

CITY OF EAGLE LAKE
REGULAR CITY COMMISSION MEETING
MONDAY, APRIL 18, 2022
7:00 P.M.
TO BE HELD IN THE COMMISSION CHAMBERS
LOCATED AT 675 E EAGLE AVE
EAGLE LAKE, FLORIDA 33839

AGENDA

I. CALL TO ORDER

II. INVOCATION

III. PLEDGE OF ALLEGIANCE TO THE FLAG

IV. ROLL CALL

V. AUDIENCE

VI. SPECIAL PRESENTATIONS/RECOGNITIONS/PROCLAMATIONS, REQUESTS

- A. Staff Reports
- B. City Manager Report

VII. PUBLIC HEARINGS

- A. Consideration of the second reading of **Ordinance No.: O-22-02**, An Ordinance Amending the City of Eagle Lake Comprehensive Plan to Revise and Update the Plan to Address Changes in Florida Statutes, to Update Dates for Completion of Specific Requirements, to Clean up Duplicate Sections, to Update Maps to Reflect City Limit Expansions, and to Remove the Administrative and Technical Support Sections from the Document; Repealing all Ordinances in Conflict Herewith and Providing an Effective Date. effective upon second reading
- B. Consideration of the second reading of **Ordinance No.: O-22-04**, An Ordinance of the City of Eagle Lake, Florida, Relating to Conservation; Creating Section 5-4 of the Code of Ordinances of the City of Eagle Lake to be Entitled "Water Conservation for Efficient Indoor Plumbing Requirements, Landscaping Design and Installation Standards, and Irrigation System Design and Installation Standards"; Providing Procedures and Standards for the Use of Water Efficient Plumbing in New Construction, and the Design and Installation of New Irrigation Systems; Providing Standards for Irrigation System Maintenance; Providing for Exemptions, Alternative Compliance and Enforcement; Providing for Codification; Providing for Conflicts; Providing for Severability and Providing an Effective Date. effective upon second reading
- C. Consideration of the second reading of **Ordinance No.: O-22-06**, An Ordinance Amending the City of Eagle Lake, Comprehensive Plan by Revising the Future Land Use Map Series to Assign Medium-Density Residential Future Land Use to Two (2) Annexed Parcels; Amending the City of Eagle Lake, Florida Zoning Map to Apply General Residential (RG) Zoning to the Same Certain Parcels; Repealing all Ordinances in Conflict Herewith; and Providing an Effective Date. (General Location: two parcels of land totaling approximately 19.96 acres in size, lying West of N. Eagle Drive and East of Eagle Lake, with a street address of 0 Eagle Drive and 555 Eagle Drive, Eagle Lake, Florida 33839) Donley Property effective upon second reading
- D. Consideration of uses for Community Development Block Grant (CDBG) allocation in the amount of \$14,650 and authorize City Manager to submit proposal

VIII. OLD BUSINESS

IX. NEW BUSINESS

- A. Administrating Oath of Office to Randy Billings, Steven Metosh and Cory Coler
- B. Election of Mayor
- C. Election of Vice Mayor
- D. Select Member and Alternate Member for the Polk Regional Water Cooperative
- E. Consideration of the appointment of Commissioners as representatives to TPO Board, Ridge League of Cities Board Member, and Sports Association Liaison.
- F. Consideration of Peace River Project Interlocal Water Plant Consent Agreement (Water Cooperative)

X. CONSENT AGENDA

- A. Approval of the Regular City Commission Meeting Minutes-----03/07/2022
- B. Approval of Financials – February
- C. Approval of Financials - March
- D. Approval of Agreement with Albert C Galloway, Jr. for Legal Services for Code Enforcement

XI. AUDIENCE

XII. CITY ATTORNEY

XIII. CITY COMMISSION

XIV. ADJOURNMENT

Please be advised that if you desire to appeal any decisions made as a result of the above hearing or meeting, you will need a record of the proceedings and in some cases a verbatim record is required. You must make your own arrangements to produce this record. (Florida Statute 286.0105).

