

**AGENDA MINUTES
CITY COMMISSION MEETING
CITY HALL, 501 W MEADOW STREET
MONDAY, JANUARY 9, 2023 5:30 PM**

1. CALL TO ORDER

The City of Leesburg Commission held a regular meeting on Monday, January 9, 2023, at Leesburg City Hall. Mayor Burry called the meeting to order at 5:33 p.m. with the following members present:

Commissioner Allyson Berry
Commissioner Jay Connell
Commissioner Mike Pederson
Commissioner Alan Reisman
Mayor Jimmy Burry

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

The invocation was given, followed by the Pledge of Allegiance to the Flag of the United States of America at the Commission's Organizational meeting held immediately prior to this meeting.

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

2. PROCLAMATIONS:

A. None

3. PRESENTATIONS:

A. None

Mayor Burry stated that former Commissioner John H. Christian was in attendance at this meeting. He wanted to take the opportunity to present him with his outgoing plaque. He stated that it was in appreciation for nineteen years of distinguished public service as City Commissioner and Mayor of the City of Leesburg from 2004-2022. **Former Commissioner John Christian** thanked everyone.

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.

There were no public comments offered.

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.1 - Donation of certain real property from Tammy Blackwood, Kelvin Ninmo, and Dale Ninmo with condition; authorizing the Mayor and /or Special Magistrate to execute Releases of Code Enforcement Orders and Liens against the property; authorizing the Mayor and/or City Manager to execute a Deed conveying the property to Habitat for Humanity on the condition that the property be used in connection with the Leesburg Construction Trade Program

5.C.5 - Downtown Leesburg Building Redevelopment Grant to Brick City Hospitality Group, LLC., for renovations at 215 W. Main Street

5.C.6 - Facade, Sign and Landscape Grant to Brick City Hospitality Group, LLC., for renovations at 215 W. Main Street

5.C.7 - Renewal Lease Agreement with the West Leesburg Community Development Corporation (WLCDC) for office space at the Leesburg Resource Center

Commissioner Pederson moved to adopt the Consent Agenda except for 5.C.1, 5.C.5, 5.C.6, and 5.C.7, and Commissioner Reisman seconded the motion.

The roll call vote was:

Commissioner Connell	Yes
Commissioner Berry	Yes
Commissioner Pederson	Yes
Commissioner Reisman	Yes
Mayor Burry	Yes

Five 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 December 19, 2022

B. PURCHASING ITEMS:

1. Purchase request by Wastewater for the purchase of three (3) floating

aerators.

2. **Resolution of the City Commission of the City of Leesburg, Florida authorizing the Mayor and City Clerk to execute an annual Fixed Unit Price Agreement for construction services related to installation, replacement, and repairs of concrete sidewalks, curbs, gutters and flatwork with Bulldog Sitework, LLC.; and providing an effective date.**

ADOPTED RESOLUTION 11,242

C. RESOLUTIONS:

1. **Resolution of the City Commission of the City of Leesburg, Florida, accepting the donation of certain real property from Tammy Blackwood, Kelvin Ninmo, and Dale Ninmo with conditions; authorizing the Mayor and/or Special Magistrate to execute Releases of Code Enforcement Orders and Liens against the property; authorizing the Mayor and/or City Manager to execute a Deed conveying the property to Habitat for Humanity on the condition that the property be used in connection with the Leesburg Construction Trade Program; and providing an effective date.**

ADOPTED RESOLUTION 11,247

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

Commissioner Pederson made a motion to adopt the resolution and Commissioner Reisman seconded the motion.

Mayor Burry requested comments from the Commission and the audience.

Commissioner Connell commented that he was unable to speak with the city manager about this item. However, he would like some clarification because there are code enforcement liens on this property. If we release the liens, do they just give the city the property and what are the conditions for this? **CM Minner** answered that is pretty much it. This is approximately a three acre parcel located on Penn Street just south of Griffin Road. It is located behind the Takis Restaurant, Walgreens and Burger King. Currently, there are several different code enforcement liens on the property. The majority of the lot is wooded and there are a lot of homeless conditions there. This parcel is blighted and because of that reason there are many different pending code violations. In total, there are about forty-two thousand dollars in liens on that property. The liens have built up and more are being added. For ease of explanation, the Blackwood Trust owns the parcel. It is owned by siblings. The ownership of the property was in the family, which is now in the trust. Tammy Blackwood speaks on behalf of the trust and Kelvin Ninmo and Dale Ninmo are her brothers. The city was approached by the Blackwood Trust. However, they purchased the parcel a longtime ago, but the property has gotten to the point where they cannot develop it nor do they want to have the liens on the property. In exchange for waiving the liens, they asked if we would have any use for the property. The purpose behind code enforcement fines is not to be punitive. They are not supposed to be revenue makers. They are supposed to be the stick to the owner so they come into compliance with the codes. That property is good and it could add a lot of value to the

