

CITY COMMISSION MEETING MINUTES
MAY 2, 2017

5/2/2017 - Minutes

1. INVOCATION

Dr. Jim Moyer gave the invocation.

2. PLEDGE OF ALLEGIANCE

3. CALL TO ORDER

Mayor Eugene Fultz called the meeting to order at approximately 6:00 p.m. following the Invocation and the Pledge of Allegiance.

4. ROLL CALL

Commissioners Present: Pete Perez, Robin Gibson, Terrye Howell, Jonathan Thornhill, Deputy Mayor; Eugene Fultz, Mayor.

City Representatives Present: Kenneth Fields, City Manager; Albert C. Galloway, City Attorney; Jennifer Nanek, Assistant to the City Manager

5. PROCLAMATIONS AND AWARDS

6. PRESENTATION/REPORT

7. CITY CLERK

7.I. Plaque Award - Pete Perez, Jonathan Thornhill

Plaques of Appreciation were presented to outgoing Commissioners Pete Perez and Jonathan Thornhill.

Commissioner Perez commented that he was glad of his time on the commission. He advised the new commission members to beware of violating the Sunshine Law. He thanked everyone for their support.

Deputy Mayor Thornhill said there were up and downs over the 8 years. He tried to do his best for the City. He got a lot of things done but not as much as he wanted. He said that many projects are ongoing that he hoped to see finished. The city is moving in the right direction. He thanked the other Commission members for working with him and staff for their work. He hopes people know he did his best for the city.

7.II. OATH OF OFFICE: Curtis Gibson

Jennifer Nanek, Interim City Clerk, administered the oath of office to Commissioner Curtis Gibson.

7.III. OATH OF OFFICE: Flora "Tonya" Stewart

Jennifer Nanek, Interim City Clerk, administered the oath of office to Commissioner Flora "Tonya" Stewart.

7.IV. OATH OF OFFICE: Eugene L. Fultz

the roads at 6am but the event flyers say it starts at 10am. Jennifer Nanek, Assistant to the City Manager, explained that the extra time was for set up of tables and booths. Mayor Fultz explained the FarmShare event sponsored by State Representative Mike LaRosa to distribute free produce to residents

Commissioner Howell made a motion to approve the Consent agenda except items 10. 1 and 10.2. Commissioner Curtis Gibson seconded the motion.

Voice Vote

Commissioner Howell "YES"

Commissioner Curtis Gibson "YES"

Commissioner Stewart "YES"

Commissioner Robin Gibson "YES"

Mayor Fultz "YES"

Motion passed 5-0.

10.1. Purchase Authorization – MUSCO Lighting

(Begin Agenda Memo)

SYNOPSIS

The City Commission will consider authorizing staff to expend funds for the installation of additional field lights at the Soccer Complex.

RECOMMENDATION

It is recommended that the City Commission take the following action(s):

1. Authorize staff to expend funds in the amount of \$119,500 for the installation of additional field lights.
2. Authorize staff to piggyback MUSCO Lighting's pricing with the Clay County Board of County Commissioners (RFP #13/14-8).
3. Authorize a budget amendment in the amount of \$44,500.

BACKGROUND

Staff is requesting Commission approval to purchase and install additional field lights at the soccer complex located on Hunt Brothers Rd. Currently, only 37.5% of the complex is estimated to be illuminated, which poses a tremendous challenge for users of the complex, particularly during the Fall and Winter seasons when daylight is reduced and most soccer seasons begin. In addition to the Lake Wales Soccer Club, which has grown to over 600 players annually, the following entities also regularly use the complex:

- The Lake Wales High School boys and girls soccer teams (Varsity and JV) use the complex for practices.
- The Bok Academy boys and girls soccer teams (Varsity and JV) use the complex for practices and home games.
- An adult Ultimate Frisbee group uses the complex for pickup games.
- An adult soccer group uses the complex for pickup games.

The majority of the complex is unusable during evening hours and scheduling among the various groups

Voice Vote

Commissioner Robin Gibson "YES"

Commissioner Howell "YES"

Commissioner Stewart "YES"

Commissioner Curtis Gibson "YES"

Mayor Fultz "YES"

Motion passed 5-0.

Commissioner Robin Gibson commented that this is a perfect example of what works best in Lake Wales where many who live outside the City benefit from City services and these same residents work to contribute to Lake Wales. He commended Robbie Shields, a non-resident, for his efforts in getting the soccer field built, raising funds and all he does.

10.II. Purchase - Clairfier Covers
This agenda item was pulled.

10.III. Airport Ground Lease - Phoenix Air, Inc

(Begin Agenda memo)

Synopsis

The City Commission will consider lease agreements for ground space at the Lake Wales Municipal Airport

Recommendation

Staff recommends that the City Commission approve the following action:

1. Authorize the mayor to execute a lease agreement between Phoenix Air, Inc. and the city for 4,375 square feet of airport ground space.

Background

Chapter 3-Airport, Section 3-30 of the City of Lake Wales Code of Ordinances allows the city to lease hangars, pasture lands and other airport property to individuals, firms or corporations.

Phoenix Air, Inc. is requesting to lease land for a temporary storage building at the rate of .25 (twenty five cents) per square foot per annum (\$1,093.75). The lease shall run for a period of 2 (two) years.

