

BOARD ACTION  
December 7, 2021

	<p><b><u>9:00 A.M. - STATE OF THE COUNTY</u></b></p> <ul style="list-style-type: none"><li>• Welcome and Introductions</li><li>• Invocation</li><li>• Pledge of Allegiance</li><li>• 2021 Women’s Hall of Fame – Induction of Ms. Irene O’Malley</li><li>• State of the County Presentation</li></ul>	
	<p><b><u>ELECTION OF CHAIRMAN AND VICE CHAIRMAN</u></b> The Board voted for Commissioner Parks to serve as Chairman and for Commissioner Smith to serve as Vice Chairman.</p>	
	<p><b><u>EMPLOYEE AWARDS</u></b></p> <p><b><u>FIVE YEARS</u></b> William Haubner, Maintenance Technician I Office of Facilities Management</p> <p><b><u>TEN YEARS</u></b> Justin Null, Probation Officer Office of County Probation</p> <p>Beth Reichardt, Librarian II Office of Library Services</p> <p>Adam Sherk, Assistant Roads Superintendent Public Works Department</p> <p><b><u>FIFTEEN YEARS</u></b> Amy Munday, Contracting Officer II Office of Procurement Services</p> <p>Ole Olsen, Chief Maintenance Supervisor Office of Facilities Management</p> <p>Wendy Poag, Recreation Coordinator Office of Parks &amp; Trails</p> <p>Gallus Quigley, Recreation Coordinator Office of Parks &amp; Trails</p> <p><b><u>TWENTY YEARS</u></b> Kraig Gilligan, Battalion Fire Chief Office of Fire Rescue</p>	<p>KOVACS</p>

	<p>Ross Pinkerton, Fire Lieutenant/Paramedic          Office of Fire Rescue</p> <p>Shelly Clarke, Firefighter/EMT          Office of Fire Rescue</p> <p><b><u>RETIREMENTS</u></b></p> <p>Dennis Smolarek, Librarian I          Office of Library Services</p> <p>William Vanderkin, Environmental Waste Technician          Public Works Department</p> <p>Rodney Porter, Assistant Area Maintenance Supervisor          Public Works Department</p> <p>Marlin Stewart, Equipment Operator III          Public Works Department</p>	
APPROVED	<b><u>Tab 1.</u></b> Request for approval of the minutes of the BCC Meeting of August 10, 2021 (Regular Meeting).	COONEY
UPDATE	<p><b><u>ARPA UPDATE</u></b></p> <p>Mr. Sean Beaudet, Grants Coordinator for the Office of Management and Budget, provided an update on the American Rescue Plan Act (ARPA). He relayed that on November 16, 2021 the Board of County Commissioners (BCC) approved the allocations to the displayed categories and project list, and said that there were no changes among the categories. He noted that Lake Technical College (Lake Tech) was recently awarded funds from the State of Florida for the Transportation Training and Innovation Center, which was also selected for funding by the Board, and that they wished to edit their previous funding request from \$4.3 million to \$3.5 million, adding that the remaining portion would go to the Lincoln Park workforce training. He requested that the Board approve the allocations to the displayed categories and to provide direction on the Lake Tech funding request.</p> <p><b>The Board approved the funding request from Lake Tech.</b></p>	BARKER
	<p><b><u>CITIZEN QUESTION AND COMMENT PERIOD</u></b></p> <p>Mr. Vance Jochim, a resident of Lake County, inquired why the minutes being approved were from August 10, 2021, and he opined that they should be available on a timely basis. He congratulated the County for the agenda item coversheets, adding that there was a lot of good information there. He</p>	

expressed concern about the traffic analysis reports on the developer proposals, and opined there were no explanations for the technical references or acronyms. He mentioned that all the lakes in the County restricted traffic and the ability to widen the roads, adding that there was a possibility of traffic overload. He inquired why the County was subsidizing Wellness Way, and he opined that the property owners and the developers should pay for it.