community. However, at this time, that property does not. So, the family of Blackwood Trust came in and asked if we would be interested in the property, and, as it turned out, when they approached him he said yes, absolutely. The day they came in and approached him was unbelievable timing, because that day he had just left the ribbon cutting for the Leesburg High School Construction Trade off East Main. For the past four years, through Romac Construction and Habitat for Humanity, that program has been able to run. It goes through Leesburg High School and their Construction Trades Academy. The high school teaches the trades to the students. They learn about plumbing, electricity, everything that is involved with constructing a house. For the past four years, the Academy has built a house. The city donated the initial property off 12th Street. The second year, they were given another house that was donated in unincorporated Lake County off Picciola. After that house, they came back to the city and asked if we had any other property, so we scurried through the records and provided the property on East Main just south of what used to be Metro Steel. We purchased that building and that is where the Public Works Headquarters is located. They split that property and they built two houses there. Anyway, the day he was leaving the ribbon cutting, Don Magruder tapped him on the shoulder and asked if we could find more property. That went on to his to-do list and as soon as he put it on his to-do list, the Blackwood Trust family was in his office saying they had an idea and that was the concept. In exchange for that parcel, we would waive the fines. Then we would donate that parcel to Habitat and Habitat would use it for the Construction Trades Academy. We think they could get four or five houses on that parcel due to the size of the parcel. It will serve Habitat for a few years. He thinks it is a good location for it. Even though US 27 is commercial, the Penn Street side is residential. It will still fit well with housing. It will provide housing for the needy and it will work in partnership with the Construction Trades Academy. The Construction Trades Academy, Mr. Brandenburg, is also a school board member. The school board has been very supportive of the Leesburg High School Construction Trades Academy. He also spoke with Mr. Rankin, at LPG, and they may be willing to do some pro bono work to assist them with subdividing that property and do some planning. With this resolution there would be three or four more steps, because it is a big give. However, it would be good for the program. There are more steps needed. We need to do a quitclaim deed from the city to the Habitat. There are about three steps in that process and this resolution would allow him and the city attorney to execute those items on behalf of the city commission. **Commissioner Berry** asked about the types of homes Habitat builds. **CM Minner** replied that they would be single-family residential. Typically, they are one story in the neighborhood of about one thousand square feet. The flavor of what they would look like would be what exists on East Main and 12th Street. They would be attractive houses and they will add to the community. It would take care of the blight, homeless, trash, and the accumulation of weeds and debris. All the stuff that is in that area hurts that neighborhood now. It will benefit the Penn Street neighborhood because it will bring nice housing to the area, which will definitely complement and improve the corridor. **Commissioner Berry** inquired how the candidates are chosen for Habitat. **CM Minner** answered that he was unsure how Habitat handles that because it is all handled by them. He understands that they pick families in need which probably goes back to low to moderate income families (LMI).

The roll call vote was:

Commissioner Pederson	Yes
Commissioner Reisman	Yes
Commissioner Connell	Yes
Commissioner Berry	Yes
Mayor Burry	Yes

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

2. Resolution of the City Commission of the City of Leesburg, Florida, accepting and approving a plat for Eagletail Landing – Phase 1, a

subdivision of the City of Leesburg, Florida, being a portion of Sections 18 and 19, Township 20 South, Range 25 East, Lake County, Florida, and accepting and dedicating to the use of the public any easements or public places shown thereon as being dedicated to the public; and providing an effective date. (Eagletail Landing – Phase 1)

ADOPTED RESOLUTION 11,243

3. **Resolution of the City Commission of the City of Leesburg, Florida, authorizing the Mayor and City Clerk to execute Change Order 1 to Purchase Order 527253 to GAI Consultants, Inc. for additional professional design services related to the Fuel Farm Project at the Leesburg International Airport; and providing an effective date.**

ADOPTED RESOLUTION 11,244

4. **Resolution of the City Commission of the City of Leesburg, Florida authorizing and directing the Mayor and City Clerk to execute a natural gas service agreement between the City of Leesburg and Alcazar Development Group V, LLC for the purpose of setting forth the terms and conditions under which the City of Leesburg will supply natural gas service to the development referred to as Silver Lake Villas; and providing an effective date.**

ADOPTED RESOLUTION 11,245

5. **Resolution of the City Commission of the City of Leesburg, Florida approving a Downtown Leesburg Building Redevelopment Grant to Brick City Hospitality Group, LLC, for renovations at 215 W Main Street; and providing an effective date.**

ADOPTED RESOLUTION 11,248

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

Commissioner Reisman made a motion to adopt the resolution and Commissioner Pederson seconded the motion.

Mayor Burry requested comments from the Commission and the audience.