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the City Clerk's Office at 75 North Seventh Street, P.O. Box 129, Eagle Lake, Florida 33839 or phone (863) 293-4141 within 2 working days of your receipt of this meeting notification; if you are hearing or voice impaired, call 1-800-955-8771.

POSTED AT CITY HALL AND THE EAGLE LAKE POST OFFICE ON TUESDAY, APRIL 12, 2022
BY CITY CLERK DAWN WRIGHT, MMC, FCRM, PHRP

FROM THE DESK OF THE CITY MANAGER

Memo To: Mayor and Commissioners

Date: April 18, 2022

Ref: Monthly Report

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2010 Water System Revenue Bonds USDA – On April 1st we officially paid off these bonds in the amount of \$87,599.00.

Annexation – We are working with a company who manufactures medical goods and they are looking at annexing several parcels along Cooley Road into the city.

City Hall Remodel – We had the structural engineers review the existing city hall and there found serious issues with the structure including asbestos, roof structure, and load bearing walls. If we decide to move forward with a new city hall building it would cost the same or less to demolish the existing building and build a new one of similar size.

FRDAP Grants – We are working with Fred Fox Enterprises to apply for FRDAP grants for recreation upgrades to our parks and ballfields.

Postal Delivery Area – I have spoken with Congressman DeSoto's office about the changes to our postal delivery area and we are trying to set up a meeting to discuss it.

Radar Feedback Signs – The Sheriff Department indicated that they have noticed a positive impact in the speed of traffic on Eagle Ave since these signs have been posted.

SRF Funding – Good news. Eagle Lake was placed on the priority list for 50% principal forgiveness (grant) for design for the Green Acres Water Plant. We are looking at a \$286,586 project cost with a loan forgiveness of \$143,293.

ORDINANCE No.: O-22-02

AN ORDINANCE AMENDING THE CITY OF EAGLE LAKE COMPREHENSIVE PLAN TO REVISE AND UPDATE THE PLAN TO ADDRESS CHANGES IN FLORIDA STATUTES, TO UPDATE DATES FOR COMPLETION OF SPECIFIC REQUIREMENTS, TO CLEAN UP DUPLICATE SECTIONS, TO UPDATE MAPS TO REFLECT CITY LIMIT EXPANSIONS, AND TO REMOVE THE ADMINISTRATIVE AND TECHNICAL SUPPORT SECTIONS FROM THE DOCUMENT; REPEALING ALL ORDINANCES IN CONFLICT HEREWITH; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Local Government Comprehensive Planning and Land Development Regulations Act, Chapter 163, Florida Statutes, provides for comprehensive plan implementation through the enactment of certain ordinances; and

WHEREAS, the City of Eagle Lake has adopted a Comprehensive Plan known as the City of Eagle Lake 2030 Comprehensive Plan, adopted on April 18, 2011, and as may have been subsequently amended; and

WHEREAS, the City of Eagle Lake is committed to planning and managing the future growth and development of the City; and

WHEREAS, the City Commission desires to amend the Eagle Lake Comprehensive Plan to revise and update the plan to address changes in Florida Statutes, to update dates for completion of specific requirements, to clean up duplicate sections, to update maps to reflect City limit expansions, and to remove the administrative and technical support sections from the Comprehensive Plan; and

WHEREAS, the City of Eagle Lake Planning Commission having been duly designated as the Local Planning Agency held a public hearing on December 6, 2021, to consider this amendment to the Comprehensive Plan and recommended the proposed amendment be approved by the City Commission; and

WHEREAS, the City Commission of the City of Eagle Lake held public hearings to consider this amendment, with due public notice having been provided, to obtain public comment, and considered all written and oral comments received during public hearings, including support documents.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF EAGLE LAKE, AS FOLLOWS:

Section 1. The recitals set forth above are hereby adopted as the legislative findings of the City Commission of the City of Eagle Lake, Florida.

