

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

REGULAR MEETING

August 25, 2026

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 25, 2026

9:00 A.M. Invocation

Pledge of Allegiance

I. AGENDA UPDATE

Discussion regarding proposed revisions to today's Agenda.

II. EMPLOYEE SERVICE AWARDS

III. MINUTES APPROVAL

Tab 1 Recommend approval of the following minutes:

- July 14, 2026 (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. PRESENTATION OF PROCLAMATIONS

Tab 2 Recommend approval and presentation of a proclamation designating September 4, 2026, as Polycystic Kidney Disease Awareness Day in Lake County, per Commissioner Campione.

Tab 3 Recommend approval and presentation of a proclamation declaring the month of September 2026 as Hunger Action Month, per Commissioner Campione.

V. CLERK OF COURT'S CONSENT AGENDA

- Tab 4 Recommend approval of the Clerk's Consent Agenda (Items 1-3):
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 Annexation Ordinance 2026-09 from the City of Minneola.
 3. Notice is hereby provided of having received Ordinances 2026-E, 2026-E1, 2026-I and 2026-I-1 from the City of Umatilla.

VI. CONSENT AGENDA (Tabs 5 – 19):

A. COUNTY ATTORNEY

- Tab 5 Recommend approval for County Attorney to conduct a Closed Session of the Board of County Commissioners to be held on September 8, 2026, to discuss *Mark Dickinson, an individual, and Florida Carry, Inc., a Florida not-for-profit corporation, vs. Lake County Fair Association, Inc., Lake Agriculture and Youth Fair Association, Inc., Lake County, Florida, Peyton C. Grinnell, in his official capacity as Sheriff of Lake County, Florida, and Peyton C. Grinnell, individually*; Circuit Court of the Fifth Judicial Circuit in and for Lake County, Florida; Circuit Court Case No. 2026-CA-001525.

There is no fiscal impact.

B. COUNTY MANAGER

- Tab 6 Recommend approval of the 2027 meeting dates for the Board of County Commissioners: 01/05/27, 01/19/27, 02/02/27, 02/09/27, 02/23/27, 03/02/27, 03/09/27, 03/23/27, 04/06/27, 04/13/27, 04/27/27, 05/04/27, 05/11/27, 05/25/27, 06/01/27, 06/08/27, 06/22/27, 07/13/27, 07/27/27, 08/03/27, 08/10/27, 08/24/27, 09/07/27, 09/14/27, 09/28/27, 10/05/27, 10/12/27, 10/26/27, 11/02/27, 11/16/27, 12/07/27 and 12/21/27.

C. ADMINISTRATIVE SERVICES

Management and Budget

Tab 7 Recommend approval of a budget transfer in the amount of \$91,282 from Machinery/Equipment (Capital Expenses) to Operating Expenses, as requested by the Fifth Judicial Circuit of Lake County.

The fiscal impact is \$91,282 (expenditure).

Tab 8 Recommend approval to advertise an Ordinance amending Chapter 13, Article IV, Lake County Code, entitled *Local Provider Participation Fund*. Required per the *One Big Beautiful Bill Act*, Public Law 119-21 (2025). There is no fiscal impact.

D. DEVELOPMENT SERVICES

Building Services

Tab 9 Recommend approval:
1. To increase the expenditure limits of Contract 25-734 for Document and Scanning Services with Advanced Data Solutions, Inc. (Oldsmar, FL) from \$75,000 to an estimated \$200,000; and
2. To authorize the Office of Procurement Services to execute all supporting documentation.

The estimated fiscal impact is \$125,000 (expenditure) and is within, and will not exceed, the Fiscal Year 2026 Budget.

E. PUBLIC SAFETY

Fire Rescue

Tab 10 Recommend approval:
1. Of Contract 26-522 for Emergency Medical Services (EMS) Billing Services to Digitech Computer, LLC (Dublin, OH); and
2. To authorize the Office of Procurement Services to execute all supporting documentation.

The estimated fiscal impact is \$750,000 (expenditure) and is within, and will not exceed, the Fiscal Year 2026 Budget. Annual expenditures shall at no time exceed the available Fiscal Year Budgeted funds.

Public Safety Support

Tab 11 Recommend approval of a Perpetual Utility Easement to Sumter Electric Cooperative, Inc. (SECO), needed for electrical services for new Orange Mountain Public Safety Communications Tower, located at 15155 Schofield Road, in Clermont (Alternate Key 3960771).

There is no fiscal impact. Commission District 1.

F. INFRASTRUCTURE AND TRANSPORTATION SERVICES

Public Works

Tab 12 Recommend approval:
1. To proceed to closing on Right-of-Way Dedications for CR-470 Villages Development, which is in the City of Leesburg; and
2. To authorize the Chairman to execute any required closing documents.

There is no fiscal impact. Commission District 5.

Tab 13 Recommend approval of a Maintenance Agreement with Pulte Homes Company, LLC to maintain landscaping, hardscape, and lighting associated with the new roundabout at the intersection Schofield Road and Lakehaven Boulevard.

There is no fiscal impact. Commission District 1.

Tab 14 Recommend approval to award the CR 452 from CR 44 to the Lake/Marion County Line - Phase 2 project (Contract 25-741) to C.W. Roberts Contracting, Inc. for \$4,258,663.70.

The fiscal impact is \$4,258,663.70 — \$2,971,194 (revenue/expenditure - grant funded) and \$1,287,469.70 (expenditure) and is within, and will not exceed, the Fiscal Year 2026 Budget. Commission District 3 and 5.

