



Polk County Board of County Commissioners

Meeting Agenda

October 3, 2017 Regular BoCC meeting

In accordance with the American with Disabilities Act, persons with disabilities needing special accommodations to participate in this proceeding should contact the Communications Office not later than forty eight hours prior to the proceeding. Their offices are located in the Neil Combee Administration Building, 330 West Church Street in Bartow. Telephone (863) 534-6090, TDD (863) 534-7777 or 1-800-955-8771, Voice Impaired 1-800-955-8770 via Florida Relay Service.

Any invocation that may be offered before the official start of the Commission meeting shall be the voluntary offering of a private citizen, to and for the benefit of the Commission. The views or beliefs expressed by the invocation speaker have not been previously reviewed or approved by the Commission, and the Commission is not allowed by law to endorse the religious beliefs or views of this, or any other speaker.

If a person decides to appeal any decision made by the board with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she 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.

CALL TO ORDER - 9:00 a.m. (MELONY M. BELL, CHAIR)

INVOCATION

1. John Watson, Youth Minister, Highlands Church of Christ, Lakeland

PLEDGE OF ALLEGIANCE (MELONY M. BELL, CHAIR)

A. PRESENTATIONS and RECOGNITIONS

2. Recognize Nelson Kirkland and Timothy J. Pospichal for their years of dedicated service to the Polk County Historical Commission.

B. CEREMONIAL PROCLAMATIONS

3. Proclaim October 2017 as National Red Ribbon Month. Donna Swygert will accept the proclamation representing InnerAct Alliance.
4. Proclaim October 2017 as Safe Sleep Awareness Month. David Acevado will accept the proclamation representing Children's Advocacy Center.

C. REQUEST FROM THE GENERAL PUBLIC/AUDIENCE AND OPPORTUNITY TO BE HEARD

5. Jim Brown to discuss denial of an auto dealer license in the Epicenter Commerce Park.
6. Whitney Schmidt requests the Board waive, or reduce, the De Novo Appeal Filing fee of \$630.
7. Sarah Case to discuss NCU 17-04.
8. Ira Anderson, Commander of American Legion Post #71, to provide an after-action report on Hurricane Irma relief efforts.
9. Comments.

D. APPROVE CONSENT AGENDA

10. Approve Consent Agenda.

E. COUNTY COMPTROLLER (STACY M. BUTTERFIELD, CPA)

11. Disbursements.
12. Approve Minutes of Regular Board Meeting held on September 19, 2017, and Budget Public Hearing held on September 18, 2017.

F. REQUEST FROM ELECTED OFFICIAL and OTHER GOVERNMENTAL AGENCY

G. PUBLIC HEARING TO CONSIDER SETTLEMENT

H. COUNTY ATTORNEY (MICHAEL CRAIG)

13. Consider approval of the proposed settlement agreement with Coventry Healthcare of Florida, Inc. (\$289,030.10 one-time revenue)

I. COUNTY MANAGER (JIM FREEMAN)

14. Approve Consultant Services Authorization No. 17-049-01 with AECOM Technical Services, Inc. for construction engineering & inspection services for the US 27 @ Access Road NW Intersection Improvement, part of the North Ridge Trail Phase III Project. (\$123,185 one-time expense)
15. Approve contract with Tri-County Human Services, Inc. for continued integrated behavioral health care in a primary care setting. (total amount not to exceed \$400,000 annually)
16. Approve renewal contract with Tri-County Human Services, Inc. for New Beginning Transition Center, men's residential treatment facility, to assist individuals with behavioral health and addiction problems transition back into independent living. (fee-for-service not to exceed \$800,000 annual cost)
17. Approve 2018 Legislative Policy Statement.

