

**AGENDA
CITY COMMISSION MEETING
CITY HALL, 501 W MEADOW STREET
MONDAY, DECEMBER 19, 2022 5:30 PM**

1. CALL TO ORDER

INVOCATION

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

2. PROCLAMATIONS:

A. None

3. PRESENTATIONS:

A. None

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.

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

A. CITY COMMISSION MEETING MINUTES:

1. Regular meeting held December 12, 2022

B. PURCHASING ITEMS:

1. None

C. RESOLUTIONS:

- 1. Resolution of the City Commission of the City of Leesburg, Florida accepting a Right-of-Way Deed to the City of Leesburg from Village Community Development District No. 14, for the purpose of dedicating all roadways located within Villages of West Lake Unit No. 71 as described therein; and providing an effective date.**

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

A. SECOND READING OF ORDINANCES

- 1. None**

B. FIRST READING OF ORDINANCES

- 1. None**

C. NON-ROUTINE ITEMS

- 1. Public Hearing to review the inventory list of properties that are owned by the City of Leesburg that are suitable for use as affordable housing; and approval of associated Resolution.**
 - a. Resolution of the City Commission of the City of Leesburg, Florida adopting an Inventory List, as required by Section 166.0451 of Florida Statutes, of all real property to which the City of Leesburg holds fee simple title that are suitable for use as affordable housing in the City of Leesburg, Lake County, Florida; and providing an effective date.**

**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:

9. CITY MANAGER ITEMS:

10. ROLL CALL:

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.

**AGENDA MINUTES
CITY COMMISSION MEETING
CITY HALL, 501 W MEADOW STREET
MONDAY, DECEMBER 12, 2022 5:30 PM**

1. CALL TO ORDER

The City of Leesburg Commission held a regular meeting on Monday, December 12, 2022, at Leesburg City Hall. Mayor Pederson called the meeting to order at 5:31 p.m. with the following members present:

Commissioner Jimmy Burry
Commissioner John Christian
Commissioner Jay Connell
Mayor Mike Pederson

Commissioner Dan Robuck was absent. Also present were City Manager (CM) Al Minner, City Clerk (CC) J. Andi Purvis, City Attorney (CA) Grant Watson, 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.

Mayor Pederson announced for the first order of business that agenda item 6.B.1 had been pulled by city administration.

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

2. PROCLAMATIONS:

A. None

3. PRESENTATIONS:

A. Employee Service Award Recognitions:

**Five Years: Nancy Avila, Finance; and Christopher Surgener, Public Works
Ten Years: John Farris, Building
Thirty Years: Allen Carter, Police**

HRD Arriaga and **Commissioner Connell** recognized and presented John Farris of the Building

Department with his ten year employee service award. **HRD Arriaga** and **CM Minner** recognized and presented Christopher Surgener, of Public Works, with his five year service award, and Allen Carter, of the Police Department, with his thirty year award.

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.

Joannie Smalley, Executive Director of the Leesburg Partnership, thanked the city and all departments for helping to put on a great Christmas Stroll and Christmas Parade. There was great attendance and it was a great way to kick off the holiday season. She wanted to come out and thank everyone. **Mayor Pederson** thanked her. They were both very nice events.

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

Commissioner Christian moved to adopt the Consent Agenda as presented, and Commissioner Burry seconded the motion.

The roll call vote was:

Commissioner Christian	Yes
Commissioner Burry	Yes
Commissioner Connell	Yes
Mayor Pederson	Yes

Four yeas, no nays, the Commission adopted the Consent Agenda, as follows:
(Each item has its coordinated resolution number listed below the header)

A. CITY COMMISSION MEETING MINUTES:

- 1. Regular meeting held November 28, 2022**

B. PURCHASING ITEMS:

- 1. Purchase request by Fleet Services for the purchase of one (1) new front-load refuse truck.**
- 2. Resolution of the City Commission of the City of Leesburg, Florida authorizing the Mayor and City Clerk to execute an Amendment to an**

existing Agreement for Lift Station Rehabilitation Services with Danus Utilities, Inc.; and providing an effective date.

ADOPTED RESOLUTION 11,236

- 3. Purchase request by Public Works for improvements at Pat Thomas Stadium using an existing Job Order Contract with Johnson-Laux Construction, LLC, for construction services related to various upgrades to Pat Thomas Stadium for an amount of \$150,469.45.**
- 4. Purchase request by Public Works to replace the John L. Johnson Fence using an existing Job Order Contract with Johnson-Laux Construction, LLC, for an amount of \$214,346.97.**

C. RESOLUTIONS:

- 1. Resolution of the City Commission of the City of Leesburg, Florida authorizing the Mayor and City Clerk to execute a Land Lease Agreement with Good News Church of Central Florida, Inc., for the benefit of the Leesburg Police Department and in favor of the City; and providing an effective date.**

ADOPTED RESOLUTION 11,237

- 2. Resolution of the City Commission of the City of Leesburg, Florida amending the Fiscal Year 2022-23 Budget for the General, Capital Projects, Gas, Wastewater, Discretionary Sales Tax and Fleet Services Funds for the Fourth Quarter; and providing an effective date.**

ADOPTED RESOLUTION 11,238

- 3. Resolution of the City Commission of the City of Leesburg, Florida accepting a Right-of-Way Deed to the City of Leesburg from Village Community Development District No. 14, for the purpose of dedicating all roadways located within Villages of West Lake Unit No. 55, Unit No. 56, Unit No. 57, Unit No. 58, Unit No. 59, Unit No. 60, Unit No. 61, Unit No. 62, Unit No. 63, Unit No. 64, Unit No. 65, Unit No. 66, Unit No. 67, Unit No. 68, Unit No. 69, and Unit No. 70 as described therein; and providing an effective date.**

ADOPTED RESOLUTION 11,239

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

AVAILABLE

A. SECOND READING OF ORDINANCES

1. None

B. FIRST READING OF ORDINANCES

1. **An Ordinance of the City of Leesburg, Florida amending the City Code of Ordinances by amending Chapter 22, Section 22-7, Natural Gas Line Installation Procedures; providing for severability; providing for inclusion in the Code of Ordinances; providing for conflicts; and providing for an effective date.**

This item was pulled from the agenda.

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 Watson stated he had no items to address this evening.

9. CITY MANAGER ITEMS:

CM Minner commented that Mayor Pederson had the privilege of having the longest and shortest meeting. He briefly wanted to remind the public about the recycling change coming January 1st. There was information regarding it put on Lakefront TV, the city's website and the city's Facebook page. They are stopping the recycling program for good reasons. Everyone can keep their can or not keep their can. If they have any questions, they can contact the public works department or his office.

10. ROLL CALL:

Commissioner Christian had no comment tonight.

Commissioner Burry had nothing to comment on.

Commissioner Connell had no further comment.

Mayor Pederson had no comment.

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 5:39 p.m.

City of Leesburg Lake Front City

Agenda Memorandum

Item No: 5.C.1.

Meeting Date: December 19, 2022

From: Andi Purvis, (City Clerk)

Subject: Resolution of the City Commission of the City of Leesburg, Florida accepting a Right-of-Way Deed to the City of Leesburg from Village Community Development District No. 14, for the purpose of dedicating all roadways located within Villages of West Lake Unit No. 71 as described therein; and providing an effective date.

Staff Recommendation:

Staff recommends accepting and approving the Right-of-Way Deed from Village Community Development District No. 14, for the roadways described therein.

Analysis:

Villages Community Development District No. 14 is granting a Right-of-Way Deed to the City of Leesburg, Florida for dedicating all roadways located within Villages of West Lake Unit No. 71, per the Plat recorded in Plat Book 79, Pages 65 through 66, inclusive, Public Records of Lake County, Florida.

Procurement Analysis:

N/A

Options:

1. Approve the resolution as presented; or
2. Such alternative action as the Commission may deem appropriate.

Fiscal Impact:

None

RESOLUTION NO. _____

**RESOLUTION OF THE CITY COMMISSION OF THE CITY OF LEESBURG,
FLORIDA ACCEPTING A RIGHT-OF-WAY DEED TO THE CITY OF
LEESBURG FROM VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO.
14, FOR THE PURPOSE OF DEDICATING ALL ROADWAYS LOCATED
WITHIN VILLAGES OF WEST LAKE UNIT NO. 71 AS DESCRIBED
THEREIN; AND PROVIDING AN EFFECTIVE DATE.**

BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF LEESBURG, FLORIDA:

THAT the Right-of-Way Deed granted to the City of Leesburg by Village Community Development District No. 14, for all roadways located within Villages of West Lake Unit No. 71, per the Plat recorded in Plat Book 79, Pages 65 through 66, inclusive, Public Records of Lake County, Florida, is hereby accepted.

