AGENDA MINUTES
CITY COMMISSION MEETING
VENETIAN CENTER, 1 DOZIER COURT
MONDAY, DECEMBER 14, 2020 5:30 PM

1. CALL TO ORDER

The City of Leesburg Commission held a regular meeting Monday, December 14, 2021, at the Venetian Center. Mayor Dennison called the meeting to order at 5:30 p.m. with the following members present:

Commissioner John Christian
Commissioner Dan Robuck
Commissioner Mike Pederson
Mayor Elise Dennison

Commissioner Jay Hurley arrived at 5:55 p.m. Also present were City Manager (CM) Al Minner, City Clerk (CC) J. Andi Purvis, City Attorney (CA) Fred Morrison, the news media, and others.

INVOCATION

Commissioner Christian gave the invocation followed by the Pledge of Allegiance to the Flag of the United States of America.

PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA

2. PROCLAMATIONS

A. NONE

3. PRESENTATIONS

A. Employee Service Award Recognition:
Five Years: Travonte Kitchen, Police; Rahmel Seabury, Public Works; and Phillip Thomas, Gas
Fifteen Years: Timothy Patten, Public Works and Sonja Vicchiollo, IT

Human Resources Director Melissa Arriaga and CM Minner presented service recognition awards for 15 years with the City of Leesburg to Timothy Patten, Public Works, and Sonja Vicchiollo, IT.

No Five year awardees were present.

4. PUBLIC COMMENTS:

This section is reserved for members of the public to bring up matters of concern or opportunities for praise. Issues brought up will not be discussed in detail at this meeting. Issues will either be referred to the proper staff or will be scheduled for consideration at a future City Commission Meeting. Comments are limited to three minutes.

Beth Doestch, president of the GFWC Women's Club of Leesburg, stated the Women's club is a very stable club with 40 members. They are looking for support going forward to find a location for their club. They had a building on 6th Street until about three years ago when they sold it. They have met at Venetian Gardens and at the Eagles in Okahumpka. They are seeking support for a building to re-establish the Women's club in Leesburg.

Lay Brother Steven Gerrard stated he is delighted to let all know that he represents this new possibility for Leesburg; called a Life Peace Zone. They recently walked the Christmas parade and it was a wonderful moment for everyone. Life peace zones have been circulating in the United States since probably about 2008. He provided each commissioner a little flyer and asked them to review the two articles listed that have been published; one out of Cincinnati and the other, more recently, in Wildwood under The Villages newspaper. Life peace zones continue to be getting main stream and citizens in the USA are empowered under the constitution to move our society in new positive directions. This gives a new opening for a new chapter in the zoning laws. He stated he is willing to provide the commission a wholesome presentation on how Leesburg could add this new chapter into law. He is a veteran and believes in this new possibility and believes it is very constitutional.

5. CONSENT AGENDA:

Routine items are placed on the Consent Agenda to expedite the meeting. If the Commission/Staff wish to discuss any item, the procedure is as follows: (1) pull the item(s) from the Consent Agenda; (2) vote on remaining items with one roll call vote, (3) discuss each pulled item and vote by roll call

Items pulled for discussion:
5.C.5 - South Sumter Utility Company - 2nd Amendment, Provision of Wastewater
5.C.7 - State of FL Fish and Wildlife Conservation Commission - grant agreement

Commissioner Christian moved to adopt the Consent Agenda except for 5.C.5 and 5.C.7, and Commissioner Robuck seconded the motion.

The roll call vote was:
Commissioner Christian Yes
Commissioner Robuck Yes
Commissioner Pederson Yes
Mayor Dennison Yes

Five yeas, no nays, the Commission adopted the Consent Agenda, as follows:
(Each item has its coordinating Resolution number listed below the header)

A. CITY COMMISSION MEETING MINUTES:

1. NONE

B. PURCHASING ITEMS:

1. Purchase request by Fleet Services for the replacement of existing vehicles budgeted in the 2021 Fiscal Year.

2. Resolution of the City Commission of the City of Leesburg, Florida approving the City of Leesburg to use the FMPA awarded Services Agreement with Lewis Tree Service to provide line clearing and vegetation management services for the City's Electric Utility; and providing an effective date.