J. COMMISSIONER DISTRICT 1 (GEORGE LINDSEY)

18. Commissioner Lindsey Comments.

K. COMMISSIONER DISTRICT 3 (BILL BRASWELL)

19. Commissioner Braswell Comments.

L. COMMISSIONER DISTRICT 4 (R. TODD DANTZLER)

20. Commissioner Dantzler Comments.

M. COMMISSIONER DISTRICT 5 (JOHN E. HALL)

21. Commissioner Hall Comments.

N. COMMISSIONER DISTRICT 2 (MELONY M. BELL, CHAIR)

22. Chair Bell Comments.

O. LAY BOARD APPOINTMENTS

23. Reappoint Brad Dantzler to the Tourist Development Council for the four-year term, April 1, 2017 through March 31, 2021.

*****RECESS - The Board of County Commissioners will recess from 12:30 p.m. until 1:30 p.m. or soon thereafter.*****

P. PUBLIC HEARINGS

* County Attorney opening comments

24. Public Hearing (LDC 17T-11/RBMD) (Adoption Public Hearing) to consider the adoption of an applicant-initiated ordinance amending the Land Development Code (LDC) to amend the "Residentially Based Mixed-Use Development" language in Chapter 3, Section 303 of the Land Development Code.
25. Public Hearing (LDC 17T-14/ North Ridge BPC-2X) (First Public Hearing – No Action) to consider the adoption of an applicant-initiated ordinance amending the Land Development Code (LDC) to include BPC-2X sub-district standards in Use Table 4.16, Dimensional Regulations Table 4.17 and Density Limits Table 4.18 of the North Ridge Selected Area Plan.
26. Public Hearing (CPA 17D-01/Norton CPA)(Adoption Public Hearing) to consider a Large Scale Comprehensive Plan Amendment to change the Future Land Use designation on 18.3 +/- acres from Residential-Low (RL) to Residential High (RH) on 9.1 acres and from RL to Linear Commercial Corridor (LCC) on 9.2 acres.
27. Public Hearing (CPA 17D-03/Preserve at Lake Ashton CPA)(Adoption Public Hearing) to consider a Large Scale Comprehensive Plan Amendment to change the Future Land Use designation on 18.96 +/- acres from Agriculture/Residential Rural (A/RR) in the Rural Development Area (RDA) to Residential High (RH) and Residential Low (RL) in the Urban Growth Area (UGA).
28. Public Hearing (CPA 17D-04/Triple Canopy CPA)(Adoption Public Hearing) to consider a Large Scale Comprehensive Plan Amendment to change the Future Land Use designation on 90.2 +/- acres from Agricultural Residential Rural (A/RR) to Leisure Recreation (L/R).
29. Public Hearing (CU 17-23/ LD Promotions Intensive Recreation and Amusement) (Adoption Public Hearing) to consider a Level 4 Review Conditional Use request.
30. Public Hearing (CPA 17D-05/Wilder Road CPA)(Adoption Public Hearing) to consider a Large Scale Comprehensive Plan Amendment to change the Future Land Use designation on 19.67 +/- acres from Residential Suburban (RS) in the Suburban Development Area (SDA) to Residential Low (RL) in the Urban Growth Area (UGA).
31. Public Hearing (LDC 17D-04/Lake Ashton)(Adoption Public Hearing) to consider a sub-district change from Residential Low-1 to Residential Low-4 on 9.77 +/- acres in the Urban Growth Area (UGA).
32. Public Hearing (CPA 17D-08/Soil Manufacturing)(Adoption Public Hearing) to consider a Large Scale Comprehensive Plan text amendment to make Soil Manufacturing a Solid Waste Management Facility.