THAT this resolution shall become effective immediately.

PASSED AND ADOPTED by the City Commission of the City of Leesburg, Florida, at a regular meeting held on the 19th day of December 2022.

Mayor

ATTEST:

City Clerk

This instrument prepared by:
Erick D. Langenbrunner, Esq.
3619 Kiessel Road
The Villages, Florida 32163

RETURN TO:
City of Leesburg
501 West Meadow Street
Leesburg, Florida 34748

RIGHT-OF-WAY DEED

THIS INDENTURE, made effective this 6th day of December, 2022, by **VILLAGE COMMUNITY DEVELOPMENT DISTRICT NO. 14**, a local unit of special purpose government created pursuant to Chapter 190, Florida Statutes, as amended, whose post office address is 984 Old Mill Run, The Villages, Florida 32162 ("Grantor"), to **THE CITY OF LEESBURG**, a Florida municipal corporation, whose post office address is 501 West Meadow Street, Leesburg, Florida 34748 ("Grantee").

(Wherever the context so admits or requires, the terms "Grantor" and "Grantee" are used for singular and plural, and respectively refer to the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations)

WITNESSETH, that Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration to Grantor in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained and sold to the Grantee, its successors or assigns forever, the following described land, situate, lying and being in Lake County, Florida, to wit:

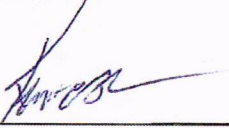
All roadways located within **Villages of West Lake Unit No. 71**, per the Plat recorded in Plat Book 79, Pages 65 through 66, inclusive, Public Records of Lake County, Florida.

Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whosoever, **reserving unto Grantor**, its successors and assigns, perpetual easements under and upon the unpaved areas of such roadways, including and not limited to islands and cul-de-sacs located within the roadways, if any.

GRANTEE, BY ACCEPTANCE OF THIS RIGHT-OF-WAY DEED, AGREES TO PERPETUALLY MAINTAIN THESE ROADWAYS BEGINNING ON THE DATE THAT IS TWO (2) YEARS AFTER THE DATE THAT THE CITY OF LEESBURG ENGINEER HAS CERTIFIED THAT CONSTRUCTION OF SUCH ROADWAYS HAS BEEN COMPLETED.

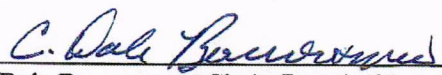
IN WITNESS WHEREOF, the Grantor has signed and sealed these presents the day and year first above written.

ATTEST:



Kenneth C. Blocker, District Manager

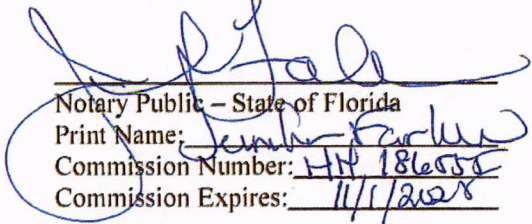
**VILLAGE COMMUNITY DEVELOPMENT
DISTRICT NO. 14**



C. Dale Borrowman, Chair, Board of Supervisors

**STATE OF FLORIDA
COUNTY OF SUMTER**

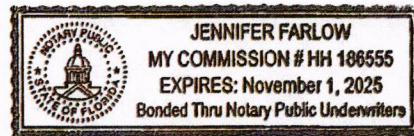
The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 10th day of December, 2022, by C. Dale Borrowman, as Chair, Board of Supervisors, of and on behalf of Village Community Development District No. 14, for the purposes expressed herein, who is personally known to me.


Notary Public – State of Florida

Print Name: Jennifer Farlow

Commission Number: HH 186555

Commission Expires: 11/1/2025



City of Leesburg Lake Front City

Agenda Memorandum

Item No: 6.C.1.

Meeting Date: December 19, 2022

From: Sandra Wilson, (Housing Director)

Subject: Public Hearing to review the inventory list of properties that are owned by the City of Leesburg that are suitable for use as affordable housing; and approval of associated Resolution.

Staff Recommendation:

Conduct a public hearing in accordance with Florida Statute 166.0451 to review the inventory list of City-owned parcels that are suitable for affordable housing development and approve the associated resolution.

Analysis:

The Florida Legislature passed section 166.0451, Florida Statutes, in 2006. Per Section 166.0451, every three years each municipality shall prepare an inventory list of all real property within its jurisdiction, to which the municipality holds fee simple title, that is appropriate for use as affordable housing. The inventory list must include the address and legal description of each such property and specify whether the property is vacant or improved. The governing body of the municipality must review the inventory list at a public hearing and may revise it at the conclusion of the public hearing. Following the public hearing, the governing body of the municipality shall adopt a resolution that includes an inventory list of such property.

Section 166.0451 further states that properties identified as appropriate for use as affordable housing on the inventory list adopted by the municipality may be offered for sale and the proceeds may be used to purchase land for the development of affordable housing or to increase the local government fund earmarked for affordable housing, or may be sold with a restriction that requires the development of the property as permanent affordable housing, or may be donated to a nonprofit housing organization for the construction of permanent affordable housing. Alternatively, the municipality may otherwise make the property available for use for the production and preservation of permanent affordable housing.

Although F.S. 166.0451 formalizes the requirement for local governments to identify land suitable for affordable housing, the city has been identifying and donating property from its inventory for affordable housing projects to organizations such as Habitat for Humanity of Lake-Sumter, Florida, and Homes In Partnership, Inc., which has helped to ensure the availability of affordable housing in our community.

There were 14 parcels of property identified on the inventory list (see Exhibit A attached).

Procurement Analysis:

N/A

Options:

1. Approve as proposed; or
2. Such alternative action as the Commission may deem appropriate.

Fiscal Impact:

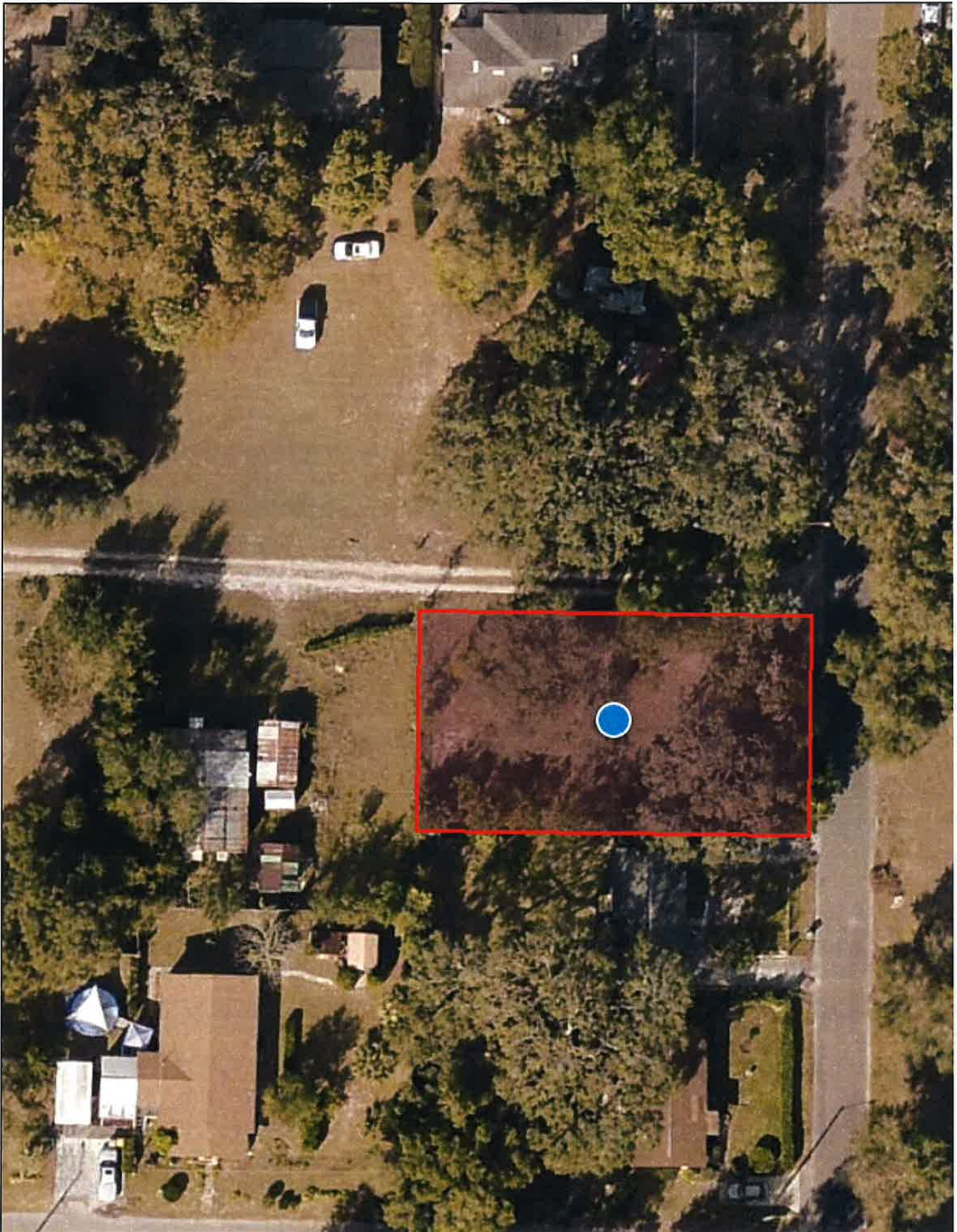
N/A

ALTERNATE KEY 1174287

LEGAL DESCRIPTION

From the Northeast corner of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 22, Township 19 South, Range 24 East, in the City of Leesburg, Florida, run thence South a distance of 244 feet; thence run West a distance of 494 feet to the Point of Beginning; from said Point of beginning, run South 75 feet; thence run East 134 feet; thence run North 75 feet; thence run West 134 feet to the Point of Beginning, in Lake County, Florida.

Alternate Key 1174287

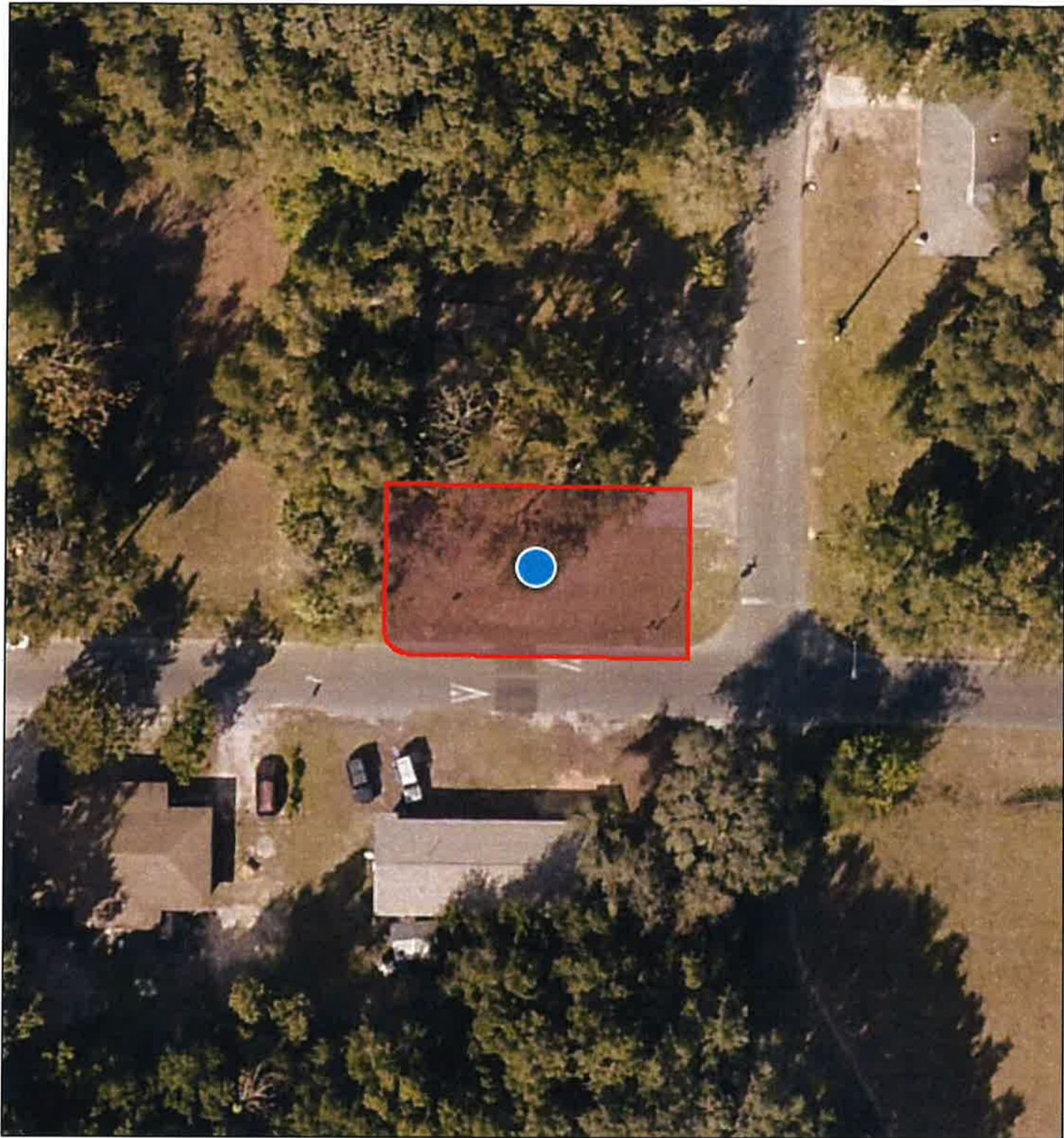


ALTERNATE KEY 3880831

LEGAL DESCRIPTION

Lot 5 and the South 10 feet of Lot 4, Block "D", BEULAH HEIGHTS, according to the plat thereof recorded in Plat Book 5, Page 74, Public Records of Lake County, Florida.

Alternate Key 3880831



September 30, 2022

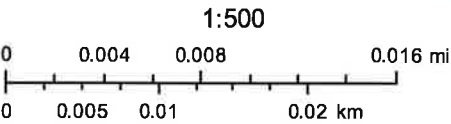
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 Surrounding Counties



Lake County Property Appraiser
Lake BCC

ALTERNATE KEY 1725810

LEGAL DESCRIPTION

That part of Lots 1 and 2, of Block "D" of Beulah Heights in the City of Leesburg, according to the Plat thereof as recorded in Plat Book 5, Page 74, of the Public Records of Lake County, Florida, described as follows: Begin at the Northeast corner of Lot 1, of said Block "D", run South along the East line of said Lots 1 and 2 for 55.90 feet, thence Westerly to a point on the West line of said Lot 2, that is 51.68 feet South of the Northwest corner of said Lot 1, thence North for 51.68 feet to the Northwest corner of said Lot 1, thence East for 100 feet to the Point of Beginning.