Commissioner Connell stated he assumed this was structured just like the other ones. Where the city would just give them a quarter million dollars with no strings attached. With no time limit on having to own the building or getting it open, nothing. Just make the improvements and do whatever they want. **CM Minner** remarked it would be the same conversation. Everything is done on a reimbursement basis. The only two things he would add would be that we already see construction activity going on and the company Brick City from Ocala is a reputable firm. We both know where each other stands on this item. **Commissioner Connell** said from the get-go he had no problem with the concept of what we were trying

to do. However, there should be some requirements if we are giving away a quarter of a million dollars. They should have to own it for a certain length of time. They should have to open it. It should not be that they just make the improvements and then do whatever they want with the building. He did not feel that was the intent. We are trying to redevelop the downtown with businesses, not just give a quarter million dollars to outside developers to come in here and make some quick money and sell it. Every time these come up, he will bring them up until we get some stipulations in place. He agrees with the concept of what we are trying to do. He just does not agree with not having any requirements attached to it.

Commissioner Pederson stated that they have had previous debates over this. This is the fourth time it has come up, so he would not get into his rebuttal. However, for clarification and the crowd, the developers are putting in seven hundred and fifty thousand dollars and we are matching it with two hundred and fifty thousand dollars.

The roll call vote was:

Commissioner Reisman	Yes
Commissioner Connell	No
Commissioner Berry	Yes
Commissioner Pederson	Yes
Mayor Burry	Yes

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

6. Resolution of the City Commission of the City of Leesburg, Florida approving a Facade, Sign and Landscape Grant to Brick City Hospitality Group, LLC, for renovations at 215 W Main Street; and providing an effective date.

ADOPTED RESOLUTION 11,249

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

Commissioner Reisman made a motion to adopt the resolution and Commissioner Pederson seconded the motion.

Mayor Burry requested comments from the Commission and the audience.

Commissioner Connell stated his comments were the same as the last item. Anytime we give free money away, there should be some regulations attached to it. They should not just make the improvements and walk away with the money. We should have some type of attachment to that money where they have to do something within a certain time period. They have to open the business or something. It should not be that they make the improvements, sell, and pocket our money. That is not right. **Commissioner Pederson** remarked that the theory of the last program and the one million dollar grant program, and this program was to help revitalize the downtown. He is okay with this because these developers are putting a substantial amount of money into it. This one is eighty thousand to one hundred thousand dollars total. **CM Minner** replied that their numbers on this are more like three hundred thousand dollars on the exterior facade. He believes the redevelopment of the building, the interior and structure for the redevelopment of the old downtown building redevelopment grant was listed at about one million dollars for improvements. The exterior improvements that qualified for the FSL grant were about three hundred thousand dollars. **Commissioner Pederson** mentioned that they are putting in over one million dollars and we are putting in two seventy. If someone wants to invest that kind of money in our downtown, he

does not care if they flip it tomorrow. They just put one million dollars of improvements into our downtown. **Mayor Burry** added that these are two different items. He understands the hesitancy on the first item, but how many of these facade grants have we done? **CM Minner** answered this is typical. However, he can understand Commissioner Connell's concerns because the facade, sign, landscape grants typically go to existing businesses. This would be the second one that goes more towards the redevelopment of the downtown, but they are still a qualifier. Of all the sign grants we have given, the ballpark number is about thirty to thirty-five since inception. Over the past five to six years that we have been doing this program, only two have been unnamed businesses to date. He was unsure if he would put The Palace on that because their purpose was the existing business with the Two Old Hags downstairs and the improvements to the theatre. The second story will be offices and the third story will be residential. They had a plan. This one will be some type of commercial venture like a restaurant eatery. The proposal also says there will be a multi-family upstairs.

The roll call vote was:

Commissioner Connell	No
Commissioner Berry	Yes
Commissioner Pederson	Yes
Commissioner Reisman	Yes
Mayor Burry	Yes

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

7. Resolution of the City Commission of the City of Leesburg, Florida authorizing the Mayor and City Clerk to execute a Renewal Lease Agreement with the West Leesburg Community Development Corporation (WLCDC) for office space at the Leesburg Resource Center; and providing an effective date.

ADOPTED RESOLUTION 11,250

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

Commissioner Pederson made a motion to adopt the resolution and Commissioner Reisman seconded the motion.

Mayor Burry requested comments from the Commission and the audience.

Commissioner Connell stated he had some questions and he was unable to connect with the city manager earlier. He wanted to know who the Leesburg Community Development Corporation was and what they did? This was a renewal of their lease, so will the lease go up or are we leasing it back to them at the same proposed price they were paying for the last three years? **CM Minner** answered that the West Leesburg CDC is a Development Corporation similar to East Leesburg CDC, but their focus is specifically on the Carver Heights area. They previously used a facility that we leased to them near Berry Park. Once the Resource Center was built, we leased an office to them in that building and this lease just continues that. All the terms remain the same. **Commissioner Berry** inquired about the fee being none. **CM Minner** agreed that there was no rental rate. They use one office in the Resource Center. **CA Watson** added that there was a service-based rental payment source where they would provide services in lieu of rent.