ADOPTED RESOLUTION 10,763

3. Resolution of the City Commission of the City of Leesburg, Florida authorizing the Mayor and City Clerk to execute a software license, support, and maintenance agreement with Upland Software, Inc. for a period of 3 years and a total cost of $78,599.99; and providing an effective date.

ADOPTED RESOLUTION 10,764

C. RESOLUTIONS:

1. Resolution amending the Fiscal Year 2019-20 Budget for the General, Carver Heights CRA, Capital Projects, Electric, Wastewater, Airport, Risk Management, Recreation Impact Fees and Building Permits Funds for the Fourth Quarter.

ADOPTED RESOLUTION 10,765

2. Resolution of the City Commission of the City of Leesburg, Florida authorizing the Mayor and City Clerk to execute a Lease with the U.S. House of Representatives (Congressman Daniel Webster) through January 2, 2023; and providing an effective date.

ADOPTED RESOLUTION 10,766

3. Resolution of the City Commission of the City of Leesburg, Florida authorizing and directing the Mayor and City Clerk to execute a Quitclaim Deed between the City of Leesburg as Grantor, and Nakia Myles as Grantee, for the purpose of conveying to the Grantee a portion of land

owned by the City adjacent to the Grantee's property, to conform her lot to the size and configuration of other lots in the general area; and providing an effective date.

ADOPTED RESOLUTION 10,767

4. Resolution of the City Commission of the City of Leesburg, Florida authorizing and directing the Mayor and City Clerk to execute an Interlocal Agreement to transfer jurisdiction over Hollow Lane (4523A), between the City of Leesburg and Lake County, Florida, for the purpose of setting forth the terms and conditions for a transfer of jurisdiction over this roadway from County to City; and providing an effective date.

ADOPTED RESOLUTION 10,768

6. Resolution of the City Commission of the City of Leesburg, Florida authorizing the Mayor and City Clerk to execute an Amendment to the Interlocal Agreement for Disbursement of CARES ACT Funds with Lake County; and providing an effective date.

ADOPTED RESOLUTION 10,769

5. Resolution of the City Commission of the City of Leesburg, Florida authorizing the Mayor and City Clerk to execute a Second Amendment to the Reservation and Provision of Wastewater Services with South Sumter Utility Company, LLC; and providing an effective date.

ADOPTED RESOLUTION 10,770

Commissioner Pederson introduced the resolution to be read by title only. CC Purvis read the resolution by title only.

Commissioner Christian made motion to adopt the resolution and Commissioner Robuck seconded the motion.

Mayor Dennison requested comments from the Commission and the audience.

Commissioner Pederson asked for clarification on this agreement. Reading the agreement he was not fully understanding why South Sumter Utility would meter the way city billing is based on their meter and that they maintain and calibrate annually. This just seems odd.
CM Minner stated SSUC is The Villages. The original agreement established that there would be one meter point just outside the headwall of the Turnpike wastewater facility. The Villages was responsible for constructing that meter pit and putting that together. Since created and designed, the problem is two-fold; 1) the way the flow comes into that meter pit, it comes in down an angel so we have a little more head pressure there than normal, and 2) because the capacity is not full to that pipe, we have been getting

false readings. We have spent about a year and a half trying to go through theories of why that was wrong and finally got the engineers from The Villages on the same page. To make up for those two issues, the gravity head pressure situation and as well as the lack of capacity in that pipe, we came up with the separate meter pits that we will measure and get a more accurate flow of the wastewater that comes in. There is other ways we can double check this and one is some of our influent and effluent meters that go out of the plant, and the bottom line that really got us on the way that this was not working, was when our input said that their input into the sewer plant was greater than the water they pumped out of the ground. We think we have an equitable change. This is not standard, but the situation and the engineering issues we have out there are not standard either. He thinks this is a reasonable fix.
Commissioner Pederson stated his reaction to this is it is our billing, as he reads it, and he thought they should pay for it, but that we should control it.
CM Minner replied they are paying for it.
Commissioner Pederson understands they are paying for it, but feels like we are putting the payee in charge of the amount of revenue generated for the city.
CM Minner stated we are putting in two separate meters. We have checks, are requiring meter tests and we can take those results and back it up. He does not think this will be a situation where we are not in control of what is coming into the plant.