Tab 15

Recommend approval:

1. Of a Change Order to Wellness Way and Hancock Road Supplement Roadway Improvement Agreement with Lennar Homes, LLC, to add roadway and landscape design services in the Clemont Area; and
2. To authorize the Office of Procurement Services to execute all supporting documentation; and
3. To adopt an Unanticipated Revenue Resolution (URR) to accept and appropriate \$2,000,000 for the South Transportation Benefit District Fund.

The estimated fiscal impact is \$532,440 (expenditure) and is within, and will not exceed, the Fiscal Year 2027 Budget. Commission District 1.

Tab 16

Recommend approval:

1. To accept public Right of Way and Easement Deeds that have been secured in conjunction with development, roadway, and stormwater projects; and
2. To authorize the Chairman to execute an Assignment of Rights, accepting transfer of rights related to the Johns Lake, LLC, Quitclaim Deed dated June 16, 2026, if needed, with County Attorney approval of the form.

The fiscal impact is \$144.80 (expenditure) and is within, and will not exceed, the Fiscal Year 2026 Budget.

Tab 17

Recommend approval to adopt a Resolution to install all-way stop signs and all-way plaques on Lakeshore Drive (5154) and Woodward Avenue (City of Eustis Maintained Roadway), in the Eustis Area.

The estimated fiscal impact is \$10,000 (expenditure) and is within, and will not exceed, the Fiscal Year 2026 Budget. Commission District 3.

Tab 18

Recommend approval to adopt a Resolution to post “No Trucks Over 10 Tons Local Delivery Exempt” signs on Britt Road (4981) between Wolf Branch Road (4583) and State Road 44 (SR 44) in the Eustis area. Advance warning signs will be placed on Wolf Branch Road (4583) and SR 44 to notify drivers of the restriction.

The estimated fiscal impact is \$2,000 (expenditure) and is within, and will not exceed, the Fiscal Year 2026 Budget. Commission District 4.

Tab 19

Recommend approval:

1. To authorize the Office of Procurement Services to execute the agreements and supporting documentation related to the North Lake Trail - Beach Street to Lakeview Terrace Drive construction project amendment (Contract 26-702) to Bulldog Sitework, LLC; and
2. Of a budget transfer in the amount of \$1,226,479 from Improvements Other than Buildings to Infrastructure.

The fiscal impact is estimated at \$1,226,479 (expenditure).
Commission District 4.

VII. PRESENTATIONS

Tab 20

Presentation on the 2050 Comprehensive Plan update by Kelley Klepper, Vice President with Kimley Horn.

VIII. PUBLIC HEARINGS

Tab 21

Recommend approval of the Fiscal Year 2027 Infrastructure Sales Tax Project Plan.

Tab 22

Recommend adoption and execution of an Ordinance amending Sections 3.08.00 and 3.01.04(10), Lake County Code Appendix E, Land Development Regulations, entitled *Cemeteries*. Required by HB 425 (2026).

There is no fiscal impact.

Tab 23

Recommend adoption and execution of an Ordinance amending Section 14.09.01, Lake County Code, Appendix E, Land Development Regulations, entitled *Site Plans*.

There is no fiscal impact.

Tab 24

Recommend adoption and execution of an Ordinance amending Chapter XVII, Lake County Code, Appendix E, Land Development Regulations ("LDR"), entitled *Rural Conservation Subdivision Design Standards*.

There is no fiscal impact.

Tab 25

Recommend approval:

1. Of the First Public Hearing of an Ordinance establishing a temporary moratorium on the construction or expansion of, and on the issuance of building permits, development permits, development orders, or the rezoning of property for data center facilities within the unincorporated areas of Lake County; and
2. To authorize, if accepted by a majority plus one vote, 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(4), Florida Statutes.

There is no fiscal impact.

IX. REGULAR AGENDA

A. COMMISSIONERS

Commissioner Smith - District #3

Tab 26

Discussion and direction:

1. Regarding Public-Private Partnership (P3) Agreement for the Design, Build, Operation, and Maintenance of the Lake County Sports and Expo Center. There is no fiscal impact.
2. Retaining Scott Cole with GrayRobinson to assist with ensuring statutory compliance with Section 255.065, Florida Statutes, if direction is given to move the P3 Project forward, and authorize the County Attorney to sign the Engagement Letter. The fiscal impact cannot be determined at this time.

B. COUNTY ATTORNEY

Tab 27

Recommend approval:

1. Of the adoption and execution of a Resolution approving the execution of an Interlocal with Citrus County in connection with the issuance by Citrus County of its Industrial Development Revenue and Refunding Bond (Lifestream Behavioral Center, Inc. Project), Series 2026, to finance certain behavioral health treatment facilities and approving the issuance by Citrus County; and
2. Of an Interlocal Agreement with Citrus County.

There is no fiscal impact.

C. DEVELOPMENT SERVICES

Planning and Zoning

Tab 28

Recommend approval to advertise an Ordinance repealing and replacing Chapter 22, Article I, Section 22-17, entitled *Administrative Fees*. The fiscal impact cannot be determined at this time.

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. CONSENT AGENDA

PUBLIC SAFETY

Fire Rescue

Tab 29

Recommend approval:

1. Of the First Amendment to the Interlocal Agreement with the City of Mount Dora dated January 23, 2024, related to the Eudora Roundabout; and
2. Of a License Agreement with the First National Bank of Mount Dora; and
3. To authorize the Chairman to execute both documents with County Attorney review and approval.

There is no fiscal impact at this time. Commission 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.