The roll call vote was:

Commissioner Berry	Yes
Commissioner Pederson	Yes
Commissioner Reisman	Yes
Commissioner Connell	Yes
Mayor Burry	Yes

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

8. **Resolution of the City Commission of the City of Leesburg, Florida authorizing the City Commission to update the Building Incentive Plan to include the Chief Plans Examiner and the Chief Building Inspector positions; and providing an effective date.**

ADOPTED RESOLUTION 11,246

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 amending the Future Land Use Map of the Comprehensive Plan of the City of Leesburg, changing the Future Land Use Map Designation of certain property containing 11 +/- acres from City of Leesburg Low Density Residential to City of Leesburg Industrial, for a property generally located west of Flatwoods Road, north of Casteen Road, and south of Parkway Boulevard, lying in Section 29, Township 19 South, Range 24 East, Lake County, Florida; and providing an effective date. (Warehouse Flatwoods)**

Commissioner Pederson introduced items 6.B.1 and 6.B.2 and asked that the ordinances be read by title only. CC Purvis read the ordinance by title only.

Mayor Burry requested comments from the Commission and the audience. There were none. He stated this item would lay over until the meeting of January 23, 2023.

2. **An Ordinance of the City of Leesburg, Florida, changing the zoning on approximately 11 +/- acres from City of Leesburg R-2 (Medium Density Residential) to City of Leesburg PUD (Planned Unit Development) to allow for the development of a 5,000 SF office and 40,000 SF warehouse facilities**

for metal structures/carports for a property generally located west of Flatwoods Road, north of Casteen Road, and south of Parkway Boulevard, lying in Section 29, Township 19 South, Range 24 East, Lake County, Florida; and providing an effective date. (Warehouse Flatwoods)

- 3. An Ordinance of the City of Leesburg, Florida amending Future Land Use Element, Policy 1.1.6 to remove references to project acreage and the project boundary map, as well as to clarify that town centers are mixed use centers; amending the Villages of West Lake project boundary to reflect the newly added lands; amending the Future Land Use Map of the Comprehensive Plan of the City of Leesburg by changing the Future Land Use Map designation of certain property containing 18.34 +/- acres from Institutional to Age Restricted Development, for a property located south of County Road 470 and east of the Florida turnpike, lying in Section 17, Township 20 South, Range 24 East, Lake County, Florida; and providing an effective date. (The Villages of West Lake)**

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

Mayor Burry requested comments from the Commission and the audience.

CM Minner stated a few years ago The Villages bought eighteen acres of land from the city on the south side of the s-curve of CR 470. They want to process this as a large-scale amendment, which means it needs to be reviewed by the state. Large-scale amendments that are anything larger than fifty acres are required to be reviewed by the Department of Economic Opportunity. They have a reason to do this because it blends in with all the other ARD properties and it would be a more formal process. The city does not have issues with that. This item would lay over until the state has reviewed the information. Once we receive that information back, we can schedule it for a second reading. **PZD Miller** stated the applicant asked that due to this being a transmittal hearing and because it is a large-scale amendment, they would like the opportunity to accept public comment on it.

Darren Taylor from The Villages, stated he was there representing the applicant. The only reason he needed to make a comment was because this was a transmittal hearing. This requires a vote from the commission so they can transmit the amendment to the state. The commission would need to vote to transmit the amendment to the department. He wanted to make sure they voted on this so they could move forward with the process. **CA Watson** answered that what he was asking for was correct. They need to make a motion to approve and transmit the amendment to the state. That would be appropriate if that was pleasing to the commission.

Commissioner Pederson made a motion to approve and transmit the amendment to the state and Commissioner Reisman seconded the motion.

The roll call vote was:

Commissioner Connell	Yes
Commissioner Berry	Yes
Commissioner Pederson	Yes
Commissioner Reisman	Yes

Mayor Burry

Yes

Five yeas, no nays, the Commission approved the transmit of the amendment.

Mayor Burry stated this item would lay over until we receive information back from the state.

4. **An Ordinance of the City of Leesburg, Florida, changing the zoning on approximately 18.34 +/- acres from P (Public) to ARD (Age Restricted Development) for a property generally located south of County Road 470 and east of the Florida turnpike, lying in Section 17, Township 20 South, Range 24 East, Lake County, Florida; and providing an effective date. (The Villages of West Lake)**

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

Mayor Burry requested comments from the Commission and the audience. There were none. He stated this item would lay over.

5. **An Ordinance of the City of Leesburg, Florida, to modify the Chapter 163 Development Agreement between The Villages of West Lake, Area A; for the development of approximately 1400 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 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. (VOWL 163A Amendment 2023)**

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

Mayor Burry requested comments from the Commission and the audience. There were none. He stated this item would lay over.

6. **An Ordinance of the City of Leesburg, Florida, to modify the Chapter 163 Development Agreement between The Villages of West Lake, Area B; for the development of approximately 1230 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 and Sumter County line; and east and west of County Road 48; 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. (VOWL 163B Amendment 2023)**

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

Mayor Burry requested comments from the Commission and the audience. There were none. He stated this item would lay over.

C. NON-ROUTINE ITEMS

1. Proposal to the City of Leesburg, Florida for Design Engineering Services to add a Fluoride Injection System to the Water Distribution System and Florida Department of Health Fluoridation Grant Application update.