33. Public Hearing (LDC 17T-10/Soil Manufacturing)(Adoption Public Hearing) to consider a Land Development Code (LDC) text amendment to make Soil Manufacturing a Solid Waste Management Facility. This case is related to CPA 17D-08.
34. Public Hearing to consider adoption of an ordinance amending Ordinance 2014-14, as amended, the Polk County Solid Waste Management Facility Siting and Operation Ordinance. (Adoption Public Hearing)

Q. CONSENT AGENDA ITEMS

COMMISSIONER DISTRICT 1

COMMISSIONER DISTRICT 2

COMMISSIONER DISTRICT 3

COMMISSIONER DISTRICT 4

COMMISSIONER DISTRICT 5

COUNTY COMPTROLLER

35. Removal of equipment from inventory as listed on Blanket Removal Form 2036.

36. Minutes of the CareerSource Polk meeting dated May 11, 2017.

COUNTY MANAGER

ECONOMIC DEVELOPMENT

TOURISM/SPORTS MARKETING

OFFICE OF PLANNING & DEVELOPMENT

37. SET HEARING (CPA 17S-11/Cinco Soccer CPA) to consider the adoption of a Small Scale Comprehensive Plan Amendment and associated ordinance. (Suggested hearing date is October 17, 2017 at 1:30 p.m.)
38. Approve the release of a warranty and cash surety in the amount of \$46,810.95 for Providence N-4B. (No fiscal impact)
39. Approve the release of the Warranty and Surety in the amount of \$3,562.30 in the form of Maintenance Bond No.481511S for Vann Family Farm. (No fiscal impact)
40. Approve the release of a warranty surety in the amount of \$5,624.76 for Four Corners Business Park. (No fiscal impact)
41. Approve the release of surety in the amount of \$159,444.47 in the form of a Performance Bond (No.482531S) for Hallam Preserve I Phase 2. (No fiscal impact)
42. Accept Hallam Preserve West I Phase 2 potable water, wastewater and reclaimed water system utility improvements for ownership, operation and maintenance by Polk County Utilities. (No fiscal impact)
43. Accept a one year warranty in the form of a Maintenance Bond (No. 482684S) in the amount of \$15,840.30 for Hallam Preserve West I Phase 2. (No fiscal impact)

44. Approve the release of surety in the amount of \$1,232,147.98 in the form of Irrevocable Standby Letter of Credit No.OSB405980M for Del Webb Orlando Phase 5 & 7. (No fiscal impact)
45. Accept Del Webb Orlando Phases 5 & 7 potable water, wastewater and reclaimed water system utility improvements for ownership, operation and maintenance by Polk County Utilities. (No fiscal impact)
46. Accept Performance Surety Bond No. 1150364 for Reserve at Highland Meadows, Phase 6 in the amount of \$202,312.34. (No fiscal impact)
47. Accept Performance Surety Bond No. 1150365 for Ridge at Highland Meadows, Phase 5 in the amount of \$505,487.05. (No fiscal impact)
48. Accept Performance Surety Bond No. 1150366 for Grove at Highland Meadows, Phase 6A in the amount of \$209,473.51. (No fiscal impact)
49. SET HEARING (LDC 17T-16/Outdoor Concert Venue LDC Text) to consider the adoption of a staff-initiated ordinance amending the Land Development Code. (Suggested hearing dates are October 17, 2017 at 1:30 p.m. November 21, 2017 at 1:30 p.m.)
50. SET HEARING (LDC 17T-17/Event Facility LDC Text) to consider the adoption of a staff-initiated ordinance amending the Land Development Code. (Suggested hearing dates are October 17, 2017 at 1:30 p.m. and November 21, 2017 at 1:30 p.m.)
51. Accept a one year warranty and surety in the amount of \$83,020 in the form of a Maintenance Bond (No. 58730844) for Northwest Quadrant FedEx. (No fiscal impact)