Section 2. Comprehensive Plan Amendment. The City of Eagle Lake Comprehensive Plan, and ordinances which adopted and amended said Comprehensive Plan, are hereby amended as forth in Exhibit “A” hereto (~~strike through~~ language deleted; underline language added).

Section 3. Conflicts. Any ordinance in conflict with this Ordinance is hereby repealed to the extent of such conflict.

Section 4. Effective Date. The foregoing Ordinance shall become effective 31 days after adoption if no challenge is filed.

INTRODUCED on first reading this 6th day of December, 2021.

PASSED on second reading this _____ day of April, 2022.

CITY OF EAGLE LAKE

Cory Coler, Mayor

ATTEST:

Dawn Wright, City Clerk

APPROVED AS TO FORM:

Heather R. Maxwell, City Attorney



City of Eagle Lake
Polk County, Florida

2030 Comprehensive Plan



"Growing with people in mind."



Adopted: April 18, 2011
Updated: April 18, 2022

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Adopted: April 18, 2011

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DEFINITIONS AND ACRONYMS

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FUTURE LAND USE ELEMENT

PURPOSE:

The Future Land Use Element and Map Series will direct the pattern of future development and growth within the City through the 2030 planning horizon.

The purpose of this Element is to establish the reasonable framework for providing compatible development opportunities for future residents and the business/development community while protecting those already living in the City and the lifestyle each has selected for themselves.

GOAL: **PROVIDE FOR ORGANIZED AND COMPATIBLE LAND USES THAT ARE SENSITIVE TO THE ENVIRONMENT, FISCALLY RESPONSIBLE, MEET THE SOCIAL, ECONOMIC, AND PHYSICAL NEEDS OF PRESENT AND FUTURE RESIDENTS AND PROTECT THE ANTICIPATED QUALITY OF LIFE AS A RESULT OF CHOOSING TO LIVE IN THE CITY.**

OBJECTIVE 1: **LAND DEVELOPMENT REGULATIONS.**

FUTURE GROWTH AND DEVELOPMENT SHALL BE DIRECTED AND MANAGED THROUGH THE PREPARATION, ADOPTION, IMPLEMENTATION AND ENFORCEMENT OF LAND DEVELOPMENT REGULATIONS.

Policy 1.1: The City shall enforce the adopted Land Development Regulations that contain provisions to implement the adopted Comprehensive Plan which will, at a minimum:

- a. Regulate the use of land consistent with the Future Land Use Element, the Future Land Use Map, and the Zoning and Future Land Use Compatibility Matrix attached as an exhibit to the Future Land Use Element, and provide for open space;
- b. Protect lands designated for conservation on the Future Land Use Map and in the Conservation Element;
- c. Protect and regulate areas subject to seasonal and periodic flooding and provide for drainage and storm water management;
- d. Provide for reasonable regulation of appearance and compatibility of land uses, including signs and related improvements;
- e. Protect potable water well fields and aquifer recharge areas;

- f. Ensure safe and convenient on-site traffic flow and vehicle parking;
- g. Provides innovative land development techniques which offer options such as planned unit development, transfer of development rights, and cluster development;
- h. Regulate the subdivision of land;
- i. Provide for a comprehensive site plan review process for all development;
- j. Provide that development orders and permits will not be issued which reduce the adopted level of service for the affected public facilities and service; and
- k. Provide for the inclusion of very low-, low-, and moderate-income housing and manufactured housing;

Policy 1.2: The City shall use its Land Development Regulations to implement the Future Land Use Element and Map. Regulations shall address at a minimum, (1) consistency with the Future Land Use Element; (2) protection of lands designated for conservation; (3) regulation of lands subject to seasonal and periodic flooding; (4) provision for adequate drainage and storm water management; (5) protection of potable water wells and aquifer recharge areas; (6) safe and convenient on-site traffic flow and vehicle parking needs; (7) development of regulations which provide methods for utilizing new and innovative land development techniques; (8) the subdivision of land; (9) development of a thorough and systematic site plan review process; (10) provisions that development orders will not be issued which result in a reduction below the adopted level of service; and (11) establishment of densities and intensities of use for each land use category.