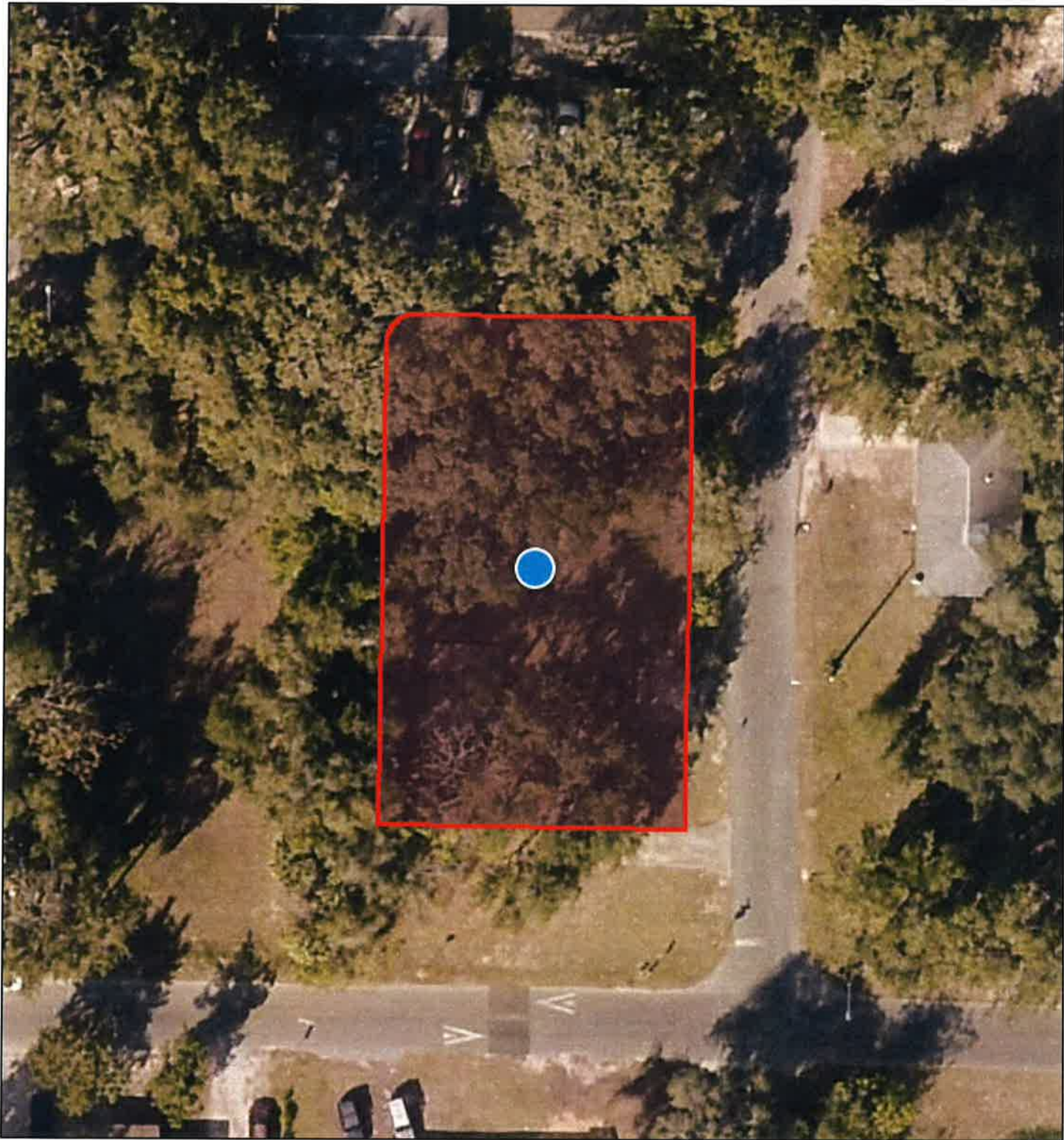
AND ALSO: Lots 1, 2, 3, 4, and 5, of Block "D" in Beulah Heights, a subdivision in the City of Leesburg, Florida, according to the Plat thereof recorded in Plat Book 5, Page 74, Public Records of Lake County, Florida, LESS: Begin at the Northeast corner of Lot 1, of said Block "D", run South along the East line of said Lots 1 and 2 for 55.90 feet, thence Westerly to a point on the West line of said Lot 2, that is 51.68 feet South of the Northwest corner of said Lot 1, thence North for 51.68 feet to the Northwest corner of said Lot 1, thence East for 100 feet to the Point of Beginning.

LESS: All of that portion of Lots 1 through 5, inclusive, Block "D" of Beulah Heights, according to the Plat thereof, as recorded in Plat Book 5, Page 74, of the Public Records of Lake County, Florida, that lies East of the West line of the Northeast 1/4 of the Northwest 1/4 of Section 22, Township 19 South, Range 24 East, according to the actual location of found monumentation of said Beulah Heights, more particularly described as follows:

Commence at the Northwest corner of the Northeast 1/4 of the Northwest 1/4 of said Section 22 for the point of commencement (P.O.C.); thence run South 00° 15' 02" West, along the West line of the Northeast 1/4 of the Northwest 1/4 of said Section 22, a distance of 660.12 feet to the monumented South right of way line of Olivet Avenue, having a right of way width of 30.00 feet, and the Point of Beginning (P.O.B.); thence run South 89° 43' 40" East, along said South right of way line, 10.45 feet to the monumented East Plat line of said Beulah Heights; run thence South 00° 07' 57" West, along said East Plat line, 197.32 feet to the monumented North right of way line of Mispah Avenue, having a right of way width of 30.00 feet; thence run North 89° 59' 22" West along said North right of way line, 10.85 feet to the aforesaid West line of the Northeast 1/4 of the Northwest 1/4 of Section 22; thence run North 00° 15' 02" East, along said West line, 197.35 feet to the Point of Beginning.

LESS: Lot 5 and the South 10 feet of Lot 4, Block "D", BEULAH HEIGHTS, according to the plat thereof, as recorded in Plat Book 5, Page 74, Public Records of Lake County, Florida.

Alternate Key 1725810



September 30, 2022

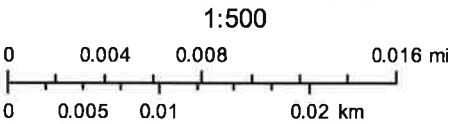
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 Surrounding Counties



Lake County Property Appraiser
Lake BCC

ALTERNATE KEY 1232686

LEGAL DESCRIPTION

All of Lot 14 and the South 10 feet of Lot 15 in Block "H" of LIBERIA SUBDIVISION in the City of Leesburg, Florida, according to the plat thereof recorded in Plat Book 9, Page 13, Public Records of Lake County, Florida.

Alternate Key 1232686



September 30, 2022

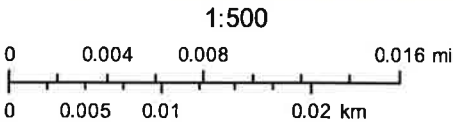
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 Surrounding Counties



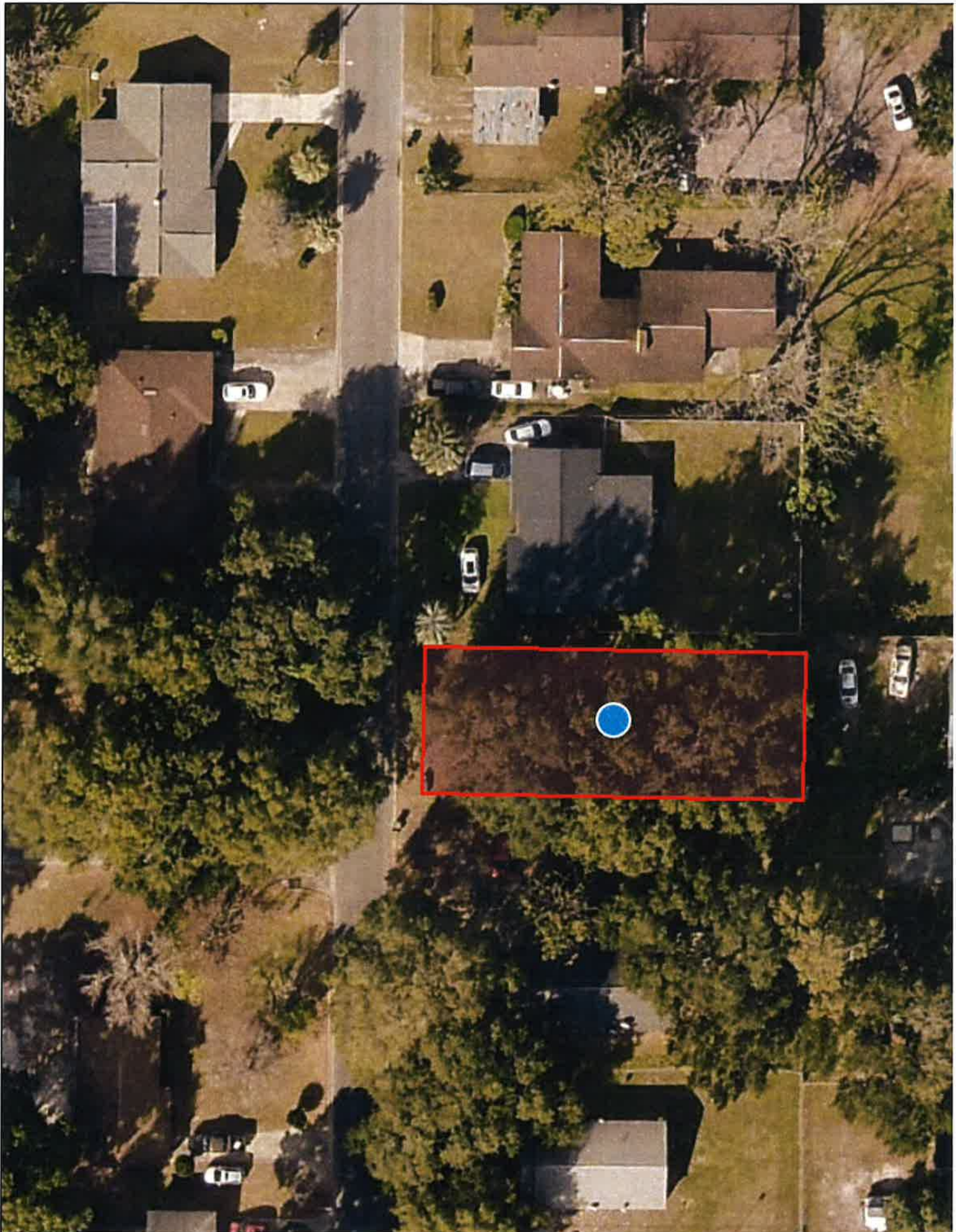
Lake County Property Appraiser
Lake BCC

ALTERNATE KEY 1232554

LEGAL DESCRIPTION

Lot 7, Block E, of LIBERIA, as recorded in Plat Book 9, Page 13, Public Records of Lake County, Florida.

