will not exceed, the Fiscal Year 2025 Budget. Commission District 5.

Tab 13

Recommend approval to proceed to closing on a Right-of-Way Dedication for Fruitland Hills (DR-25021), which is in the City of Fruitland Park, and authorization for the Chairman to execute any required closing documents.

The estimated fiscal impact is \$800 (expenditure) and is within, and will not exceed, the Fiscal Year 2025 Budget. Commission District 5.

Tab 14

Recommend approval to accept public Right of Way and Easement Deeds that have been secured in conjunction with development, roadway, and stormwater projects.

The fiscal impact is \$106.50 (expenditure) and is within, and will not exceed, the Fiscal Year 2025 Budget.

Transit Services

Tab 15

Recommend approval:

1. Of Contract 25-525 with Vector Media Holding Corporation (New York, NY) to provide advertising services on Lake County transit vehicles; and
2. To authorize the Office of Procurement Services to execute all supporting documentation.

The estimated fiscal impact over five years is \$620,000 (revenue).

Tab 16

Recommend approval:

1. To accept the Federal Transit Administration Section 5339 Grant FL-2025-029-00; and
2. To adopt an Unanticipated Revenue Resolution (URR) to accept and appropriate \$166,896 for the Federal Transit Administration 5339 Grant FL-2025-029-00; and
3. To authorize the Office of Procurement to procure the replacement and installation of an emergency generator for the Office of Transit Services facility; and
4. To authorize the County Manager, following review by the County Attorney, to approve the award and expenditure of funds for a competitively solicited generator purchase, provided the expenditure remains within approved funding limits.

The fiscal impact is \$166,896 (revenue/expenditure – grant funded).

H. PARKS AND WATER RESOURCES

Parks and Trails

Tab 17 Recommend approval of a First Amendment with TLC Pine Meadows, LLC, to the Lease Agreement originally with PMCC, LLC, for the Pine Meadows Recreation Area, which is located west of the Pine Meadows Conservation Area (PMCA) and east of Eustis.

There is no additional fiscal impact from the requested action.
Commission District 4.

Water Resources

Tab 18 Recommend approval to advertise an Ordinance amending various sections of the Lake County Code to comply with the *Waterway Energy Source Freedom Act* created by Senate Bill 1388. There is no fiscal impact.

VI. PRESENTATIONS

Tab 19 Presentation, discussion, and direction on the proposed Fiscal Year 2026 Infrastructure Sales Tax Projects in anticipation of the public hearing scheduled for August 26, 2025.

Tab 20 Presentation by Kelley Klepper, Vice President for Kimley Horn, on the community survey results for the 2050 Comprehensive Plan update.

VII. PUBLIC HEARINGS

Tab 21 Recommend approval of the following funding levels for Library Impact Fee Trust Fund Grant Applications:
1. Of the following Lake County funding levels:

- Lake County Library System Digital Database Collection at \$764,500.
All Commission Districts
- Lake County Library System Read-a-long Book Collection at \$49,729.
All Commission Districts

2. Of the following Municipalities' funding levels:

- Fruitland Park Library expansion at \$120,000. Commission District 5
- Marianne Beck Memorial Library expansion at \$200,000. Commission District 3
- Tavares Public Library Florida Book Collection at \$10,000.
Commission District 3
- Umatilla Public Library Patron-Driven Acquisition of materials at \$4,000. Commission District 4

3. Of Interlocal Agreements with municipalities

The fiscal impact is \$1,148,229 (expenditure).

Tab 22 Recommend adoption and execution of an Ordinance amending Section 16.00.02, Lake County Code, Appendix E, Land Development Regulations, entitled *Wellness Way Development Standards*. There is no fiscal impact.

VIII. REGULAR AGENDA

A. COUNTY MANAGER

Tab 23 Recommend approval of the Real Estate Purchase and Sales Agreement for Property for the Britt Road Repair Project with John H. Brautcheck and authorization for the Chairman to execute any necessary closing documents.

The fiscal impact is \$675,000 plus any closing costs (expenditure).
Commission District 4.

Tab 24 Discussion and direction on the County's 2026 Legislative Priorities.

B. PUBLIC SAFETY

Emergency Management

Tab 25 Recommend approval to advertise an Ordinance amending Article VI, Chapter 2, Lake County Code, entitled *Emergency Management Powers and Procedures*. There is no fiscal impact.

C. COMMISSIONERS

Commissioner Parks - District #2

Tab 26 Recommend approval and adoption of a Resolution expressing support for the repeal of Section 252.422, Florida Statutes, and for repeal of Section 28 of Senate Bill 180 (2025) pertaining to restrictions on county or municipal regulations after a hurricane. There is no fiscal impact.

Commissioner Campione - Chairman and District #4

Tab 27 Discussion and direction of participating in a lawsuit seeking an injunction and declaration that SB 180 is unconstitutional to be filed by Weiss Serota Helfman Cole + Bierman. The fiscal impact is not to exceed \$20,000 (expenditure).

IX. OTHER BUSINESS

Tab 28 Recommend the appointment of Commissioner Smith as the Canvassing Board primary member and Commissioner Morris as the alternate Canvassing Board member for the 2026 election cycle. There is no fiscal impact.

Tab 29 Recommend approval to appoint members to fill four (4) vacant At-Large positions on the Public Lands and Trails Acquisition Advisory Committee who have experience in one or more of the following areas: biology, botany, zoology, development of recreational facilities including trails, and/or knowledge of local history.

Applicant List:

Steve Crawford (District 4)
Donna Bosold (District 5)
Michelle Cotty (District 4)
Maureen Crawford (District 3)
Tim Kiley (District 4)
Rebecca Mendoza (District 2)
Darren Midlane (District 2)
Bill Miller (District 4)
A.J. Rohe (District 3)
Daniel Whitehouse (District 2)

Commissioner Parks is the liaison to the Public Lands and Trails Acquisition Advisory Committee.

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**

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.