

The Board of Sumter County Commissioners (BOCC/Board) convened in a regular session on Tuesday, May, 9 2023, at the Everglades Regional Recreation Center in The Villages Florida with the following members present to wit: Craig Estep, Chairman, District No. 3; Roberta Ulrich, Vice Chairman, District No. 1; Andrew Bilardello, District No. 2; Jeffrey Bogue, 2nd Vice Chairman, District No. 4; and Donald Wiley, District No. 5. The following individuals were also present and acting in their respective official capacities: Bradley Arnold, County Administrator; Stephen Kennedy, Assistant County Administrator; Susan Farnsworth, County Planner; Bill Kleinsorge, Finance Director; Melissa Elliott, Deputy Clerk; and Jennifer Rey of The Hogan Law Firm, Attorneys for the Board. Chairman Estep called the meeting to order at 6:00 p.m. with the invocation given by Commissioner Bogue followed by the flag salute led by Commissioner Wiley. The complete audio recording of this meeting is available on the Clerk's Website - [www.sumterclerk.com](http://www.sumterclerk.com)

1. TIMED ITEMS & PUBLIC HEARINGS

- a. 6:00 PM - Public Hearing Planning and Zoning Special Master Recommendations

\*Quasi Judicial

1. \*R-23-005694 – Gwendolyn Brown – Rezone 1.8 acres+/- from RR1C Rural Residential – conventional housing) to RR1 (Rural Residential allowing for mobile homes) Wildwood Area (Planning and Zoning Special Master Recommends Approval).

Commissioner Estep polled the Board Member for ex parte communications, written or verbal, related to this case: Commissioner Wiley - none; Commissioner Bogue - none; Commissioner Bilardello - none; Commissioner Ulrich - none; and Commissioner Estep - none.

This item was presented by Susan Farnsworth, County Planner, and the Staff Report was entered into the record. This application proposes to rezone an parcel from RR1C to RR1 to allow installation of a Class B mobile home. The Planning and Zoning Special Master held a public hearing on May 1, 2023, and recommended approval.

APPLICANT - The applicant was present but chose not to speak.

PUBLIC - There was no public input.

1-a-1 Executive Summary

1-a-1 PZAM Recommendation

1-a-1 Staff Reporting

1-a-1 Application

1-a-1 Public Input

1-a-1R-23-055694 and R-23-005036 Proof of Publication

**Commissioner Wiley moved, with a second by Commissioner Bogue, to approve \*R-23-005694 – Gwendolyn Brown – Rezoning 1.8 acres+/- from RR1C Rural Residential – conventional housing) to RR1 (Rural Residential allowing for mobile homes) Wildwood Area. The motion carried 5 - 0.**

2. \*CP-23-05035 – Landis Evans Partners for Werner Enterprises Inc.– Conduct the first required public hearing to amend the Future Land Use Map of the Sumter County Comprehensive Plan by reassigning 60 acres MOL from Agricultural and Commercial, to Industrial; and transmit the amendment to the Department of Economic Opportunity and other agencies as required by Florida Statutes, CR 229/Wildwood Area (Planning and Zoning Special Master Recommends Approval).

Commissioner Estep polled the Board Member for ex parte communications, written or verbal, related to this case: Commissioner Wiley - none; Commissioner Bogue - none; Commissioner Bilardello - none; Commissioner Ulrich - none; and Commissioner Estep - none.

Susan Farnsworth County Planner presented this item and entered the Staff Report into the record. \*CP-23-05035–Landis Evans Partners for Werner Enterprises Inc.– Conduct the first required public hearing to amend the Future Land Use Map of the Sumter County Comprehensive Plan by re-assigning 60 acres MOL from Agricultural and Commercial, to Industrial; and transmit the amendment to the Department of Economic Opportunity and other agencies as required by Florida Statutes. CR 229/Wildwood Area.

APPLICANT - Applicant appointed representative, Dallas Evans, Civil Engineer with Landis Evans & Partners-3810 N Dale Blvd, Tampa, FL gave a presentation for this case. Also present for the applicant, was Jessica Cowell, Project Planner with Landis Evans & Partners-3810 N Dale Blvd, Tampa, FL.

PUBLIC - The following individuals spoke:

1. Levi Solomon - 10101 CR 237, Oxford, FL- representative for the Cemetery Committee
2. Carmelita Dileon - 689 NE 97th Road, Wildwood, FL (Royal)
3. Brenda Solomon - 10101 CR 237, Oxford, FL

4. Cliff Hughes - 434 CR 226, Wildwood, FL
5. Beverly Steel - 9066 CR 231 Wildwood, FL (Royal)

REBUTTAL - After the Public portion for the hearing, Ms. Cowell and Mr. Evans, representatives for the applicant, addressed the concerns and questions raised during the Public Input portion of the Public Hearing.