Alternate Key 1232554

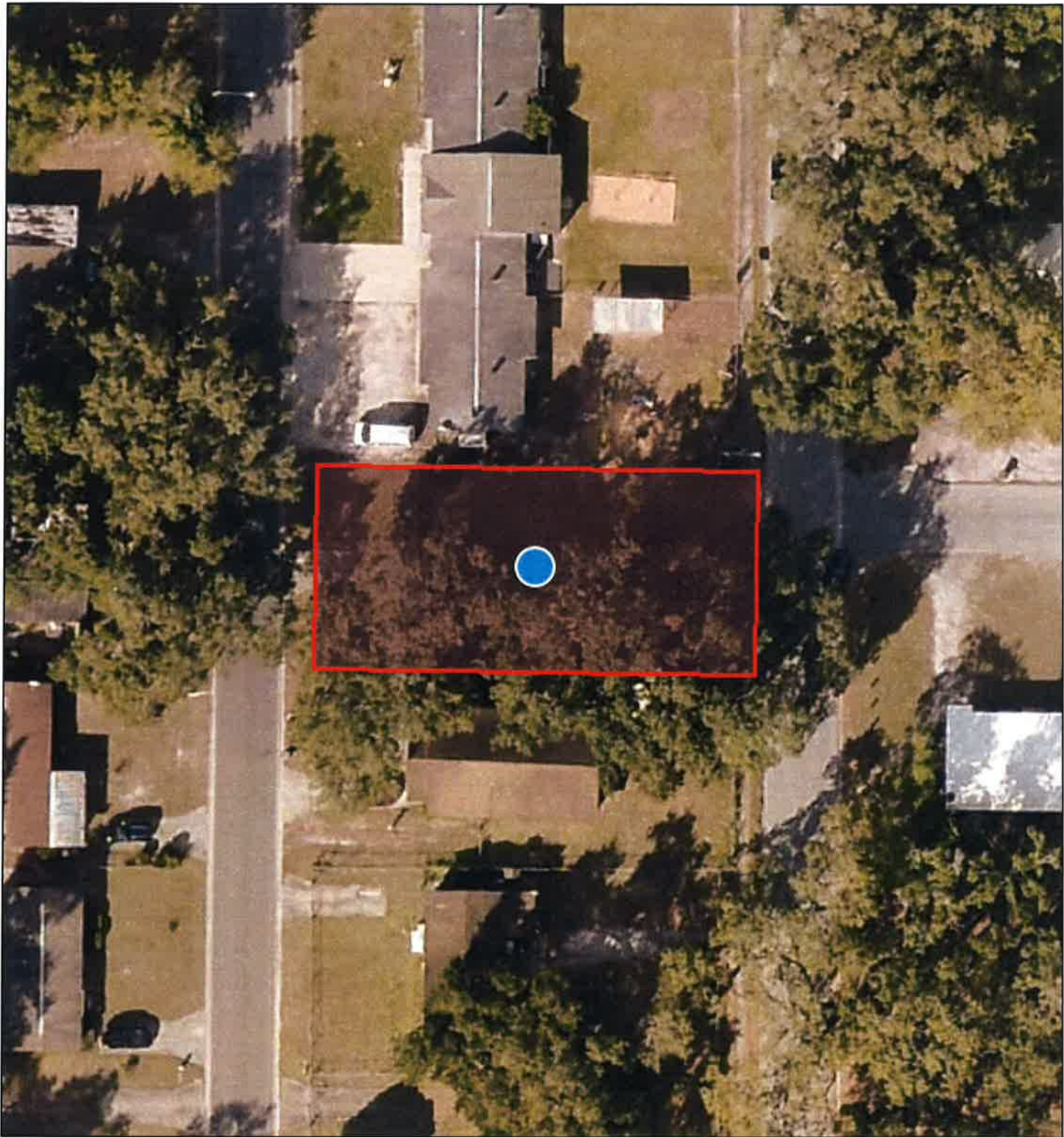


ALTERNATE KEY 1456835

LEGAL DESCRIPTION

Lot 6, less the East 30 feet thereof, and the North 10 feet of Lot 7, less the East 30 feet thereof, in Block A in Liberia, according to the plat thereof recorded in Plat Book 9, Page 13, Public Records of Lake County, Florida.

Alternate Key 1456835



September 30, 2022

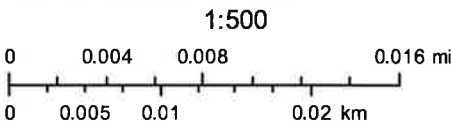
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 Surrounding Counties



Lake County Property Appraiser
Lake BCC

ALTERNATE KEY 1290392

LEGAL DESCRIPTION

That part of Section 21, Township 19 South, Range 24 East, City of Leesburg, Lake County, Florida, described as follows: From the Southeast corner of the Northwest 1/4 of the Northwest 1/4 of said Section 21, run West along the South line of said Northwest 1/4 of the Northwest 1/4 to the West right of way of Highway No. 458; thence North 0 degrees 27 minutes 14 seconds East along said right of way 236.92 feet to a right of way concrete monument; thence West along the right of way 7.0 feet to a right of way concrete monument; thence North 0 degrees 27 minutes 14 seconds East along the right of way 42.90 feet to a concrete monument and the Point of Beginning of this description; From said Point of Beginning run South 88 degrees 44 minutes 00 seconds West 265.10 feet; thence North 0 degrees 12 minutes 20 seconds East 176.50 feet; thence North 88 degrees 44 minutes 00 seconds East 265.96 feet to the West right of way of Highway No. 468; thence South 0 degrees 27 minutes 14 seconds West along Highway right of way 176.50 feet to the Point of Beginning.

Parcel Number: 21-19-24-0002-000-06001

Alternate Key 1290392



September 30, 2022

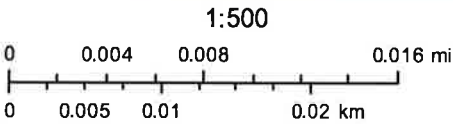
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 Surrounding Counties