The roll call vote was:
Commissioner Robuck Yes
Commissioner Pederson Yes
Commissioner Christian Yes
Mayor Dennison Yes

Four yeas, no nays, the Commission adopted the resolution.

7. Resolution of the City Commission of the City of Leesburg, Florida authorizing the City Manager to enter into a grant agreement with the State of Florida Fish and Wildlife Conservation Commission for the Venetian Gardens Boardwalk and Docks Project; and providing an effective date.

ADOPTED RESOLUTION 10,771

Commissioner Robuck introduced the resolution to be read by title only. CC Purvis read the resolution by title only.

Commissioner Robuck made motion to adopt the resolution and Commissioner Christian seconded the motion.

Mayor Dennison requested comments from the Commission and the audience.

Commissioner Robuck thanked staff for continuing to go after grants even after we funded the project. It was a surprise to see $600,000 coming to the city, but have we already budgeted for this project?
CM Minner replied correct.
Commissioner Pederson stated he thought this was previously funded by money from the Lake County Tourism Council.
CM Minner answered it is; we have two grants, the $595-ish coming from the FWC and he believes about another six and a quarter from TDC. Staff budgeted upwards of $750,000 and our probable bottom

line will be around $250-ish.

Commissioner Robuck asked where we are on the boardwalk docks.
Public Works Director (PWD) Cliff Kelsey stated we are 100% design complete with a contractor already designated and standing by. Once we get the grant approved, we will come back to the commission with the procurement, give them notice to proceed and execute. It will take about seven to nine weeks for the manufacturer to build the docks and then another six to seven weeks for installation.
Commissioner Robuck inquired as to the type docks or system being installed.
PWD Kelsey responded it will be a fixed pier floating dock system.
Mayor Dennison stated it was brought up some time ago that we wanted tie-ups for seaplanes on that boardwalk.
PWD Kelsey stated yes ma'am; there is one.

The roll call vote was:
Commissioner Pederson Yes
Commissioner Christian Yes
Commissioner Robuck Yes
Mayor Dennison Yes

Four yeas, no nays, the Commission adopted the resolution.

6. PUBLIC HEARINGS AND NON-ROUTINE ITEMS:
COMPREHENSIVE PLAN INFORMATION SIGN-UP SHEET (YELLOW) AVAILABLE

A. SECOND READING OF ORDINANCES

1. An Ordinance of the City of Leesburg, Florida, Rescinding Ordinance 18-19, Amending the City of Leesburg Comprehensive Plan Future Land Use Element to establish the Naval Undersea Warfare Center Okahumpka "Mission Impact Zone" Future Land Use Overlay Area; providing for compatible land uses; providing for appropriate objectives and policies to ensure compatibility and notification; providing for conflict with other ordinances; providing a Savings Clause; and providing an effective date. (Naval Undersea Center Mission Impact Zone - Comp Plan Amendment)

ADOPTED ORDINANCE 20-45

Commissioner Christian introduced the ordinance to be read by title only. CC Purvis read the ordinance by title only.

Commissioner Christian made motion to adopt the ordinance and Commissioner Pederson seconded the motion.

Mayor Dennison requested comments from the Commission and the audience.