1-a-2 Executive Summary

1-a-2 PZSM Recommendation

1-a-2 Staff Report

1-a-2 Application

1-a-2 CV's Submitted

1-a-2 Public Input

1-a-2 Proof of Publication

**Commissioner Bogue moved, with a second by Commissioner Ulrich, to approve \*CP-23-05035 – Landis Evans Partners for Werner Enterprises Inc. to amend the Future Land Use Map of the Sumter County Comprehensive Plan by re-assigning 60 acres MOL from Agricultural and Commercial, to Industrial; and transmit the amendment to the Department of Economic Opportunity and other agencies as required by Florida Statutes, CR 229/Wildwood Area. The motion carried 4 - 1. Commissioner Bilardello voted Nay.**

## 2. REPORTS AND INPUT

- a. Proclamation recognizing May 8-12th, 2023 as Economic Development Week in Sumter County

Bradley Arnold, County Administrator, accepted the proclamation for the County.

2-a Economic Development

5-9-23 Economic Dev Proclamation picture

- b. Proclamation recognizing the week of May 14-20, 2023 as National Police Week and May 15, 2023 as Peace Officers Memorial Day in Sumter County

The following individuals were present to accept the proclamation: Chief Deputy Chris Hayworth, with the Sumter County Sheriff's Department.

## 2-b Proclamation

### 5.9.23 National Police Week picture

- c. Proclamation recognizing the week of May 21-27, 2023 as National Public Works Week in Sumter County

The following individuals were present to accept the proclamation: Deborah Snyder, Public Works Director; Mike Bryant; Eslie Oxendine; Shailesh Patel; Mike Jara; and Freddie Fudge.

## 2-c Public Works Week Proclamation

### 5.93.23 National Public Work pic

- d. Proclamation recognizing May 2023 as National Beef Month in Sumter County

The following individuals were present to accept the proclamation: American National Cattlewomen's Association President, Reba Mazak; Joanna Lewless Oswalt with the Sumter County Farm Bureau; and Holly Vickerman, with the Lake and Sumter County Cattlewomen's Association.

## 2-d Beef Month Proclamation

### 5.9.23 National Beef picture

- e. Proclamation recognizing May 2023 as National Historic Preservation Month in Sumter County

The following individuals were present to accept the proclamation: Belinda Chavez with the Sumter County Historical Society.

## 2-e Historic Preservation Proclamation

### 5.9.23 National Historic Preservation Proclamation picture

- f. Proclamation recognizing the month of May as National Drug Court Month in Sumter County

The following individuals were present to accept the proclamation: Bailiff Shawn Starling, with the Sumter County Sheriff's Department.

## 2-f Drug Court Proclamation

### 5.9.23 National Drug-Court Proclamation picture

g. County Administrator

Bradly Arnold, County Administrator presented the following items for information:

1. GFOA Distinguished Budget Presentation Award (For Information Only)

2-g-1 GFOA Award

2. SWFWMD Payment in Lieu of Taxes (For Information Only)

2-g-2 SWFWMD PILT

2-g-2 SWFWMD Confirmation

3. Cancel RFP 020-0-2023/JV Sumter County Canal Maintenance Services (For Information Only)

2-g-3 Executive Summary

2-g-3 020-0-2023 RFP Cancellation

4. Meggison Road Phase Seven Multi-modal Crossing (For Information Only)

2-g-4 Meggison Road Phase Seven

h. County Attorney

No report

i. Clerk of Circuit Court

William Kleinsorge, Finance Director, presented the following items for the record:

1. Check Register for January 2023 (For Information Only)

2-i-1 January 2023 BOCC Check Register

2. Check Register for February 2023 (For Information Only)

2-i-2 February 2023 BOCC Check Register

3. Check Register for March 2023 (For Information Only)

2-i-3 March 2023 BOCC Check Register

j. Board Members

1. Commissioner Wiley shared that he attended the Metropolitan Planning Organization meeting. He also attended the Inauguration for the new President of Lake-Sumter State College and spent time at the Sawgrass Grove area observing traffic and discussed traffic concerns there.
2. Commissioner Bogue shared that he also attended the Metropolitan Planning Organization meeting as an alternate, and, he spent time on Meggison Road to observe the traffic in regards to recent public concerns.
3. Commissioner Bilardello shared that he attended the City of Coleman meeting and spoke with individuals in his District 2 Community, related to traffic, road conditions and chickens.
4. Commissioner Ulrich shared that she attended the Lake-Sumter Metropolitan Planning Organization meeting, via zoom, and attended the Webster Community Building reopening.
5. Commissioner Estep shared that on April 26th, he Chaired the Lake-Sumter Metropolitan Planning Organization Executive and Governing Board meeting in Leesburg and on April 27th, he attended both, the dedication of the newly remodeled Community Center in Webster and the Metropolitan Planning Organization Advisory Council Governing Board Meeting, in Orlando. On May 1st, he attended the Wildwood Special Budget Meeting in Wildwood and attended the Center Hill Commission Meeting in Center Hill on May 2nd. He also shared that on May 4th, he spoke at the National Pray Day at Live Oaks Church and on May 8th, he attended the Coleman City Commission Meeting in Coleman.

k. Public Forum

The following individuals spoke during Public Forum:  
(Clerk's Note: Addresses and spelling are compared with the Property Appraiser's website (when applicable) and are as accurate as possible.)

1. Jeff Jones, 1048 Outridge Loop, The Villages, FL
2. Fred Upton, 884 Carmichael Ct., The Villages, FL
3. Anne Schalet, 490 Arbella Loop, The Villages, FL
4. Carolyn Upton, 884 Carmichael Ct., The Villages, FL

Commissioner Estep and Bradley Arnold, County Administrator, addressed concerns raised during Public Forum.

3. NEW BUSINESS - ACTION REQUIRED

a. MINUTES

1. Minutes of Regular Board of Sumter County Commissioners meeting held on November 22, 2022 (Staff Recommends Approval).

3-a-1 11.22.22 Minutes

2. Minutes of Regular Board of Sumter County Commissioners meeting held on December 13, 2022 (Staff Recommends Approval).

3-a-2 12.13.22 Minutes

**Commissioner Bogue moved, with a second by Commissioner Wiley, to Approve Minutes from November 22, 2022 and December 13, 2022. The motion carried 5 - 0**

b. SET FUTURE PUBLIC HEARINGS OR MEETINGS

1. Set Public Hearing for June 13, 2023 at 6:00 PM at the Everglades Recreation Center, 5497 Marsh Bend Trail, The Villages, FL 34785 to Amend Chapter 2 Administration, Article I In General, to adopt Section 2-4 Lien Searches and Estoppel Letters (Staff Recommends Approval).

3-b-1 Executive Summary Lien Searches

3-b-1 Ordinance

3-b-1 Public Hearing Legal Ad

**Commissioner Wiley moved, with a second by Commissioner Bogue, to approve setting a Public Hearing for June 13, 2023 at 6:00 PM at the Everglades Recreation Center, 5497 Marsh Bend Trail, The Villages, FL 34785, to Amend Chapter 2 Administration, Article I In General, to adopt Section 2-4 Lien Searches and Estoppel Letters. The motion carried 5 - 0.**

c. APPOINTMENTS

1. Construction Industry Licensing/Fire Code Board of Appeals Vacancy (Board's Option).

There are no applicants at this time. Thus, no action was taken.

3-c-1 Executive Summary

3-c-1 Ordinance

2. Public Safety Coordinating Council Vacancies (Board's Option).

There are no applicants at this time. Thus, no action was taken.

3-c-2 Executive Summary

3-c-2 Resolution

3. Sumter County Public Library Advisory Board (SCPLAB) Two Vacancies (Board's Option).

There are no applicants at this time. Thus, no action was taken.

3-c-3 Executive Summary

3-c-3 Resolution

4. Value Adjustment Board (VAB) - BOCC Appointed Citizen Member Vacancy (Board's Option).

There are no applicants at this time. Thus, no action was taken.

3-c-4 Executive Summary VAB Vacancy

d. FINANCIAL

1. Inventory Transactions – Disposal and Surplus of Property (Staff Recommends Approval).

3-d-1 Executive Summary Inventory Transactions



2. Purchase Order Approval for FY 2022/2023 (Staff Recommends Approval).

3-d-2 Executive Summary Requisition

3-d-2 Requisition Report

3. Change Order to Purchase Order No. 9122490 for FY 2022/23 (Staff Recommends Approval).

3-d-3 Executive Summary POCO

<p><b>Commissioner Ulrich moved, with a second by Commissioner Bogue, to Approve items 1 - 3 under Financial. The motion carried 5 – 0.</b></p>
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e. CONTRACTS AND AGREEMENTS

1. Enter into Contract with B.R.W. Contracting, Inc. for ITB 015-0-2023/RS, Sumter County C 475 Bushnell Utility Extension Project (Staff Recommends Approval).