Lake County Property Appraiser
Lake BCC

ALTERNATE KEY 1265797

LEGAL DESCRIPTION

Leesburg West ½ of Lot 7, Block 57, Plat Book 2, Page 19

Alternate Key 1265797

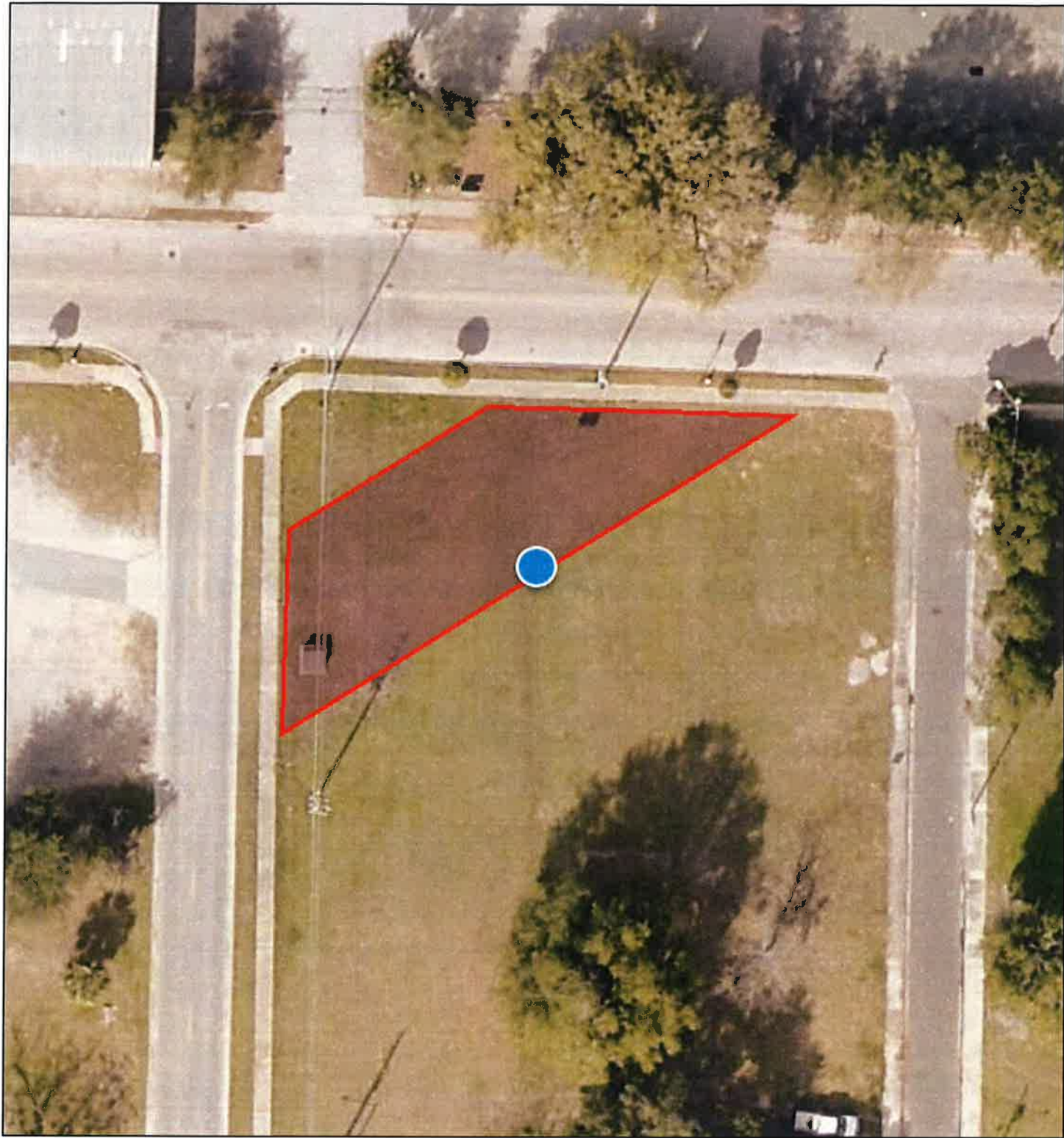


ALTERNATE KEY 1773741

LEGAL DESCRIPTION

A STRIP OF LAND IN NW $\frac{1}{4}$ OF NW $\frac{1}{4}$ 25 FT ON EACH SIDE OF CENTER
LINE OF ACL ROADBED EXTENDING FROM E LINE OF CHILDS ST TO
S LINE OF MAIN ST ORB 632 PG 1193

Alternate Key 1773741



September 30, 2022

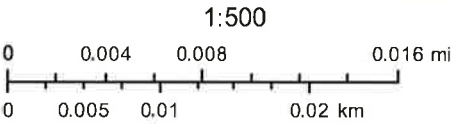
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 Surrounding Counties



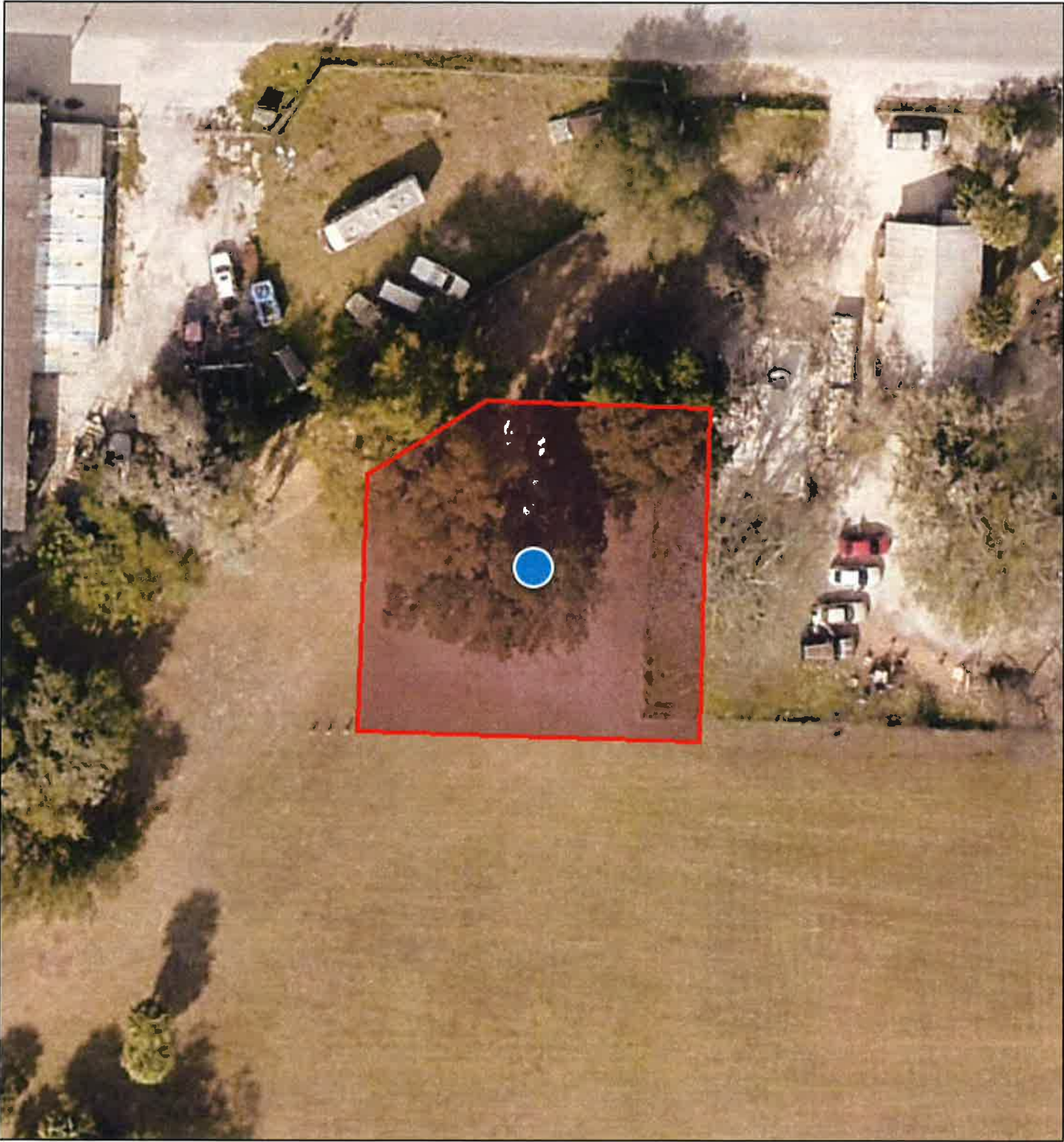
Lake County Property Appraiser
Lake BCC

ALTERNATE KEY 1265380

LEGAL DESCRIPTION

The South ½ of Lot 4, Block 55, in the City of Leesburg, according to the plat thereof recorded in Plat Book 2, Page 19, ORB 2082, PG 0353, Public Records of Lake County, Florida.

