

# CITY OF LAKE WALES CITY COMMISSION WORKSHOP MEETING

**Official Agenda  
February 23, 2022  
10:00 a.m.**

**City Administration Building  
Commission Chambers  
201 W. Central Avenue  
Lake Wales, FL 33853**

1. CALL TO ORDER & ROLL CALL
2. City Manager Comments
3. Presentation - Citrus Connection

Documents:

[LAKE WALES CITRUS CONNECTION 2-2-22.PDF](#)

4. Presentation - Center For Public Safety Management

Documents:

[LAKE WALES POLICE DEPARTMENT.PDF](#)

5. Polk Regional Water Cooperative Implementation Agreement  
The City has to decide what level of participation it will take in the next phase of the Southeast Wellfield Project being designed for the Polk Regional Water Cooperative.

Documents:

[AGENDA MEMO-PRWC IMPLEMENTATION AGREEMENT2.PDF](#)  
[22-02-21 SEWF IMPLEMENTATION AGREEMENT \(CLEAN 2022021\).PDF](#)

6. Award Of Bid #22-501 Force Main Extension With Septic To Sewer Conversion  
Award of Bid #22-501 to MG Underground in the amount of \$2,770,079.40 for the construction of the forcemain extension with a septic to sewer conversion component.

Documents:

[AGENDA MEMO-AWARD OF BID .PDF](#)  
[BID 22-501 TABULATION.PDF](#)  
[BID SUBMITTALS.PDF](#)  
[MASTER AGREEMENT-BID22-501.PDF](#)  
[MEMO TO AWARD.PDF](#)

7. High Point Church Water Main Reimbursement

To facilitate the connection to the City's water system, High Point Church upsized and extended the water main in the Scenic Highway right of way.

Documents:

[AGENDA MEMO-HIGH POINT CHURCH UPSIZE REIMBURSEMENT.PDF](#)  
[220207 REIMBURSEMENT LETTER COLW SIGNED KM.PDF](#)  
[TUCKER - WATERMAIN UPSIZE - 8-10-20.PDF](#)

8. Lift Station #2 Diesel Pump Purchase

Staff is recommending the commission approve the expenditure of funds in the amount of \$69,798.00 for the purchase of a diesel pump to be installed at lift station 2 (LS#2).

Documents:

[AGENDA MEMO-LS DIESEL PUMP PURCHASE.PDF](#)  
[QUOTEOSC-TG-178REV2.PDF](#)

9. Village Of Highland Park Fire Flow Connection

The Village of Highland Park has a fire flow problem and approached City staff and requested connection.

Documents:

[AGENDA MEMO-VILLGE OF HIGHLAND PARK FIREFLOW CONNECTION.PDF](#)  
[BORING QUOTE-LABOR.PDF](#)  
[HIGHLAND PARK QUOTE TOTAL.PDF](#)  
[MATERIAL QUOTE1.PDF](#)  
[MATERIAL QUOTE2.PDF](#)

10. Land Use Study Agreement

The proposed Lake Wales Land Use Study will plan the future of the land within the City's utility service area. This process will explore land use scenarios and future expansion opportunities, resulting in a land use plan to guide future growth and development.

Documents:

[CC MEMO - LAND USE STUDY.PDF](#)  
[LAKE WALES LUP SCOPE 021422.PDF](#)

11. ORDINANCE 2022-06 LDR Updates Chapter 23 Land Development Regulations – 2nd Reading And Public Hearing

*Staff proposes amendments to the following sections of the*

*Land Development Regulations (LDRs) (Chapter 23, Lake Wales Code of Ordinances):*

- *Sec. 23-303 Streets*
- *Sec. 23-307 Landscaping*
- *Table 23-421 Permitted Uses*
- *Table 23-422B Dimensional and Area Standards*
- *Sec. 23-443 Residential PDPs*
- *Sec. 23-767 Exemptions*

Documents:

[CC MEMO 2022-06 LDR UPDATES 2ND READING.PDF](#)  
[ORDINANCE 2022-06 2ND R LDR AMENDMENTS.PDF](#)

12. Ordinance D2021-20 Hunt Club Grove North Large-Scale CPA Of The Future Land Use Map For 68.06 Acres Of Land – Second Reading And Public Hearing  
Dave Schmitt Engineering, Inc, agent for owners, requests approval of City Commission to amend the Future Land Use Map of the Comprehensive Plan on above-referenced parcels of land.