Steve Knowles, property owner near Bugg Spring, stated they own approximately 51 acres and because

the nature of this request, they reside in the county, they do not receive any notification. He does realize that at some point in time they may have to annex into the city of Leesburg, or do anything with the city, they will be impacted by what goes on out there. He said they have worked with the Navy, been to the Navy facilities, and know exactly what is going on there. They chose to purchase four of his acres back in 2015; they had another 50 acres they could sell, but the Navy chose not to purchase. With this request, the Navy has been brought to the table to be able to do whatever they want but because he is in the county, he has no standing. Important to understand that if anything is done out there, their first call will be to the city. He believes the Navy has every recourse as far as condemnation and wants on the record that he thinks this is not the right way for them to be dealing with this, but again because the nature of the request, no surrounding property owners ever get notified.

Commissioner Robuck asked if the county has passed the same ordinance.
CM Minner replied yes. He stated the city has already passed the Navy Overlay and due to an administrative mistake, we are going back through the process. These issues have already been discussed and he believes when passed prior it was David Knowles who expressed the same concerns to the commission. That is the procedural side; this really does not change anything except fix some of our administrative errors which does not change the intent. The bigger issue associated with this is the whole Bugg Spring area will be in an overlay zone. The Knowles' property in the unincorporated area is in the county's Bugg Spring zone, so it is already covered with this same map with restrictions that are probably a little bit more significant than the one we are covering the map with. He understands the concerns, they were there before and the result is that there is already an overlay district there. The one the city is putting over is not quite as restrictive as the county.

Commissioner Christian questioned notification if in the county no matter the distance to the property.
Planning Manager (PM) Dan Miller replied the notification issue is because this is a comp plan amendment. Staff notify, by law, by city code, rezoning, variances, conditional use plan permits. Comp plans and annexations do not get letter notification, they only go into the newspaper. We could change our codes to add these notifications, but that is the reason why there is not a notification; it is based on the type of case.

Robert Hicks, part property owner with the Knowles', stated when this came up prior, they did not hear anything until the day of the actual meeting. They had to scramble and received no notice of planning meeting or anything; he actually saw it in the newspaper. Through these land use restrictions the Navy is taking property and property rights without any compensation and once these are in place there will be a chilling effect on all land use development out there because it will be detrimental to the property values. Another layer of regulations and red tape to have to deal with to potentially get approval for anything. Basically what he sees tonight is that the Navy is going to have power over any exception to anything out there.

Commissioner Hurley arrived at 5:55 p.m.

Robert Hicks continued to say that the Navy does not need any help with their own business; they have powers of imminent domain and have more power than anyone here. The Navy has not been elected to any office in Leesburg yet they have been given a seat at the table at this time; that is a very serious concern. They have been kept in the process of everything, yet he and partners receive no notification; their due process is not even properly given. He thinks it is a shame that local residents get put out while someone else is being accommodated on this. They have tried to work with the Navy but ultimately having their property values decreased and assured of red tape in the future if this goes through. He would request that they be given a longer time to address these issues and bring this back before a vote is taken.

Mayor Dennison asked the city attorney if he wanted to add any information.

CA Morrison stated that the Florida Supreme Court has held that comprehensive plan amendments, such as this one, are considered legislative matters and it is not a practice to give landowners or anybody else notice of legislative matters other than the published notification in the newspaper and those publications are required for comp plan amendments. It it were a zoning case, it would be different, but this being legislative it is considered like any other ordinance you pass and you do not notify people individually of that.

Commissioner Robuck stated he certainly does empathize with the property owners here in the sense that it seems pretty clear that he Navy is taking away some of their property rights. The problem for him is that they are not in the City of Leesburg and that this is a good ordinance for the properties that are in the city limits. This does not really negatively impact, in fact it allows specifically for the city to develop the properties of Leesburg. He thinks the property owners issue is really with the county's ordinance, which pertains to their properties, so they would need to go to the county with that. There was some talk about future annexation into Leesburg, but we cannot deal with property that is not in the city of Leesburg.

Commissioner Pederson inquired as to how long this facility has been there.
PM Miller replied his understanding is the late 1940's to early 1950's, but does not know the exact date.