Alternate Key 1265380



September 30, 2022

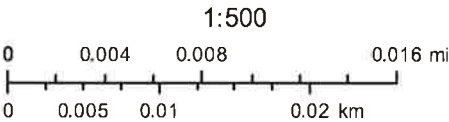
pointLayer

 Override 1

polygonLayer

 Override 1

 Surrounding Counties



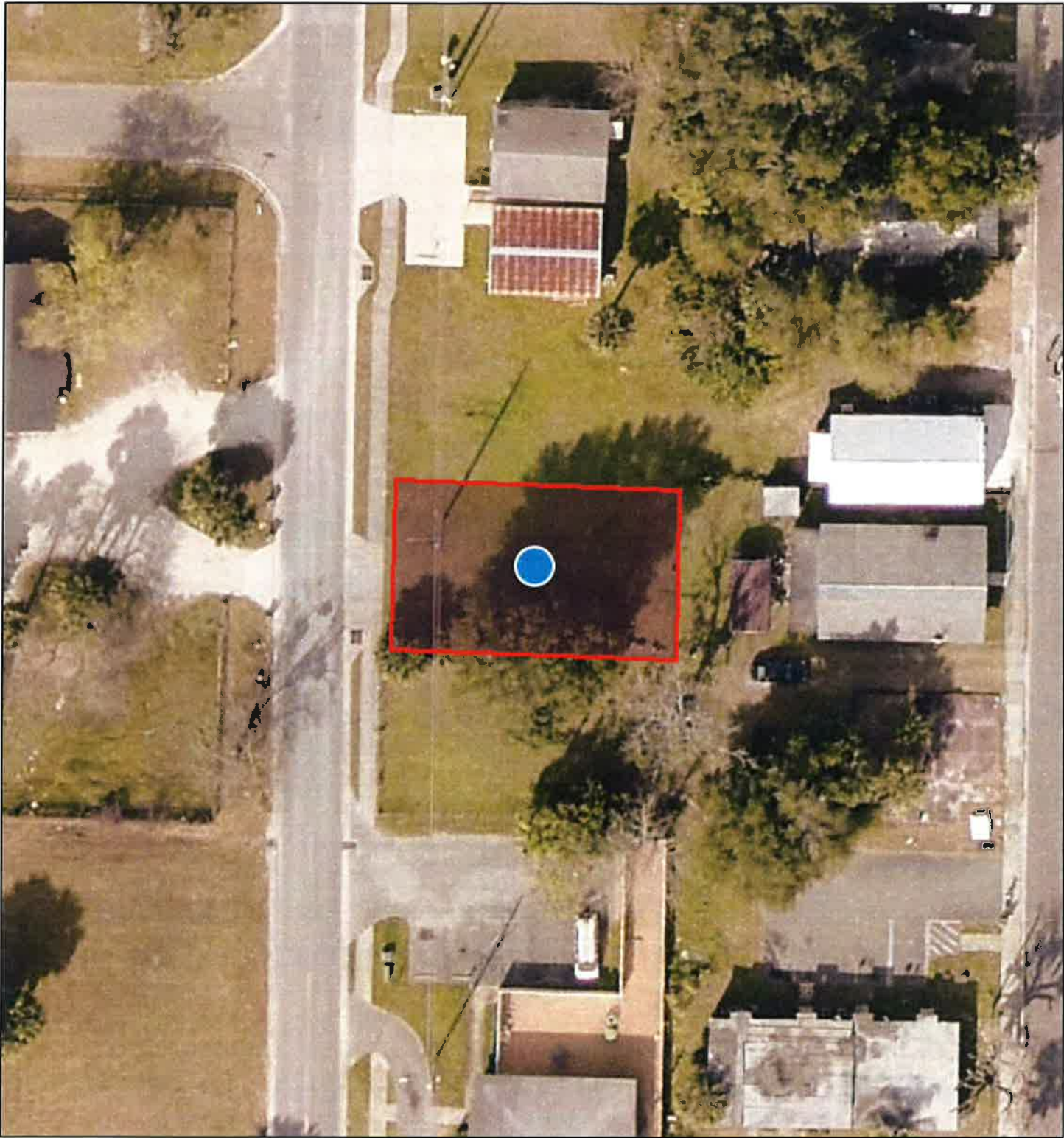
Lake County Property Appraiser
Lake BCC

ALTERNATE KEY 3921439

LEGAL DESCRIPTION

LEESBURG, J W LEES PB 2 PG 19 THE WEST ½ OF LOT 4

Alternate Key 3921439



September 30, 2022

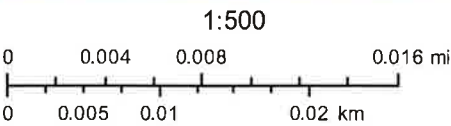
pointLayer

 Override 1

polygonLayer

 Override 1

 Surrounding Counties



Lake County Property Appraiser
Lake BCC

ALTERNATE KEY 1265347

LEGAL DESCRIPTION

The East ½ of Lot 1, Block 55, City of Leesburg, according to the map or plat thereof, as recorded in Plat Book 2, Page 19, of the Public Records of Lake County, Florida.

Alternate Key 1265347



September 30, 2022

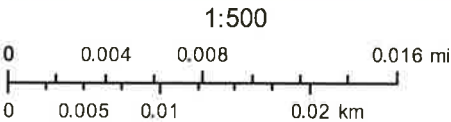
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 Surrounding Counties



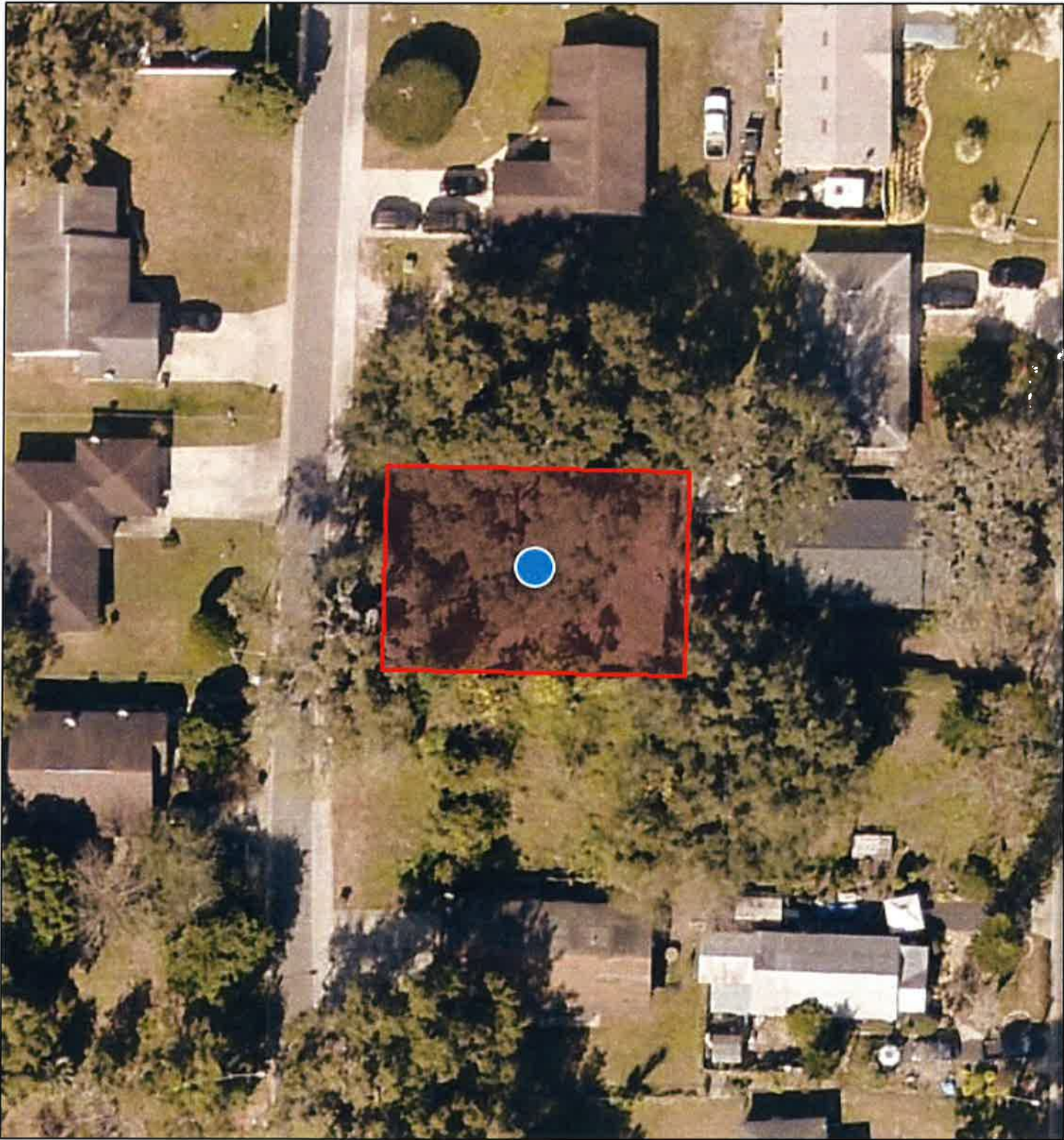
Lake County Property Appraiser
Lake BCC

ALTERNATE KEY 3814633

LEGAL DESCRIPTION

HERITAGE ESTATES PHASE 2 PB 48 PG 44-45 TRACT D

Alternate Key 3814633



September 30, 2022

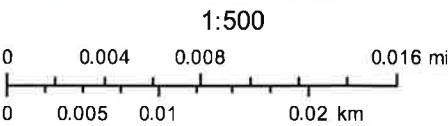
pointLayer

 Override 1

polygonLayer

 Override 1

 Surrounding Counties



Lake County Property Appraiser
Lake BCC

ALTERNATE KEY 3911264

LEGAL DESCRIPTION

FROM SE COR OF NW 1/4 OF NW 1/4 OF SEC 21-19-24 RUN N 89-53-40 W 33 FT TO W R/W OF CR 468, N 0-27-14 E 25 FT TO N R/W LINE OF PRUITT STREET & POB, RUN N 89-53-40 W ALONG N R/W OF PRUITT ST 501 FT, N 0-12-20 E 594.56 FT, N 88-46-17 E 496.79 FT TO W R/W OF CR 468, S 0-27-14 W 174.78 FT, S 88-44-0 W 265.96 FT, S 0-12-20 W 176.50 FT, N 88-44-0 E 265.10 FT TO W R/W OF CR 468, S 0-27-14 W 42.90 FT, S 89-47-13 E 7 FT, S 0-27-14 W 211.92 FT TO POB ORB 1798 PG 872 ORB 3310 PGS 2067 2069 2104 2109 2113 ORB 3311 PG 2124 ORB 3312 PGS 1770 1789 1790 1792 ORB 3320 PGS 1643 1646 1674 ORB 3326 PGS 1860 1861 1890 1891 ORB 3424 PG 2185 ORG 3645 PG 1091 (MINUS THE LEESBURG RESOURCE CENTER)