Documents:

[CC MEMO D2021-20 HUNT CLUB NORTH CPA 2ND R 3.1.2022.PDF](#)  
[ORD D2021-20 2ND R HUNT CLUB N CPA LARGE SCALE 3.1.22.PDF](#)

13. ORDINANCE D2021-21 Hunt Club Grove North Zoning Map Amendment For 68.06 Acres Of Land – Second Reading And Public Hearing  
Dave Schmitt Engineering, Inc, agent for owners, requests approval of City Commission to amend the Zoning Map on the above-referenced parcels of land.

Documents:

[CC MEMO D2021-21 HUNT CLUB NORTH ZONING 2ND R 3.1.2022.PDF](#)  
[ORD D2021-21 2ND R HUNT CLUB N ZONING MAP AMENDMENT 3.1.22.PDF](#)

14. ORDINANCE D2021-22 Hunt Club Grove South Small-Scale CPA Of The Future Land Use Map For 24.66 Acres Of Land – Second Reading And Public Hearing  
Dave Schmitt Engineering, Inc, agent for owners, requests approval of City Commission to amend the Future Land Use Map of the Comprehensive Plan on above-referenced parcels of land.

Documents:

[CC MEMO D2021-22 HUNT CLUB SOUTH CPA 2ND R 3.1.2022.PDF](#)  
[ORD D2021-22 2ND R HUNT CLUB SOUTH CPA SMALL SCALE 3.1.22.PDF](#)

15. Approve Professional Engineering Services Agreement With Hoyle, Tanner And Associates,

Inc.

The City Commission will consider approving an agreement with Hoyle, Tanner and Associates, Inc. for professional engineering services pertaining to the engineering design and bid of an aviation fuel farm at the Lake Wales Municipal Airport.

Documents:

[MEMO HTA-DESIGN PHASE FOR AN AVIATION FUEL FARM.PDF](#)  
[20.855736.00-TASKORDER.PDF](#)  
[20.855736.00-MANHOURS.PDF](#)

16. Commission Chambers Audio Visual (A/V) Equipment Purchase

The City Commission will consider approving the purchase agreement of new Audio Visual (A/V) equipment for the commission chambers with the vendor AVI-SPL.

Documents:

[MEMO - COMMISSION CHAMBER AV EQUIPMENT PURCHASE.PDF](#)  
[AVI SPL PURCHASE AGREEMENT COMMISSION CHAMBERS AV REFRESH-2-3-2022.PDF](#)  
[OMNIACONTRACT.PDF](#)

17. Approval Of Ranked Housing Applications

Approve the ranked list of housing applications for the City of Lake Wales CDBG housing rehabilitation program.

Documents:

[MEMO RANKED HOUSING LIST APPROVAL.PDF](#)  
[LAKE WALES CDBG RANK ORDER-HOUSING REHAB.PDF](#)

18. Special Event Permit Application - Lake Wales Car Show February 2022- January 2025

Approval of the Special Event Permit Application will allow the "Lake Wales Car Show" to continue their event on the fourth Saturday of each month in the downtown area for the next three years.

Documents:

[CAR SHOW PERMIT APPLICATION 2022.PDF](#)  
[MEMO TO COMMISSION FOR CAR SHOW 2022.PDF](#)

19. Canvassing Board Appointments

It is necessary for the Commission to appoint alternate members to serve on the City of Lake Wales Canvassing Board.

Documents:

[MEMO - APPOINTMENT OF CANVASSING BOARD MEMBERS.PDF](#)

20. Commission Meeting Date Change

It is necessary for the City Commission to reschedule its first meeting in

## April due to the April 5, 2022 Municipal Election

Documents:

[MEMO - MEETING DATE CHANGES.PDF](#)

21. CITY COMMISSION AND MAYOR COMMENTS
22. ADJOURN

**(The full staff memo will be incorporated into the official record)**

Minutes of the City Commissioner Workshop meetings can be obtained from the office of the City Clerk. The minutes are recorded, but are not transcribed verbatim. Persons requiring a verbatim transcript may make arrangements with the City Clerk to duplicate the recordings, or arrange to have a court reporter present at the meeting. The cost of duplication and/or court reporter will be at the expense of the requesting party.

Persons who wish to appeal any decision made by the City Commission with respect to any matter considered during this meeting will need a record of the proceedings, and for such purpose 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 based.

In accordance with Section 286.26, Florida Statutes, persons with disabilities needing special accommodations to participate in this meeting should contact the office of the City Clerk no later than 5:00 p.m. on the day prior to the meeting.