DEPUTY COUNTY MANAGER

BUDGET & MANAGEMENT SERVICES

PROCUREMENT

52. Request Board approve selection committee's recommendation to authorize staff negotiate master service agreements with The Spivey Group, Inc., Pinel & Carpenter, Inc., Durrance and Associates, P.A., Wilson Real Estate, Inc., and Florida Valuation Group, Inc. for eminent domain appraisal and appraisal review services. (No fiscal impact)
53. Request Board approve selection committee's recommendation to authorize staff negotiate master service agreements with A.R.E.A. Real Estate Appraisers, Inc., Catlett & Company, Inc. DBA Trigg, Catlett & Associates and Mancuso Appraisal Services, Inc. for general appraisal services. (No fiscal impact)
54. Request Board approve selection committee's recommendation to authorize staff negotiate a contract with Life Extension Clinics, Inc. dba Life Scan Wellness Center for Firefighters annual physicals. (No fiscal impact)
55. Approve selection committee's recommendation to authorize staff negotiate a contract with Citizens Rx for Group Pharmacy Benefit Management Services. (No fiscal impact)

COMMUNICATIONS

COOPERATIVE EXTENSION SERVICES

HEALTH & HUMAN SERVICES

EQUITY & HUMAN RESOURCES

INFORMATION TECHNOLOGY

CODE ENFORCEMENT

COUNTY PROBATION

RISK MANAGEMENT

INDIGENT HEALTH CARE

DEPUTY COUNTY MANAGER

FACILITIES MANAGEMENT

FLEET MANAGEMENT

PARKS & NATURAL RESOURCES

FIRE RESCUE

EMERGENCY MANAGEMENT

ROADS & DRAINAGE

56. Adopt a Resolution Setting Speed Limits on County Road 542A (Galloway Road), near Lakeland. (\$184.56 one-time expense)

UTILITIES

WASTE & RECYCLING

ELECTED OFFICIAL AND OTHER GOVERNMENTAL AGENCY

COURT RELATED

POLK COUNTY PROPERTY APPRAISER

POLK COUNTY SHERIFF

POLK COUNTY SUPERVISOR OF ELECTIONS

POLK COUNTY TAX COLLECTOR

SUPERINTENDENT OF POLK COUNTY SCHOOLS

WORKFORCE DEVELOPMENT BOARD

COUNTY ATTORNEY

57. Approve Purchase Agreement for Parcels 801 and 802 in conjunction with the Central Regional Utility Service Area Distribution System Improvements W-I & W-J Project. (\$17,500 one-time expense)

58. SET HEARING to consider adoption of an ordinance granting an Economic Development Ad Valorem Tax Exemption to Capital Management HPP, Inc., a New Business. (Suggested hearing date is October 17, 2017 at 1:30 p.m.)
59. Approve Land Purchase Agreement in conjunction with the West Pipkin Road Improvement Project. (\$90,800 one-time expense)
60. Approve Land Purchase Agreement for the purchase of conservation preservation property, located in the Lake Wales Ridge Ecosystem Florida Forever Board of Trustees Project - Crooked Lake West Area. (\$625 One-time Expense)
61. SET HEARING to consider adoption of an Ordinance creating the Highlands Grace Special Street Lighting District. (Suggested hearing date is October 17, 2017 at 1:30 p.m.)
62. SET HEARING to consider adoption of an Ordinance creating the Delphi Special Street Lighting District. (Suggested hearing date is October 17, 2017 at 1:30 p.m.)
63. SET HEARING to consider adoption of an Ordinance creating the Bella Nova- Phase 1, 2 & 3 Special Street Lighting District. (Suggested hearing date is October 17, 2017 at 1:30 p.m.)
64. SET HEARING to consider adoption of an Ordinance amending the Hallam Preserve East Special Street Lighting District. (Suggested hearing date is October 17, 2017 at 1:30 p.m.)
65. SET HEARING to consider adoption of an Ordinance creating the Solivita Phase 7F Special Street Lighting District. (Suggested hearing date is October 17, 2017 at 1:30 p.m.)
66. SET HEARING to consider adoption of an Ordinance creating the Solis Gardens Special Street Lighting District. (Suggested hearing date is October 17, 2017 at 1:30 p.m.)
67. SET HEARING to consider adoption of an Ordinance creating the Enclave at Harden Special Street Lighting District. (Suggested hearing date is October 17, 2017 at 1:30 p.m.)
68. SET HEARING to consider adoption of an ordinance amending Ordinance 06-028 that created the Magnolia Preserve Special Street Lighting District. (Suggested hearing date is October 17, 2017 at 1:30 p.m.)
69. SET HEARING to consider adoption of an Ordinance creating the Creeks Crossing Special Street Lighting District. (Suggested hearing date is October 17, 2017 at 1:30 p.m.)
70. SET HEARING to consider adoption of an Ordinance amending Ordinance 16-063 that created the Solivita Phase 7E- Unit 2 Special Street Lighting District. (Suggested hearing date is October 17, 2017 at 1:30 p.m.)
71. Accept Quit Claim Deed from Allen S. Finkelstein and Cynthia Finkelstein, his wife, for properties being donated for conservation preservation. (\$19.20 one-time expense)
72. Approve a Land Purchase Agreement between Timothy M. Tetting and Tammy S. Tetting, his wife, and Polk County for the purchase of County-owned property being a remnant parcel associated with the Kathleen Road Phase II Improvement Project. (\$115,000 one-time revenue)