Steve Knowles stated they have worked with the Navy over the years and they have never called them the first time to have any problem with the property, so it is not like this is being done because they they have not been good neighbors. He understands their property is in the county, but the county is not going to be a player in what they do, if they develop this property; their first avenue of action is going to be talking to the city because the city has the utilities. This is R-6, which is four units per acre, and if looking at the Navy's acoustical bubble, that second layer takes almost all the road frontage off their property on CR 470. The second layer goes out 48, taking in close to 44 acres, which is 85% of their property and basically restricts them in the bubble.

The roll call vote was:

Commissioner Christian	Yes
Commissioner Robuck	Yes
Commissioner Hurley	No
Commissioner Pederson	Yes
Mayor Dennison	Yes

Four yeas, one nay, the Commission adopted the ordinance.

2. **An Ordinance of the City of Leesburg, Florida, to modify the Chapter 163 Development Agreement between the City of Leesburg and The Villages of West Lake, Area A: for a development of approximately 1,382.31 acres, providing a binding agreement and amendments for long-term development; including but not limited to density, intensity, land uses and process; approving development rights, and land development regulations for a property generally located near Florida's Turnpike, the Lake County and Sumter County Line, and North of County Road 470, as legally described in Sections 6, 7, 8, 9, and 16, Township 20 South, Range 24 East, Lake County, Florida; and providing an effective date. (The Villages of West Lake Area A Amendment)**

ADOPTED ORDINANCE 20-46

Commissioner Robuck introduced the ordinance to be read by title only. CC Purvis read the ordinance by title only.

Commissioner Hurley made motion to adopt the ordinance and Commissioner Robuck seconded the motion.

Mayor Dennison requested comments from the Commission and the audience. There were none.

The roll call vote was:
Commissioner Robuck Yes
Commissioner Hurley Yes
Commissioner Pederson Yes
Commissioner Christian Yes
Mayor Dennison Yes

Five yeas, no nays, the Commission adopted the ordinance.

3. **An Ordinance of the City of Leesburg, Florida, to modify the Chapter 163 Development Agreement between the City of Leesburg and The Villages of West Lake, Area B: for a development of approximately 1,230.42 acres, providing a binding agreement and amendments for long-term development; including but not limited to density, intensity, land uses and process; approving development rights, and land development regulations for a property generally located near Florida's Turnpike, the Lake County and Sumter County Line, and North of County Road 470, as legally described in Section 31, Township 20 South, Range 24 East, and Sections 5, 6, and 7, Township 21 South, Range 24 East, Lake County, Florida; and providing an effective date. (The Villages of West Lake Area B Amendment)**

ADOPTED ORDINANCE 20-47

Commissioner Robuck introduced the ordinance to be read by title only. CC Purvis read the ordinance by title only.

Commissioner Christian made motion to adopt the ordinance and Commissioner Robuck seconded the motion.

Mayor Dennison requested comments from the Commission and the audience. There were none.

The roll call vote was:
Commissioner Hurley Yes
Commissioner Pederson Yes
Commissioner Christian Yes
Commissioner Robuck Yes
Mayor Dennison Yes

Five yeas, no nays, the Commission adopted the ordinance.

4. **An Ordinance of the City of Leesburg, Florida, amending the text of the Comprehensive Plan for The Villages of West Lake, Areas A & B, to establish Community Support Districts (CSD), Amend Level of Service to include Community Support Districts, and Amend Permitted uses, on property generally located North and South of Florida's Turnpike and North of County Road 470, and property located East of the Sumter County line, North of Austin Merritt Road and North and South of County Road 48, as legally described in Sections 6, 7, 8, 9, 16, and 17, Township 20 South, Range 24 East; and Sections 5, 6, and 7, Township 21 South, Range 24 East, Lake County, Florida; and providing an effective date. (CPTA 20-149)**

ADOPTED ORDINANCE 20-48

Commissioner Robuck introduced the ordinance to be read by title only. CC Purvis read the ordinance by title only.

Commissioner Christian made motion to adopt the ordinance and Commissioner Robuck seconded the motion.

Mayor Dennison requested comments from the Commission and the audience. There were none.