3-e-1 Executive Summary BRW

3-e-1 BRW Contracting Inc. Submittal

3-e-1 BRW Contracting Agreement

3-e-1 Benchmark Construction Bid-part 1

3-e-1 Benhmark Construction Bid-part 2

3-e-1 Cathcart Construction Co Bid

3-e-1 Metro Equipment Bid

3-e-1 Midsouth Bid

3-e-1 T&C Underground, INC Bid

2. Amendment #1/Extension #1 of Sumter County Pavement Management Services Agreement (Staff Recommends Approval).

3-e-2 Executive Summary

3-e-2 International Cybernetics Amendment

3. Affordable Housing (AH) Program Request to Approve and Execute the Contract for Grant Assistance (Staff Recommends Approval).

3-e-3 Executive Summary

3-e-3 Contract for Grant

4. Enter into Agreement with GSB Construction & Development, Inc. for RFP 016-0-2023/JV Sumter County On-Call General Contractor (Staff Recommends Approval).

3-e-4 Executive Summary GSB

3-e-4 GSB Construction Submittal

3-e-4 GSB Construction Agreement

5. Approve using National Diagnostic Services (NDS) to provide annual wellness screenings for employees and their dependents at least 18 years of age covered by the County's medical plan (Staff Recommends Approval).

3-e-5 Executive Summary NDS

3-e-5 Sumter2023 NDS Agreement

**Commissioner Bilardello moved, with a second by Commissioner Ulrich, to Approve items 1 - 5 under Contracts and Agreements. The motion carried 5 – 0.**

f. GENERAL ITEMS FOR CONSIDERATION

Commissioner Wiley pulled items 4 and 5 for discussion. Commissioner Wiley talked about his concerns in regards to Code Enforcement habitual offenders. Ms. Rey, County Attorney, explained that the modifications that the County has made to the Code Enforcement Code will bring steeper consequences for habitual offenders. After discussion, Commissioner Wiley made a motion to approve items 4 - 5 under General Items for Consideration.

1. Affordable Housing (AH) Program Request to Execute Satisfaction of Mortgage for Tommy Morris Sr. (Staff Recommends Approval).

3-f-1 Executive Summary

3-f-1 Satisfaction of Mortgage

2. State Housing Initiatives Partnership (SHIP) Program Request to Execute Satisfaction of Mortgage for Tommy Morris Sr. (Staff Recommends Approval).

3-f-2 Executive Summary

3-f-2 Satisfaction of Mortgage

3. Approval of Maintained Right-of-Way Survey Map for CR 747 and Continuous Maintenance Certification (Staff Recommends Approval).

3-f-3 Executive Summary CR 747

3-f-3 CR 747 Continuous Maintenance Certificate

3-f-3 CR 747 Maintenance Map

4. Approval of Waiver of Fines and Release of Lien for Hope Demons for Parcel D30A089 (Staff Recommends Approval).

3-f-4 Executive Summary

3-f-4 Release of Lien

5. Approval of Waiver of Fines and Release of Lien for Hope Demons for Parcel D30A421 (Staff Recommends Approval).

3-f-5 Executive Summary

3-f-5 Release of Lien

6. Satisfaction of Civil Restitution Lien Order for Freddie James Jr (Staff Recommends Approval).

3-f-6 Satisfaction of Civil Restitution James

7. Sumter County Privacy Policy (Staff Recommends Approval).

3-f-7 Executive Summary Privacy Policy

3-f-7 Sumter County Privacy Policy

8. Old Pine Acres Plat – consideration by the Board to approve Sumter Development Partners, LLC request to plat parcel # C22-021 (Staff Recommends Approval).

3-f-8 Executive Summary-Old Pine Acres

3-f-8 PL-22-17041 Old Pine Acres Application

9. OP-22-08354 Winners World - Notice of intent to revoke an operating permit for an existing internet cafe' - Winners World Buenos Aires Blvd/The Villages area (Staff Recommends Approval).

3-f-9 Executive Summary-OP2022-08354

3-f-9 Notice of Violation with Commission approval

10. Sumter County Transit Title VI Program Plan (Staff Recommends Approval).

3-f-10 Executive Summary SCT

3-f-10 Sumter County Transit Title VI

**Commissioner Bogue moved, with a second by Commissioner Ulrich, to Approve Items 1 - 3 and 6 - 10 under General Items for Consideration. The motion carried 5 – 0.**

**Commissioner Wiley moved, with a second by Commissioner Bilardello, to Approve Items 4 and 5 under General Items for consideration. The motion carried unanimously 5 – 0.**

4. ADJOURN

The meeting adjourned at 7:37 p.m.