The tenant shall be fully responsible for the payment of survey, taxes, license fees, permit fees, improvements, decorations and furnishings, including but not limited to fencing, lighting, roadways and any apron area located inside the premises, automobile parking, drainage, necessary finishes, electrical, telephone, communication conduit and accessories piping, duct work, equipment and fixtures as required by the tenant in the conduct of business.

The tenant will hereby lease the premises subject to and in compliance with, as applicable, all building codes, zoning regulations, and municipal, county, state and federal laws, ordinances and regulations governing or regulating the premises or its uses. All covenants, easements and restrictions of record, governmental permits applicable or affecting the premises now and in the future, such as stormwater and other environmental permits. Airport rules and regulations, city's airport minimum development standard, the minimum standards for commercial aviation operators and the airport security and emergency plans.

Service Line Program with the aim at offering property owners cost effective service line protection.

STAFF RECOMMENDATION

It is recommended that the City Commission consider taking the following action:

1. Approve and authorize for the City Manager to sign the Marketing License Agreement which allows the National League of Cities (NLC) Service Line Program to be offered to the City of Lake Wales service area.

BACKGROUND

Utility Service Partners (USP), Inc. d/b/a Service Line Warranties of America (SLWA) is a privately held company which administers the National League of Cities (NLC) Service Line Program which is offered nationally on a voluntary basis to help cities assist their residents by providing an affordable solution for sewer and water line repair or replacement as well as an educational aspect to homeowners to notify them of their responsibility for the aforementioned utility lines on the property of the homeowners. The NLC Service Line Program provided by USP d/b/a SLWA is being instituted by the City of Lake Wales to allow owners of property in the Lake Wales service area to enroll in a home warranty in connection with the City of Lake Wales partnership with the program. If a property owner chooses to participate, the repairs and replacements of these utility lines are funded solely by USP d/b/a SLWA. The City of Lake Wales has selected the NLC Service Line program Administered by USP d/b/a SLWA to provide administration for the program.

The benefits to the property owner include:

- Only property owners who choose to participate in the program will pay anything and they will only pay those monthly or annual amounts defined by the program and localized so that all eligible homeowners pay the same price.
- In today's economic environment, many homeowners only have a few hundred dollars available in savings. This program offers up to \$4,000.00 worth of coverage on the lateral line itself, per occurrence, at a reasonable rate.
- Claims service is available 24/7/365. Homeowners may make as many calls as needed to file claims with no limits on occurrences.
- The property owner can choose to pay monthly or annually. They may also elect to have recurring automatic payments processed.
- Homeowners can gain additional information and access to their account at any time through SLWA's website.

The benefits to the City/Town/Village include:

- The City may initiate and withdraw from this program at any time and at no expense to the City. All financial matters surrounding this program, including marketing and servicing of claims, are paid by USP d/b/a SLWA.
- The City may elect to receive a royalty per warranty per month enrolled – thereby receiving funds to assist with local infrastructure efforts – while committing virtually no staff time to administer the program.
- While offered as an NLC Enterprise program, NLC membership is not required to initiate or continue the Service Line Program. The program uses local contractors in order to ensure that local code is met in cases of repair and in order to keep those funds spent on repairs within the community.

Staff recommends the Commission take the following action, approve and authorize for the city manager to sign the Marketing License Agreement which allows the NLC Service Line Program to provide homeowners with an affordable warranty solution as offered by USP d/b/a SLWA. The City of Lake Wales can withdraw from the program at any time.

OTHER OPTIONS

Commissioner Stewart "YES"

Commissioner Robin Gibson "YES"

Motion passed 5 - 0.

12.III. Appointment Of An Alternate To Polk County Water Cooperative

Mayor Fultz recommended that Commissioner Stewart serve as the Alternate to the Polk County Water Cooperative. Mr. Fields and Mayor Fultz described the board, its purpose and meeting details. Commissioner Stewart agreed.

Voice Vote:

Commissioner Howell "YES"

Commissioner Stewart "Yes"

Commissioner Robin Gibson "YES"

Commissioner Curtis Gibson "YES"

Mayor Fultz "YES"

The appointment was approved 5 - 0.

12.IV. Appointment Of Representative To Ridge League Of Cities

Mayor Fultz volunteered to serve as the representative. Mayor Fultz described the function of the Ridge League of Cities and the monthly dinners. The commission consented to this appointment.

13. CITY MANAGER

Kenneth Fields, City Manager, welcomed the two new commissioners and said they can call him at anytime with questions. Mr. Fields reported on the status of hiring a private investigator and said that he and the Mayor should step out of it as they are involved. He suggested turning the matter over to Deputy Mayor Gibson. Deputy Mayor Gibson recommended that the contract should be between the investigator and the Commission and volunteered to take the lead on this matter. He has heard of Mr. AL Smith but not worked with him before. He had good quality work on a previous case. Cost is \$75 an hour plus expenses. He will interview all involved and submit a written report with his findings to the commission. He is glad we are having an investigation, the truth will come out and there will be consequences. He doesn't want anything slowing our momentum and potential. He requested authority to contract with the investigator.

Commissioner Howell made a motion to authorize the Deputy Mayor to contract with the investigator. No recorded second was made.

Voice Vote:

Commissioner Howell "YES"

Commissioner Stewart "Yes"

Commissioner Robin Gibson "YES"

Commissioner Curtis Gibson "YES"