The roll call vote was:
Commissioner Pederson Yes
Commissioner Christian Yes
Commissioner Robuck Yes
Commissioner Hurley Yes
Mayor Dennison Yes

Five yeas, no nays, the Commission adopted the ordinance.

5. **An Ordinance of the City of Leesburg, Florida, amending the City of Leesburg Land Development Regulations Article XI, Section 25-818 Definitions, establishing the definition of Age Restricted Development and establishing the definition of Community Support Districts for property generally located North and South of Florida's Turnpike and North of County Road 470, and property located East of the Sumter County line, and North of Austin Merritt Road and North and South of County Road 48 as legally described in Sections 06, 07, 08, 09, 16, and 17, Township 20 South, Range 24 East and Section 31, Township 20 South, Range 24 East and Sections 5, 6, and 7, Township 21 South, Range 24 East, Lake County, Florida; and providing an effective date.**

ADOPTED ORDINANCE 20-49

Commissioner Robuck introduced the ordinance to be read by title only. CC Purvis read the ordinance by title only.

Commissioner Christian made motion to adopt the ordinance and Commissioner Robuck seconded the motion.

Mayor Dennison requested comments from the Commission and the audience. There were none.

The roll call vote was:
Commissioner Christian Yes
Commissioner Robuck Yes
Commissioner Hurley Yes
Commissioner Pederson Yes
Mayor Dennison Yes

Five yeas, no nays, the Commission adopted the ordinance.

B. FIRST READING OF ORDINANCES

1. An Ordinance of the City of Leesburg, Florida, modifying the conditions of approval on approximately 19.5 +/- acres for property generally located North of U.S. Highway 441, West of North Lake Avenue and South of Bentley Road, as legally described in Section 30, Township 19 South, Range 25 East, Lake County, Florida; and providing an effective date. (Lake Griffin Reserve PDO Amendment)

Commissioner Christian introduced the ordinance to be read by title only. CC Purvis read the ordinance by title only.

Mayor Dennison requested comments from the Commission and the audience. There were none.

2. An Ordinance of the City of Leesburg, Florida, Vacating the existing 15 Foot Ingress/Egress and Utility Easements and the existing 7.5 Foot Ingress/Egress and Utility Easements consisting of approximately 27,367 Square Feet, generally located between Montclair Road and Carver Drive within Lot 3 of the Leesburg Industrial Center Plat, as Recorded in Plat Book 49, Page 27 of the Public Records of Lake County, Florida; and providing an effective date. (Leesburg Industrial Center -FedEx Vacate)

Commissioner Robuck introduced the ordinance to be read by title only. CC Purvis read the ordinance by title only.

Mayor Dennison requested comments from the Commission and the audience.

Commissioner Christian inquired if a FedEx distribution center is proposed for this site.
CM Minner replied yes.

3. An Ordinance of the City of Leesburg, Florida, annexing certain real property consisting of approximately 0.46 acres; and being generally located West of Sleepy Hollow Road and North of Old Tavares Road, lying in Section 20, Township 19 South, Range 25 East, Lake County, Florida; providing that said property so annexed shall be liable for its proportionate share of the existing and future indebtedness of said city; providing that such annexed property shall be subject to

all laws and ordinances of said city as if all such territory had been a part of the City of Leesburg at the time of passage and approval of said laws and ordinances; providing that such annexed territory shall be placed in City Commission District 1; and providing an effective date. (CWC Homes Ax)

Commissioner Robuck introduced the ordinance to be read by title only. CC Purvis read the ordinance by title only.

Mayor Dennison requested comments from the Commission and the audience. There were none.

4. **An Ordinance amending the Future Land Use map of the Comprehensive Plan for the City of Leesburg, changing the Future Land Use map designation of certain property containing approximately 0.46 acres, being generally located on the West side of Sleepy Hollow Road and North of Old Tavares Road, lying in Section 20, Township 19 South, Range 25 East, Lake County, Florida from Lake County Urban Low Density to City of Leesburg Estate; and providing an effective date. (CWC SSCP Old Tavares Road -** SSCP)

Commissioner Robuck introduced the ordinance to be read by title only. CC Purvis read the ordinance by title only.