Commissioner Reisman introduced the proposal and asked that it be read by title only. CC Purvis read the proposal by title only.

Commissioner Pederson made a motion to approve the proposal and Commissioner Connell seconded the motion.

Mayor Burry requested comments from the Commission and the audience.

Commissioner Connell stated he did not support this. The people in his district are not for it. We should not force it on people who do not want it in their drinking water. This is a tremendous cost too. These days, practically every toothpaste has fluoride in it and even mouthwash has fluoride in it. There have been debates about whether too much fluoride for people is not a good thing. He spoke to his community and they did not want it. We should not force it on people who do not want it. The bill for this is practically seven hundred thousand dollars plus the annual maintenance and chemical bill. **CM Minner** commented to the public, that this has been an item the commission has discussed over the last six months, at least since the summertime, in different ways. The question this proposal ponders is whether or not to consider adding fluoride to the city's drinking water. A brief recap, it is reasonable to say that adding fluoride to the drinking water was one of the greatest things. Most folks will tell you it was one of the top ten public health things that was accomplished in the nation. The number one being the creation of antibiotics. However, in the top five list was adding fluoride to the drinking water and that came out from the FDA in the 40's. Everybody considered it a good accomplishment. However, in the early 2000's, there was some school of thought that stated we really do not need to add fluoride anymore. The reason for that was the advancement in fluoride in topical solutions and dental care. In the early 2000's, maybe the 90's, some communities stopped adding fluoride to the water. Today, about eighty percent of American communities still add fluoride to their public drinking water. The City of Leesburg stopped doing this in the early 2000's. We stopped it when we upgraded the Water Treatment Plant. We stopped for two reasons and one was due to the financials. In the 2000's, many utility systems started moving into a Supervisory Control and Data Acquisition (SCADA) system. SCADA systems are the acronym for how we remotely monitor systems. Whether it is gas, water, sewer or electric. It automatically closes valves, it automatically reads pressures, and it automatically injects treatments into water, those types of things. When we were in the process of updating the SCADA system that would add fluoride to the water, we opted not to for the simple reason that it would save money. Another side of the equation is the safety factor and not having to deal with another chemical. Mind you, we do deal with bleach and bleach does go in the water and we deal with a bunch of different chemicals. He does not know how to tip that scale because our folks are paid to deal with chemicals. They do it and they do it safely and reasonably with personal protective equipment. However, not having to deal with one more chemical is a relief to them. There is the argument that fluoride continues to be needed in the water. It would be an advantage for

folks with low to moderate incomes, who do not have the resources to get the latest and greatest dental care. That argument continues and it was brought to this body by folks in the community who are advocates for putting fluoride in the water. They brought it to the attention of a couple of commissioners, who then brought it to his attention. He researched the matter and we discussed it. This is the third time we have talked about it. The last meeting was about sixty to ninety days ago and we discussed moving forward with it. We have moved forward in two ways. The first way was to get an RFP for the design parameters and every project we do goes from a concept where we do this phase. Then we have a design phase and a build phase. We went through the concept idea phase where the commission had a three to two vote which said move forward. The result of that was the Dewberry Engineering contract and that is what you would be voting on tonight. That contract is about eighty thousand four hundred dollars. That would be the design improvements needed at the treatment facilities to put in the pumps, equipment, and the protection that is required. We would have to add some protection storage for chemicals. There are some designs that need to go into place. We were also tasked with finding some grant money available through the Florida Department of Health (FDEP), where they promulgate and suggest that you put fluoride in your water. To that extent, we are hopeful that there will be some grant dollars. When we talked about this last, we provided the commission with rough estimates from the consulting engineers. The rough estimates were about one hundred thousand dollars to design, half a million dollars to build and seventy-five thousand dollars annually to put fluoride in the water. Those numbers would not break the bank. The funds can adopt and afford those numbers. We are still pretty much in that window until Dewberry finishes some designs. Right now, we are about twenty grand under the estimate. Eighty grand was the proposal to do the design work. Now, the grant money is out there. What we did find is that everything we are looking to do is a qualifier for grant reimbursement. The design expense is reimbursable, the pumps, the hardware, almost everything that Dewberry has in their contract that they need to do and build is reimbursable. That is the good news. The bad news is the grant programs do not say how much is reimbursable or if it is an eighty/twenty. They will only say what is reimbursable when they fund it. Our homework showed that throughout the state and in the state's fiscal year, they had one hundred and fifty grand. That is what they have statewide and nobody has tapped into those funds yet. That issue has not come, so if we are lucky, there is one hundred and fifty thousand dollars. If we are even luckier, we may find other pots of money that we could tap into to help cover expenses. He is a realist, so we should be prepared and say that the most we could get is one hundred and fifty thousand dollars. However, that does not mean we will not get more. Dewberry put the time parameters in their proposal and it would be about six months for design. Once we go out to bid, it will be somewhere in the winter time next year before construction will actually start. It would be six months for construction. In order to start receiving grant money, we need Dewberry to get thirty or forty percent of the design completed. We could then take that data to the Department of Health to start applying for grant money. We are at the stage where if you want to move forward with this and put fluoride in the water, vote yes. If you feel it is an unnecessary expense, vote no. If you vote yes, there is still one more bite from the public for input and that comes when the contract comes back for approval. **Commissioner Reisman** echoed Commissioner Connell's comments. When speaking with residents and neighbors, they are all against it. **Commissioner Pederson** remarked that this one had been a tough one. When he spoke with friends in the dental industry, he was heavily in favor of this. However, two things bother him now. One being the consumption of water. When doing the math, it came out to be conservatively that 97-98% of our water is not being drunk. The city manager could help him out with the math because he had him look at the total water usage. **CM Minner** answered that his management style has been to fall on the sword and to be vocal when he thinks things are extremely instrumental. **Commissioner Pederson** pointed out that he asked him to do this. **CM Minner** said yes, it is important to understand both sides of the equation. Yes, he was asked to do that math and we know that about one percent of the water we sell is consumed. So, potentially, one percent of the water that is sold to a single family residential household may be consumed. That is a factual number because we know the average residential unit in Leesburg uses two hundred and fifty gallons of water per day. If they drink a gallon of water and you have 2.8 people in a