Ms. Deborah Shelley, a concerned citizen, expressed gratitude for the County's conservation design ordinance, and said that she was reviewing it with environmental and citizens groups. She asked if there was an example from the planning department, and if there was a deadline for submitting permits. She inquired about density and how many lots could be on a parcel, and she opined that uplands needed to be preserved as well as wetlands. She inquired how the ordinance related to interlocal service boundary agreements (ISBA), adding that she would like a copy of the letter that went to the City of Leesburg regarding the high density developments in the Yalaha-Lake Apopka Rural Protection Area (RPA). She mentioned that the southern boundary of the Yalaha-Lake Apopka RPA was about three miles from the Christopher C. Ford Commerce Park, and that it was a growing area, opining that it was important to have policies that maintained rural areas. She inquired about the status of the conservation design workshop, and if meetings had been set with the Cities.

Pastor Brian Broadway, a resident of Lake County, presented a concept plan for a family-fit community from their Find, Feed, and Restore program, noting that it was housing accompanied with pathways to homeownership, and that it included training individuals to budget and deal with issues. He commented that their goal was to build a mixed community of housing for participants, law enforcement officers, and educators, adding that this way, the property would keep its value. He mentioned that the programs were mandatory as part of the living situation, and that this would help people advance and learn. He said that the program would only allow residents who had lived in Lake County for at least 18 months, and that the pricing was lower than what the U.S. Department of Housing and Urban Development (HUD) allowed. He concluded that the key points were a blended community, education before the asset, learning for two to three years, having a mentor, quarterly checkups on budgets, and a homeownership program with a mortgage partner to help them obtain homeownership in their price range.

Ms. Danielle Stroud, a representative for Habitat For Humanity Lake-Sumter, asked the County to invest any additional funds that became available to affordable housing, such as the homelessness project, affordable rental housing, and affordable homeownership. She mentioned that they would be

interested in developing a piece of property that Lake County owned off of Rolling Acres Road, and that it would yield 60 to 80 homes as well as community areas. She commented that their mission was to serve families with 80 percent area median income and below, and that the biggest barrier for affordable housing was the investment in infrastructure, which would require about \$3 million for water, sewer, and the roads. She added that the total project cost would be close to \$12 million, and that she had spoken to the Town of Lady Lake for annexation and utilities. She concluded that the land was an asset that the County already had, and that it could be a valuable investment for the community.

Lieutenant Chris Doborwicz, with The Salvation Army, commented that he recommended the \$3 million proposal for the scattered-site housing project and that the Salvation Army would provide the supportive services, such as intensive case management and working with the families and individuals. He mentioned that the Salvation Army had two supportive rehousing programs for individuals and for families, and that they had seen people gain access to housing, adding that they had a dedicated housing locator who was working with the community and building relationships with landlords, property owners, and investors. He commented that they had been able to help people obtain housing, and that these people continued to progress, adding that their lives had been transformed.

Mr. Steve Smith, an individual representing affordable housing, mentioned that they were seeking funding for the building project that was approved by the Board, but that the application process to obtain funding from the State was very competitive because the demand was so high. He commented about another building project in the Four Corners area, adding that there was a tremendous demand for workforce housing. He stated that they had a social worker on staff at all times at their facility to help residents work through issues and connect them with other services, adding that they worked with CareerSource and with the schools. He stated that their cost was around \$18 million because of rising construction costs, and that they needed a subsidy to build affordable housing.

Ms. Kathy Smith, representing the Community Foundation of South Lake, commented that she was in support of these affordable housing projects, and that there was a great need in Lake County. She mentioned that the success rate for Pastor Broadway was 74 percent, and that he had helped over 240 people in the last five years. She opined that they all represented great organizations, and that they had addressed the continuum of care necessary to make things better. She commented that many people who obtained housing still needed food, and that they were bringing in organizations to provide food. She added that they were looking for the root causes of homelessness and helping people move to a better situation and be self-sufficient, and that