73. Adopt a Resolution authorizing the closure to public vehicular traffic access to Oakleaf Drive at Eastside Drive. (No fiscal impact)
74. Ratify FEMA License/Use Agreement to use the Stuart Center for Disaster Recovery Center/Public Assistance Office and authorize the County Manager to extend and terminate the Agreement as necessary.

ANNOUNCEMENTS - All of the below scheduled meetings constitute public meetings at which two or more County Commissioners or Planning Commissioners may appear to discuss issues that may come before the Board of County Commissioners.

- Tuesday, October 3, 2017 - 6:00 p.m. - Sidewalk Advisory Committee will meet in the Multi-Purpose Room, Room 413.
- Wednesday, October 4, 2017 - 8:50 a.m. - Planning Commission will conduct a work session, prior to its regularly scheduled meeting, in the County Commission Boardroom.
- Wednesday, October 4, 2017 - 9:00 a.m. - Planning Commission meeting will be held in the County Commission Boardroom.
- Wednesday, October 4, 2017 - 1:00 p.m. - Interviews for RFP 17-620, Lake Wilson Road Widening Project, will be held in the Commissioners' Conference Room, Room 407.
- Wednesday, October 4, 2017 - 6:00 p.m. - Central Florida Development Council Annual Meeting will be held at Haus 820, 820 N. Massachusetts Avenue, Lakeland.
- Thursday, October 5, 2017 - 8:30 a.m. - Development Review Committee will meet in the Planning and Development Conference Room, Second Floor, Neil Combee Administration Building.
- Tuesday, October 10, 2017 - 10:00 a.m. - Grand opening will be held at the Marion Creek Fire Station, 9500 Marigold, Poinciana.
- Tuesday, October 10, 2017 - 3:00 p.m. - Lakes Access Advisory Committee meeting will be held at Parks & Natural Resources, 4177 Ben Durrance Road, Bartow.
- Tuesday, October 10, 2017 - 3:00 p.m. - Special Meeting of the Library Governing Board will be held at the Winter Haven Library, 325 Avenue A NW, Winter Haven.
- Wednesday, October 11, 2017 - 8:30 a.m. - Lakeland Area Mass Transit District Board of Directors meeting will be held at 1212 George Jenkins Boulevard, Hollingsworth Room, Lakeland.
- Thursday, October 12, 2017 - 8:30 a.m. - Development Review Committee will meet in the Planning and Development Conference Room, Second Floor, Neil Combee Administration Building.
- Thursday, October 12, 2017 - 5:30 p.m. - Contractor Licensing Board will meet in the County Commission Boardroom.
- Friday, October 13, 2017 - 9:00 a.m. - Board/Staff Agenda Review meeting to discuss the Agenda and any other matters that may come before the Board will be held in the Commissioners' Conference Room, Room 407.