Mayor Dennison requested comments from the Commission and the audience. There were none.

5. **An Ordinance of the City of Leesburg, Florida, Rezoning approximately 0.46 +/- acres from Lake County R-1 (Rural Residential) to City R-1 (Low Density Residential) for a property generally located West of Sleepy Hollow Road and North of Old Tavares Road, as legally described in Section 20, Township 19 South, Range 25 East, Lake County, Florida; and providing an effective date. (CWC Old Tavares Road -** RZ)

Commissioner Robuck introduced the ordinance to be read by title only. CC Purvis read the ordinance by title only.

Mayor Dennison requested comments from the Commission and the audience. There were none.

C. NON-ROUTINE ITEMS

1. NONE

7. INFORMATIONAL REPORTS:

The following reports are provided to the Commission in accordance with the Charter/Ordinances. No action required.

A. NONE

8. CITY ATTORNEY ITEMS:

CA Morrison had nothing this evening.

9. CITY MANAGER ITEMS:

CM Minner inquired of the commission, the CARES Act application is now extendable until the end of the month. We have remaining about $75,000 left to spend and that is in category 2. At our last meeting he worked with Joanie who was able to probably get about maybe 8 of the category 2 grants paid out. What he would like to do, is ask the commission to shift those monies from category 2 to category 3. We already have approval from the county to do, that was given to him in writing from the county manager, Jeff Cole. If you shift those funds, you will probably be able to fund somewhere to the neighborhood of 10 to 13 additional business grants.
Commissioner Pederson asked for clarification on the amount.
CM Minner replied about $75,000 and once that is spent we will be out of our initial 1.2 million dollar grant. The other news, as long as you are willing to do that, the county went ahead and approved giving out the remaining portions of their 64 million. Not sure where that is going to stand until probably closer to the end of the month, but they did approve that the cities could have their public safety expenses. So he went ahead and submitted a grant for our public safety expenses which is $75,000. We are in line and that has been approved if the county goes ahead and approves the grants, so we might receive another check from them for that. His suggestion to the board would be that we take that check, once received, and fund category 3, which might give us u to another $150,000 for category 3 expenses and then you will be looking at being able to fund probably another 12.
Commissioner Pederson thought all this money had to be out the door by December 31st or it went back to Washington.
CM Minner responded December 31 is the magic number.
Commissioner Pederson wants to make sure this money stays local and asked if we can get it distributed in time.
CM Minner replied if the commission approves what he has suggested tonight, that money will be out the door by the end of this week.

Mayor Dennison ask each commissioner if they were in agreeance. Commission agreed.

CM Minner stated staff will go ahead and shift those funds out and pending us receiving the public safety expenses, we will go ahead and get those out, should we get them. He will keep the commission informed as we move forward.

Mayor Dennison stated the commission was supposed to receive an email from the city attorney regarding the Robuck/Ostrander property.
CM Minner stated he will get that out to the commission.

10. ROLL CALL:

Commissioner Pederson complimented LakeFront TV for their live coverage of the Christmas parade.

Commissioner Hurley had nothing.