household, which is the typical, and each of them drinks a gallon of water per day, that is 2.8 gallons divided by two hundred and fifty, that equals 1.21%. The rest of it goes to the yard, the shower, the dishes or toilet. Only one percent of that water gets drunk. **Commissioner Pederson** said his other comment was and it may sound like a cop-out, but because this has been so controversial, he worries that future commissions could easily come in and reverse the decision, so all the money that would go in up front would be gone. That six hundred thousand dollars plus or minus tugs at him. It has been very tough. **Mayor Burry** stated his comments deal with public health. This proposition is endorsed by the American Dental Association, the American Medical Association, the National Institute of Health, the CDC, and the Florida Department of Health. It would be good for our community. There are members of this community who are underserved in their dental abilities to see a dentist, to have fluoride treatments, all the things that many of us take for granted. There are many members of our community who do not have that luxury. This would be a very cheap way for them to get that when you balance the cost out through the community. We would be helping the community. He is all for it. **CM Minner** pointed out that he wants to be neutral. He did not want any of the information that he had given to lead the vote one way or another. Everything that Mayor Burry said is correct, putting fluoride in the water is seen as a universal way to improve your health through ensuring that you do not get dental decay. There are portions of this community that do not have the dental options that most folks do. Even though we are talking big numbers, the commission deals with the budget, so they know big numbers. Half a million dollars and eighty thousand dollars are big numbers for the city personally. However, in our enterprise funds, those are not big numbers. The argument is that if you spend that amount it has a more significant impact on helping those who are less fortunate. It will provide a public health benefit. Hence, the organizations that Mayor Burry said supports putting fluoride in the public water. Then there are those that do not want the government to put other chemicals like fluoride in the drinking water. All he could do is assure those folks that what the city puts in the water is safe. We do it at levels that are regulated by the state and the federal government. The city is required to report those levels to the state. Most public drinking water organizations have a good record. Even if we add fluoride to the water, the customers in Leesburg need to know that their drinking water is safe and consumable. He hoped he had presented both sides and he would take the direction of the commission. **Commissioner Connell** wanted to expand on Commissioner Pederson's comments. He agreed with him that almost ninety-nine percent of the water that we would put fluoride in would be used for other purposes other than consumption. That is a huge number for one percent that somebody might consume. That is on the assumption that the majority of people do not drink bottled water. **Sanna Henderson** asked from the audience if fluoride was in bottled water. **Commissioner Connell** responded that he doubted that. The point was that bottled water is a big thing nowadays. **Commissioner Berry** stated that speaking for the constituents in district one she was sure a majority of them are not qualified or able to receive dental care as easily as others. She was sure fluoride treatments would be one of the treatments. She remembered getting them as a child, so it would be unfortunate not to offer this. She understands the price and the dollars in question. Overall, it is minimal when you consider the health and welfare of the people who need it. She was sitting there thinking about the good and bad, but this really needs to be considered. She has been listening to both sides, but it is very important to be healthy and to provide the best for our community. **Commissioner Pederson** remarked that he may regret saying it, but he wanted to throw out an idea. With the six hundred thousand dollars and the estimated seventy-five thousand dollars a year for maintenance. With this being so controversial, what if we set aside fifty thousand dollars a year and target that money for low to moderate income people for fluoride treatments or something? He is sensitive to lower incomes and he would like to help them. It could be a band-aid as we work through this and give the community more time. If this is that controversial, let's set aside fifty to seventy-five thousand dollars a year and use it. He knows it would be another program but we could use it for low to moderate income people for dental work or fluoride treatments. It could come back for further discussions at a later date.