	these programs could help people make those first steps.	
APPROVED	<p><b>Tab 2.</b> Approval of Clerk of the Circuit Court and Comptroller's Consent Agenda (Items 1-2)</p> <ol style="list-style-type: none"> <li>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.</li> <li>2. Notice is hereby provided of having received Annexation Ordinance 21-30, corresponding Future Land Use Ordinance 21-31, and corresponding Design District Amendment Ordinance 21-32 from the City of Eustis.</li> </ol>	COONEY
APPROVED	<p><b>Tab 3.</b> Request from County Attorney to recommend approval for Chairman to execute an Estoppel Letter regarding Lots 2 through 11, Christopher C. Ford Central Park Phase III (Alternate Keys 3871808, 3871809, 3871810, 3871811, 3871812, 3871813, 3871814, 3871815, 3871816, and 3871817). There is no fiscal impact.</p>	MARSH
APPROVED	<p><b>Tab 4.</b> Request from County Attorney to recommend approval to advertise an Ordinance amending Article IX, Chapter 3, and Lake County Code, entitled Human Trafficking, to require additional signage within designated facilities. There is no fiscal impact.</p>	MARSH
APPROVED	<p><b>Tab 5.</b> Request from Agency for Economic Prosperity to recommend approval of the Interlocal Agreement with the City of Clermont regarding consulting services for the Wellness Way Urban Services Area, and approval of a budget transfer moving the funds into the appropriate account. The fiscal impact is up to \$70,000 (expenditure) and is within the Fiscal Year 2022 Budget. Commission District 1.</p>	MATULKA
APPROVED	<p><b>Tab 6.</b> Request from Planning and Zoning to recommend approval to advertise an Ordinance amending Lake County Code, Appendix E, Land Development Regulations, to revise the criteria pertaining to Accessory Dwelling Units. There is no fiscal impact.</p>	MATULKA
APPROVED	<p><b>Tab 7.</b> Request from Public Safety Support to recommend approval:</p> <ol style="list-style-type: none"> <li>1. Of Contracts 21-0405A and 21-0405B with Bayse Janitor Supply Co, Inc. (Eustis, FL) and Staples Contracts &amp; Commercial, LLC (Framingham, MA) to furnish and deliver janitorial supplies on an as-needed basis.</li> <li>2. To authorize the Office of Procurement Services to execute all supporting documentation.</li> </ol>	BARKER

	The fiscal impact is estimated at \$124,850 (expenditure) and is within, and will not exceed, the Fiscal Year Budget.	
APPROVED	<b>Tab 8.</b> Request from Housing and Community Services to recommend approval to advertise an Ordinance amending Section 11-37, Lake County Code, entitled Affordable Housing Advisory Committee, to remove the requirement that appointments to the committee be made by resolution. There is no fiscal impact.	BRANCO
APPROVED	<b>Tab 9.</b> Request from Library Services to recommend approval to adopt the Lake County Library System Combined Operating Budget and Annual Plan of Service for State Aid funding for Fiscal Year 2022. The fiscal impact (revenue) cannot be determined at this time.	BRANCO
APPROVED	<b>Tab 10.</b> Request from Public Works to recommend approval to apply to the State of Florida Department of Highway Safety and Motor Vehicles (HSMV) for Lake County to become a CDL Third Party Tester and if approved, authorize the County Manager to sign associated agreement documents.  The fiscal impact is estimated at \$5,000 (expenditure) and is within, and will not exceed, the Fiscal Year 2022 Budget.	SCHNEIDER
APPROVED	<b>Tab 11.</b> Request from Public Works to recommend approval of Contract 21-0541 with Ranger Construction Industrial, Inc. (Winter Garden, FL) to provide Community Development Block Grant (CDBG) funded road resurfacing services.  The estimated fiscal impact is \$786,365.22 with project completion estimated at 30 days (expenditure - 100 percent grant funded).	SCHNEIDER
APPROVED	<b>Tab 12.</b> Request from Public Works to recommend approval of a change order to C.W. Roberts Contracting, Incorporated (Contract #21-0515) to add additional road resurfacing projects to the current bid.  The fiscal impact is estimated at \$2,559,548.47 (expenditure) and is within, and will not exceed, the Fiscal Year 2022 Budget.	SCHNEIDER
CLOSED SESSION	<b>Tab 13.</b> Closed Session of the Board of County Commissioners, to discuss Blackwater Creek Wetlands Mitigation, LLC, et al., vs. Lake County, Florida, which is pending in the Circuit Court of the Fifth Judicial Circuit in and for Lake County, Florida, Case Number 2020-CA-001656. There is no fiscal impact.	MARSH