Commissioner Christian stated the Women's Club requested help with finding a facility and he asked if the Boy Scout hut had been torn down yet.
CM Minner replied it has not, but does need to come down. There are a couple other facilities the commission might consider, Mote Morris house is one and a few others.
Commissioner Christian stated as to Pine Street, he knows an easement was put in for future expansion of the road. There is a lot to think about, Commissioner Pederson talked about making sure we get that duplex, but that little lot, we offered $35,000 and the owner wanted $50,000. He would encourage staff to try to acquire that property so we can have a clear piece of property for where the swimming pool is located. Not sure if commission was in agreement with that, but he thinks it is going to look awkward to have a small lot fenced off in the middle of the swimming pool parking lot. It may be a good prudence to take that $15,000 difference and purchase that property. That being said, Pine Street needs to be looked upon as widening as it is a very dangerous road. Sometime in the future we to widen that road to make it a safe place. We talked about the FedEx hub, and the commission used to receive updates on new projects happening in Leesburg, he asked if this practice could start again. There is much excitement coming to Leesburg and it would be great to know what is happening especially is we receive calls from our residents. Kudos to staff for the $5,000 grants to our residents for improvements. He stated one of his church members received a grant for a fence and staff quickly distributed the check and the vendor was happy that they got paid in a very efficient time. Also, kudos to Al and staff; had a developer on East Main Street building a 50 unit apartment complex who was frustrated with some language barriers. Spoke to AL about it and he made sure that the communication was very clear. Staff did a wonderful job making sure that development happens and we get good feedback.

Commissioner Hurley agrees with Commissioner Christian as to that small lot on Pine Street and feels the city does need to own that property, but it is not worth anything close to $50,000. If we widen Pine Street it will be worth even less with the city surrounding it. He wants to be fair, but nobody is going to pay $50,000 to buy it and then if they do what are they going to do with it?
Commissioner Pederson chimed in saying he has been very vocal about the pool and doing it right. He has always wanted to purchase that property and follows Commissioner Hurley's comments entirely.
Commissioner Christian brought up widening Pine Street and if we are going to do that now there would be a condemnation process for that portion. He is not saying that is the answer, but it might help bring the owner to the table. Either way he can negotiate in good faith or we call condemnation; we will spend legal fees and he will get appraised value. He agrees the time to do this is now; if we are going to spend 5-million plus on a pool, he would like a nice road on the southern boundary.
Commissioner Christian also agrees with Commissioner Hurley. He thinks the owner paid about $30,000, so if you talk about a $15,000 difference of a profit for him, because the last thing Commissioner Christian wants to see is the city have a swim meet and this owner puts in a food truck and plays loud music; would be a bitter pill to swallow. For aesthetic purposes, do we want to haggle over $15,000 because we already offered $35,000? Not sure if Al or staff has tried more negotiations, but he would like to see us at least try to get that property.
Commissioner Hurley stated for him, it is being good stewards. He understands it makes sense to own it, and he would like to have it, but hates for someone to try to hold him over a barrel or push him into a corner.
Commissioner Pederson stated he brought up the condemnation if we widen the road, we are basically taking the majority of that property and what is left is worthless. We are going to be forced to buy it in the condemnation process and that may be our only leverage to bring him to the table. Just his recommendation.
Commissioner Robuck said the city does have a property maintenance code and that property is clearly not being kept to the standards of that code, which is very obvious now that we have the whole area getting cleaned up. We should, just like for anyone else, require them to meet that property maintenance code.

Mayor Dennison suggested telling the owner that the road is being widened and he is going to lose it anyway.
Commissioner Pederson stated he will get appraised value and a condemnation, so he will lose just like the city will lose; city loses legal fees, owner loses on value.

Mayor Dennison appreciates Commissioner Christian for bring up Pine Street because when the swim meets start that area is going to be busy and we need to think about the safety. She also congratulated the city on the Christmas parade; first time live in Leesburg and first time ever in Central Florida. Great job. The mall still has some Christmas trees, so if you have not put up your tree or decorated, you can get a fully lit, decorated tree at the Mall and that money goes to the art projects in Lake County for the schools. Also, she gave a website www.leesburglunaralliance.com. They are working on bullying in the schools and this website is where you can find out about the pictures being sent to the moon that will remain on the moon.

11. ADJOURN:

PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE HUMAN RESOURCES DEPARTMENT, ADA COORDINATOR, AT 728-9740, 48 HOURS IN ADVANCE OF THE MEETING.

F.S.S. 286.0105 "If a person decides to appeal any decision made by the Commission with respect to any matter considered at this meeting, they will need a record of the proceedings, and that for such purpose they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based." The City of Leesburg does not provide this verbatim record.

The meeting adjourned at 6:28 p.m.