Alternate Key 3911264



EXHIBIT A

City Property List	Addresses	Type	Alternate Key	Size	Legal Description
Owner	Addresses	Type	Alternate Key		Legal Description
City of Leesburg	1011 Stinson St.	Vacant Land/ residential	1174287	75 x 134	From the Northeast corner of the Southwest 1/4 of the Northwest 1/4 of Section 22, Township 19 South, Range 24 East, in the City of Leesburg, Florida, run thence South a distance of 244 feet; thence run West a distance of 494 feet to the Point of Beginning; from said Point of Beginning, run South 75 feet; thence run East 134 feet; thence run North 75 feet; thence run West 134 feet to the Point of Beginning, in Lake County, Florida.
City of Leesburg	1201 Nebraska St.	Vacant Land/ residential	3880831	90 X 60	Lot 5 and the South 10 feet of Lot 4, Block "D", BEULAH HEIGHTS, according to the plat thereof recorded in Plat Book 5, Page 74, Public Records of Lake County, Florida.
City of Leesburg	1205 Nebraska St.	Vacant Land/ residential	1725810	90 x 140	That part of Lots 1 and 2, Block D, BEULAH HEIGHTS, a subdivision in the City of Leesburg, according to the plat thereof, as recorded in Plat Book 5, Page 74, of the Public Records of Lake County, Florida, described as follows: Begin at the Northeast corner of Lot 1, of said Block D, run South along the East line of said Lots 1 and 2 for 55.90 feet; thence Westerly to a point on the West line of said Lot 2, that is 51.68 feet South of the Northwest corner of said Lot 1; thence North for 51.68 feet to the Northwest corner of said Lot 1; thence East for 100 feet to the POINT OF BEGINNING. AND ALSO Lots 1, 2, 3, 4, and 5, Block D, BEULAH HEIGHTS, a subdivision in the City of Leesburg, according to the plat thereof, as recorded in Plat Book 5, Page 74, of the Public Records of Lake County, Florida, LESS: Begin at the Northeast corner of Lot 1, of said Block D, run South along the East line of said Lots 1 and 2 for 55.90 feet; thence Westerly to a point on the West line of said Lot 2, that is 51.68 feet South of the Northwest corner of said Lot 1; thence North for 51.68 feet to the Northwest corner of said Lot 1; thence East for 100 feet to the POINT OF BEGINNING. LESS: All of that portion of Lots 1 through 5, inclusive, Block D, BEULAH HEIGHTS, a subdivision in the City of Leesburg, according to the plat thereof, as recorded in Plat Book 5, Page 74, of the Public Records of Lake County, Florida, that lies East of the West line of the Northeast 1/4 1/4 of the Northwest 1/4 1/4 of Section 22, Township 19 South, Range 24 East, according to the actual location of found monumentation of said BEULAH HEIGHTS, more particularly described as follows: Our File No.: CT-A825530 / AH  Case: 2009 CR 007620 00057811217 Dkt: COT

EXHIBIT A

City Property List	Addresses	Type	Alternate Key	Size	Legal Description
Owner	Addresses	Type	Alternate Key		Legal Description
City of Leesburg	1002 Nebraska St.	Vacant Land/ residential	1232686	60 x 150	All of Lot 14 and the South 10 feet of Lot 15 in Block "H" of LIBERIA SUBDIVISION in the City of Leesburg, Florida, according to the plat thereof recorded in Plat Book 9, Page 13, Public Records of Lake County, Florida.
City of Leesburg	904 Georgia Ave	Vacant Land/ residential	1232554	50 x 130	Lot 7, Block E, of LIBERIA, as recorded in Plat Book 9, Page 13, Public Records of Lake County, Florida.
City of Leesburg	1010 Georgia Ave	Vacant Land/ residential	1456835	7,628.6 Sq feet	Lot 6, less the East 30 feet thereof, and the North 10 feet of Lot 7, less the East 30 feet thereof, in Block A in Liberia, according to the plat thereof recorded in Plat Book 9, Page 13, Public Records of Lake County, Florida.
City of Leesburg	1015 CR 468	Single Family/ Vacant House	1290392	1.6 acres	From the Southeast corner of the Northwest 1/4 of the Northwest 1/4 of said Section 21, run West along the South line of said Northwest 1/4 of the Northwest 1/4 to the West right of way of Highway No. 458; thence North 0 degrees 27 minutes 14 seconds East along said right of way 236.92 feet to a right of way concrete monument; thence West along the right of way 7.0 feet to a right of way concrete monument; thence North 0 degrees 27 minutes 14 seconds East along the right of way 42.90 feet to a concrete monument and the Point of Beginning of this description; From said Point of Beginning run South 88 degrees 44 minutes 00 seconds West 265.10 feet; thence North 0 degrees 12 minutes 20 seconds East 176.50 feet; thence North 88 degrees 44 minutes 00 seconds East 265.96 feet to the West right of way of Highway No. 468; thence South 0 degrees 27 minutes 14 seconds West along Highway right of way 176.50 feet to the Point of Beginning.
City of Leesburg	Parker St	Land	3814633	0.12 acres	HERITAGE ESTATES PHASE 2 PB 48 PG 44-45 TRACT D

EXHIBIT A

City Property List	Addresses	Type	Alternate Key	Size	Legal Description
Owner	Addresses	Type	Alternate Key		Legal Description
City of Leesburg	1041 CR 468	Land/ 4.2 acres behind RC	3911264	4.2 acres	FROM SE COR OF NW 1/4 OF NW 1/4 OF SEC 21-19-24 RUN N 89-53-40 W 33 FT TO W R/W OF CR 468, N 0-27-14 E 25 FT TO N R/W LINE OF PRUITT STREET & POB, RUN N 89-53-40 W ALONG N R/W OF PRUITT ST 501 FT, N 0-12-20 E 594.56 FT, N 88-46-17 E 496.79 FT TO W R/W OF CR 468, S 0-27-14 W 174.78 FT, S 88-44-0 W 265.96 FT, S 0-12-20 W 176.50 FT, N 88-44-0 E 265.10 FT TO W R/W OF CR 468, S 0-27-14 W 42.90 FT, S 89-47-13 E 7 FT, S 0-27-14 W 211.92 FT TO POB ORB 1798 PG 872 ORB 3310 PGS 2067 2069 2104 2109 2113 ORB 3311 PG 2124 ORB 3312 PGS 1770 1789 1790 1792 ORB 3320 PGS 1643 1646 1674 ORB 3326 PGS 1860 1861 1890 1891 ORB 3424 PG 2185 ORG 3645 PG 1091

RESOLUTION NO. _____

**RESOLUTION OF THE CITY COMMISSION OF THE CITY OF LEESBURG,
FLORIDA ADOPTING AN INVENTORY LIST, AS REQUIRED BY SECTION
166.0451 OF FLORIDA STATUTES, OF ALL REAL PROPERTY TO WHICH
THE CITY OF LEESBURG HOLDS FEE SIMPLE TITLE THAT ARE
SUITABLE FOR USE AS AFFORDABLE HOUSING IN THE CITY OF
LEESBURG, LAKE COUNTY, FLORIDA; AND PROVIDING AN EFFECTIVE
DATE.**

WHEREAS, in 2006, the Florida Legislature adopted House Bill number 1363, creating section 166.0451 of the Florida Statutes providing for the disposition of municipal property for affordable housing in Chapter 2006.69, Laws of Florida.

WHEREAS, section 166.0451(1) of the Florida Statutes states that by July 1, 2007, and every three (3) years thereafter, each municipality shall prepare an inventory list of all real property within its jurisdiction to which the municipality holds fee simple title that is appropriate for use as affordable housing. The inventory list must include the address and legal description of each such property and specify whether the property is vacant or improved. The governing body of the municipality must review the inventory list at a public hearing and may revise it at the conclusion of the public hearing. Following the public hearing, the governing body of the municipality shall adopt a resolution that includes an inventory list of such property.

**BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF LEESBURG,
FLORIDA:**

THAT the City of Leesburg holds fee simple title to the inventory list of real property as shown in the attached Exhibit A that is appropriate for use as affordable housing.

THAT this resolution shall become effective immediately.

PASSED AND ADOPTED by the City Commission of the City of Leesburg, Florida, at a regular meeting held on the 19th day of December 2022.

Mayor

ATTEST:

City Clerk