	<b><u>Tab 14. REZONING AGENDA</u></b>	
	<b><u>CONSENT AGENDA REZONING CASES:</u></b>	
APPROVED	<p><b>Tab 1. Ordinance No. 2021-50</b>          Rezoning Case # RZ-21-27-4          Trinity Capital Group Rezoning          Rezone approximately 4.48 +/- acres from Agriculture (A) to Medium Suburban Residential District (R-4) to accommodate residential development.</p>	MATULKA
	<b><u>REGULAR AGENDA REZONING CASES:</u></b>	
APPROVED	<p><b>Tab 2. Ordinance No. 2021-51</b>          Rezoning Case # CUP-21-13-1          Landscape Systems Holdings LLC          Conditional use permit approval for a tree removal mulch/chipping operation, within the Agriculture (A) zoning district.</p>	MATULKA
APPROVED	<p><b>Tab 3. Ordinance No. 2021-52</b>          Rezoning Case # RZ-21-26-2          Four Winds Youth with a Mission (YWAM)          Amend Community Facility District (CFD) Ordinance #2009-52 to incorporate an additional 16.13 +/- acres and revise the land uses for the CFD zoning district.</p> <p><b>Approved with Board modifications.</b></p>	MATULKA
APPROVED	<p><b><u>Tab 15. PUBLIC HEARING:</u></b>          Recommend adoption and execution of <b>Ordinance 2021-49</b> creating Section 14-2, Lake County Code, to provide a process where private property owners and tenants may opt out of free publication distribution. There is no fiscal impact.</p>	MARSH
DISCUSSION	<p><b><u>Tab 16.</u></b> Discussion and direction regarding the purchase of the Tax Collector's Northwest Regional Service Center in Leesburg. Commission District 1.</p> <p><b>The Board voted to terminate the purchase agreement.</b></p>	MARSH
APPOINTMENTS/ APPROVED	<p><b><u>Tab 17.</u></b> Request approval to reappoint Paul Johns to the Central Florida Sports Commission's Executive Board representing Lake County.</p>	PARKS
FOR YOUR INFORMATION	<p>Commr. Shields commented that he met with County Commissioners from Polk, Osceola, and Orange Counties to discuss the Four Corners area and to</p>	SHIELDS

	prepare for their January 2022 staff meeting, adding that there was a member of the Four Corners Area Council (4CAC) in attendance.	
FOR YOUR INFORMATION	Commr. Smith mentioned that the City of Tavares brought forward the property for the Lake County Sheriff's Office and the Supervisor of Elections, and that the second reading would be on January 15, 2022, adding that he would attend that meeting.	SMITH
FOR YOUR INFORMATION	Commr. Smith commented that he attended the Christmas parade in the City of Tavares on December 4, 2021, and that it was the largest Christmas parade they had in years.	SMITH
FOR YOUR INFORMATION	Commr. Campione commented on the water quality of Lake Yale, and said that it was 90 percent covered with hydrilla. She indicated that they would be spraying in January 2022 in five sections, adding that they would be spraying in Lake Harris in the current week.	CAMPIONE
FOR YOUR INFORMATION	Commr. Campione mentioned that she judged the Astor Christmas parade on the previous Saturday, and that there would be a Christmas parade in the City of Umatilla on the following Saturday.	CAMPIONE
FOR YOUR INFORMATION	Commr. Blake commented that he was one of the judges at the City of Leesburg Christmas parade on the prior Saturday, and that they had good attendance.	BLAKE
FOR YOUR INFORMATION	Commr. Blake said that before the County took over fire services in the City of Fruitland Park, the City paid for it out of their general fund for churches and other non-profits. He mentioned that the change resulted in a \$5,000 fee for one church, and that there were other churches that had also been impacted. He proposed that the County could pay the fee for the current year for a total impact of about \$21,000, which would allow the churches to budget it for the following year, adding that he could put it on the BCC meeting agenda for the following meeting.	BLAKE
FOR YOUR INFORMATION	Commr. Parks reported that he participated in the City of Clermont Christmas parade.	PARKS
FOR YOUR INFORMATION	Commr. Parks said that he wanted to congratulate Montverde Academy for their performance at the National Interscholastic Basketball Conference.	PARKS
FOR YOUR INFORMATION	Commr. Parks mentioned that he had attended former Sheriff Gary Borders' celebration of life, and he proposed that the County could name a road after him.	PARKS



CLOSED SESSION	<b>Tab 18.</b> Closed Session regarding Collective Bargaining Negotiations pursuant to Section 447.605, Florida Statutes. There is no fiscal impact.	MARSH
-------------------	--	-------