Policy 1.3: The City shall coordinate Land Development Regulation and its Future Land Use Map with Polk County to the maximum extent feasible.

Policy 1.4: The City shall require the developer/owner of any site seeking a development order to be responsible for on-site management of storm water runoff in a manner which ensures post development runoff rates, volumes, and pollutant loads do not exceed predevelopment runoff rates and conditions.

Policy 1.5: Land Development Regulations shall protect private property rights. If such regulations are determined to severely limit the practical use of real property, the property owner will be subject to compensation within guidelines established by Florida Law. A private property owner with property having land use

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classification(s) applied in a manner which is determined to constitute a taking through the unreasonable exercise of legislated police power shall be subject to compensation according to Florida law in an amount to be established by judicial proceeding.

OBJECTIVE 2: FUTURE LAND USE MAP.

THE FUTURE LAND USE MAP SHALL CONTAIN THOSE LAND USE CLASSIFICATIONS NECESSARY TO ADEQUATELY PLAN AND PREPARE FOR THE FUTURE GROWTH AND DEVELOPMENT OF THE CITY.

Policy 2.1: The following Future Land Use classifications are hereby established for the purpose of managing future development and redevelopment activities:

1. Agricultural;
2. Suburban Estates Residential;
3. Suburban Transitional Residential;
4. Low Density Residential;
5. Medium Density Residential;
6. High Density Residential;
7. Neighborhood Activity Center;
8. Commercial Transitional;
9. Business Park (Light Industrial);
10. Industrial;
11. Public/Institutional;
12. Recreation and Open Space; and
13. Conservation

Policy 2.2: Agricultural

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The Agricultural Future Land Use classification applies to all lands classified by the Polk County Property Appraiser as "Agriculture." The maximum allowable residential density shall be 1 dwelling unit per 5 acres. Requirements to connect to Central Water and Sewer Service may be waived by the City Commission if said utilities are not available to the site as defined by Chapter 381, Florida Statutes and Chapter 64E-6 of the Florida Administrative Code.

Maximum Density: 1 dwelling unit per 5 acres

Policy 2.3: Suburban Estates Residential

Suburban Estates Residential shall be applied to those properties that serve as a transitional area between established rural/agricultural uses and more intense suburban uses. As the City expands its boundaries, this category will serve as a reasonable land use alternative near the edges of its service area that are adjacent to County rural/agricultural uses. Allowances shall be made for limited agricultural/rural uses within this district such as hobby farming, animal breeding, and dog kennels. Detached single family dwellings shall be the primary use within this district with limited agricultural/rural accessory uses permitted as well. Suburban Estates is also appropriate in high recharge areas for the aquifer due to its higher percentage of pervious area and open space. Requirements to connect to Central Water and Sewer Service may be waived by the City Commission if said utilities are not available to the site as defined by Chapter 381, Florida Statutes and Chapter 64E-6 of the Florida Administrative Code.

Maximum Density: 0 to 1 dwelling unit per acre

Policy 2.4: Suburban Transitional Residential

The Suburban Transitional Residential classification shall be applied to lands that act as a transition between suburban estates uses and more intense residential and non-residential land use districts. No agricultural/rural uses shall be permitted as primary or accessory uses. This district is established to accommodate development of detached single-family homes on large lots.

Maximum Density: 0 to 3 dwelling units per acre

Policy 2.5: Low Density Residential

Low Density Residential has been applied to those areas that primarily consist of existing low-density single-family detached dwellings established over the past years. As the City expands its boundaries, this classification will have considerable

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application. The primary type of dwelling ~~is~~ suited for this classification is the free standing or single family detached dwelling unit.