Sanna Henderson stated that the entire time she was on the commission the city had fluoride in the

water. It was just there and nobody said yay or nay. It was wonderful and her daughter never had any cavities. Back when she was a kid in Leesburg, she remembered Dr. Duncan painting fluoride on her teeth. She does not know which city commission snuck the fluoride out, but it was said to be in the 2000's. **CM Minner** replied it was the early 2000's when the city upgraded the SCADA system. **Ms. Henderson** continued to say that she certainly did not know because she was not on the commission at that time. Someone mentioned to her that the fluoride had been removed from the water and she was thoroughly upset that we did not have it. It was a great thing to have for the citizens. She was unsure of when the city would talk about going to the tertiary water system, but when we do, we will not be watering our yards with chlorinated water because that would be very expensive. Anyway, she wanted the commission to consider putting the fluoride back in the water. She guessed the city paid a lot of money for it years ago. However, she did not remember it being in the budget. It was just there and it was wonderful.

Darel Craine, district two, said he would like to renew his request to hold workshops on this before moving forward. He said Commissioner Pederson had a good idea. There are other ways to target those that are in need of fluoride treatments. Speaking about the proposal tonight that they will vote on, he was before the commission before and it was said that they were going to put equipment, fluoride tanks and injection equipment at all five of the water plants. He looked at the numbers on the proposal and he believed the city would be hit with change orders because he did not think they would be able to do all five plants for that amount of money. The main plant will need heavy equipment because of the amount of water coming out of that plant. There are still plants at the mall, the airport, Highland Lakes, and Royal Highlands. With Royal Highlands, he was not sure if it was interconnected now or not. He thought it was still independent. However, he was not sure, he had been out there for a while. He does not believe they can do it for eighty thousand dollars. He believes with five plants there would be change orders coming on that almost immediately.

Chris Wollenschlaeger, an orthodontist in the area, stated he had a few points he wanted to address. Commissioner Connell seems to be very fiscally responsible, which is a good thing. However, they have done cost analysis studies on putting fluoride in the water. Those studies have shown that for every one dollar you invest in fluoridating the water, the citizens will on average save thirty-eight dollars in future dental care. Now, if he were to be told that if he gave the city one dollar he could save thirty-eight dollars in dental care, he would say that was one heck of a deal. Secondly, he wanted to address the fifty thousand dollars going towards fluoridating treatment. He does not know how that would be done in reality. It sounds like a great idea giving fifty thousand dollars to the people for fluoride treatments, but how will that be distributed? Will kids once a year get a fluoride treatment in school? If it was in the water, they would get it every single day. One fluoride treatment, once a year, is great, but what will that really do? Not much. In Quebec, Canada, they did a study where they discontinued fluoridating the water in 2010. They saw a distinct increase in the number of children with cavities. They decided that they would put fluoride back in the water because they thought fluoridating the water was a good thing. Yes, there is a large upfront cost, but in the end you will end up saving people money. The alternative to that is giving fluoride to people who need fluoride. People will still need to take time off from their work to be able to receive these fluoride treatments and kids at their schools will go once or twice a year to get fluoride on their teeth. That is not every single day. This is something that helps people and it has been shown to reduce dental decay. The studies and cost analysis were done even in reference to water. Even though ninety-nine percent of the water does not make it into your body to be ingested, even the amount that is ingested is enough to save you thirty-eight dollars for every one dollar invested. Yes, there will be some waste, but to our constituents' point, there is chlorine waste that is thrown away. There will be waste, but what is consumed will immensely help the citizens of Leesburg.

Dave Wollenschlaeger, an orthodontist here since 1990, stated that what they do not understand is that

fluoridating the water will not help anyone in the room. We will not be doing it for ourselves. We will be doing it for the kids. When he first came here, he rarely saw children with cavities. Now, it is like a bloom, kids decay and parents coming in having to pay for root canals. With a root canal you are looking at twelve hundred dollars. Having fluoride in the water at this point will not help most adults. It would be done for the kids. His father was in the military and he lived in Colorado Springs. Colorado Springs water is naturally fluoridated. There was no discussion about taking the fluoride out of the water because somebody was worried about being harmed by it. It was just there. Just for testimonial, he has zero cavities and he likes that. He also has zero root canals and he likes that too. It is a bit of an expense, but on average it costs citizens a dollar per year. That is not a whole lot of money. It is a lot of money up front, but when it is amortized out it is not that big of an expense. He would hate to have to tell his patients when they ask why they are getting cavities that it is because the city no longer fluoridates the water. Tavares and Eustis fluoridate their water.

Linda Kero, stated it was a good idea to put some money aside to help the kids at school. In Chicago, when she was growing up, they had a dentist at the school, so the kids had dental care every day if needed. The amount of money that we are talking about for a system that may or may not be ingested into someone's system. Going directly to the dentist and helping the kids is a great idea. With water, we all have a right to clean water and when we put that water that has chlorine or fluoride into our grass or on the ground, it percolates down and eventually we get it again. Anyway, we are getting a lot of bad things. She asked if we were going to talk about something important. She hoped they would talk about sewer systems to make sure that our sewers and our septic fields were not percolating down into what should be clean water.

Mayor Burry commented on fluoride being such a deadly chemical. Fluoride is the 13th most prevalent chemical in the universe. It is everywhere. It is not just in our water.

Wade Winker, 728 Boylston Street, Leesburg, stated he has been practicing in Eustis, Florida since 1993 in general dentistry. He gets to fight the decay every day. The point that seems to have been missed is there are two ways to pick up fluoride. Topically, which is somewhat effective or through ingestion. The only way we pick it up through ingestion is if there is fluoride in something we ingest. That could be water, milk, food or whatever. However, a good way to deliver that to the general population is through fluoridating the water supply. That has been done for seventy years throughout the United States. It has been done very effectively. It effectively reduces decay in the population that it is introduced into by forty to sixty percent. Extensive studies have been done on fluoride to determine what part of the population it helps the most. The interesting thing is that it helps people in the lower socioeconomic areas unfairly higher than it does the people who might be able to afford modern dental care and regular dental visits. It is way more effective when we get it when our children's teeth are forming. That would be before their last teeth finish forming in their 20's. It is the early years that we need that very hard mineral picked up at the proper concentration. They have played with that number a little bit over the last seventy years. They did find that they were using a little too much. It was at one point per million and that was the gold standard for about fifty of those years and in the last twenty years it has been turned down to 0.7 parts per million. It is a very effective program and the city manager was right on point. It is the most effective public health project in the United States ever and we do not have it in Leesburg. They have it in Umatilla and you have already heard some of the other cities nearby that have it. Those cities find it important to do so for their population. Please do the same here. **Mayor Burry** asked for any further comments. There were none. He closed the public comments.

The roll call vote was:

Commissioner Pederson

No

Commissioner Reisman

No

Commissioner Connell	No
Commissioner Berry	Yes
Mayor Burry	Yes

Two years, three nays, the Commission denied the proposal.

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 welcomed the new commission members. Feel free to reach out as necessary if there are any questions. He is looking forward to working with everyone.

9. CITY MANAGER ITEMS:

CM Minner echoed the city attorney's comments. He welcomed aboard Commissioner Reisman and Commissioner Berry. He looks forward to working with them. He congratulated Commissioner Pederson on his re-election. He is looking forward to working at least two more years with Mayor Burry and Commissioner Connell. The agenda looks pretty full. We will be working over the next several weeks through communication and processes to establish where the priorities are. We have a couple of big capital improvement projects in the hopper, one being the Wastewater Treatment Plant, which everyone should be up to speed on. We also have the Pine Street project, the Marina Project, and the Susan Street/Sleepy Hollow project. Mayor Burry and Commissioner Reisman were there today with him to try and get some TDC funding for that project. He will provide them with a written report about the status of those. For this evening's brevity, look for an email to come from him around Wednesday. If there are any questions, give him a shout.

10. ROLL CALL:

Commissioner Pederson welcomed Commissioners Berry and Reisman to the commission. He is looking forward to working with them. On the fluoride injection system, just because it was voted down and he voted against it does not mean we cannot talk about it more. It could be brought back before the commission. He would welcome more public input. **CM Minner** replied that under the rules it was a failed vote. The proposal before the commission was not a construction contract. It was an engineering contract to design the system. The three to two vote said the commission did not want to design it. If we do not design it, we do not build it. For the rules of procedure, if this item were to be reconsidered, someone who voted on the prevailing side, which would be the no side, would need to bring it back for reconsideration. If it were to be discussed again under the existing rules in the code, either Commissioner Reisman, Pederson, or Connell would need to bring it back for reconsideration. Otherwise, it would not be discussed for a year. **CA Watson** confirmed that was correct. **CM Minner** clarified that whoever was in the prevailing party could bring it back at the next meeting. In this case, the prevailing party was the no. So, someone who does not want fluoride could bring it back at the next meeting for consideration. If

they do not bring it back at the next meeting, it will not be discussed for a year. **Commissioner Pederson** wanted to make it known to the public that this topic is not dead forever. There are procedures for bringing it back. Honestly, he did not expect this to move this fast. When he saw it on the agenda he was sort of surprised. It moved a little fast for him. However, this can be readdressed if that is what the commission wants.

Commissioner Reisman thanked everyone who supported him during his campaign. He is looking forward to working with all the commissioners, city staff, city manager, and city attorney.

Commissioner Connell congratulated Commissioner Reisman and Commissioner Berry. He also congratulated Mayor Burry.

Commissioner Berry thanked everyone for their support. She is looking forward to working with everyone.

Mayor Burry stated he was happy to be here. He was happy to have a commission that was willing to get along, move forward, and do good things for the city. He hoped he would have a better performance at the next meeting as he eased into his new position. **CM Minner** commented that he did a great job on his first meeting.

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.

Commissioner Reisman made a motion to adjourn and Commissioner Pederson seconded the motion. The meeting adjourned at 6:41 p.m.