Maximum Density: 0 - 5 dwelling units per acre

Policy 2.6: Medium Density Residential

The primary intent of the Medium Density Residential classification is to encourage the continuation of mixtures of housing types. These units should include one- and two-story apartments, townhouses, duplexes, and single-family dwellings. Development activities within the intent of this classification can be achieved where such requirements as minimum land areas are met, open space provided, public facilities and services are available, and access to principal streets is safe and convenient

Maximum Density: > 5 but < 10 dwelling units per acre.

Policy 2.7: High Density Residential

The intent of the High-Density Residential classification is to encourage various dwelling unit mixes, including apartments, townhouses, low-rise multiple family dwellings and certain single family type structures. Densities up to 14 dwellings per acre currently do not exist in the City. Such densities will require a high demand for public facilities and services and direct access to principal streets. It is anticipated that this classification will be used as the City expands its corporate limits. However, this will not preclude its use within the present corporate limits if adequate land parcels can be assembled for such users.

Maximum Density: > 10 but < 14 dwelling units per acre.

Policy 2.8: Neighborhood Activity Centers

Neighborhood Activity Centers are intended to accommodate the shopping, business, and service needs of residents of the City and the adjacent surrounding population. Permitted uses include supermarkets, office, convenience store, service station, Post Office, and related commercial services. Neighborhood Activity Centers must be located at the intersections of major collectors and arterial roadways or along an arterial road. The floor area ratio in the Neighborhood Activity Center classification shall not exceed 0.7.

Policy 2.9: Commercial Transitional

The primary function of the Commercial Transitional classification is to provide for infill development and a gradual transition of existing development during the planning horizon from residential and commercial uses to interconnected residential, commercial, office, institutional, and civic uses within the Community Redevelopment Area of the City, adjacent to US 17 and East Eagle Avenue. The Commercial Transitional classification shall encourage pedestrian friendly and transit-oriented design, in keeping with the Community Redevelopment Area requirements. The Commercial Transitional classification shall be served by central water and wastewater services. Residential uses shall be consistent with the densities allowed in the Low Density and Medium Density Future Land Uses. Residential densities shall not exceed a gross density of 9.99 dwelling units per acre. Floor area ratios for non-residential uses shall not exceed 1.0. The City's Community Redevelopment Area guidelines, which are located in the Land Development Regulations, serve as a master plan for the Commercial Transitional area including but not limited to public parking areas, pedestrian access, architectural standards, and signage.

Maximum Density: 9.99 dwelling units per acre

Maximum Intensity: FAR 1.0

The following percentage distribution among the mix of land uses shall be achieved over the planning horizon.

- | | |
|------------------|-----------|
| a. Residential | 20 to 40% |
| b. Commercial | 40 to 65% |
| c. Office | 20 to 40% |
| d. Institutional | 10 to 40% |
| e. Public/Civic | 10 to 20% |

Policy 2.10:

Business Park Centers (Light Industrial)

Business Park Centers may be located within Eagle Lake providing that the necessary public facilities and services are available or scheduled to be available at the time of issue of any development order. Business Park Centers are intended to provide locations for the placement of establishments to accommodate light assembly (nonmanufacturing) and wholesale employment needs of the residents of Eagle Lake and the adjacent areas. General characteristics of Business Park Centers are:

Location: Intersection of arterial roads or along arterial roads and preferably with rail access.

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Percent of Lot Coverage:	50 percent.
Usable Site Area:	5 acres or more.
Gross Floor Area:	50,000 to 300,000 square feet.
Maximum FAR:	0.5
Min. Population Served:	4,000 or more people.
Service Area Radius:	5 miles or more.
Typical Lead Tenant:	One or more light assembly plants, or warehouse facility, employing at least 10 people.
Other Typical Tenant:	Office, distributors, research and development.

Policy 2.11: Industrial

The primary function of the Industrial classification is to accommodate light industrial. Permitted light industrial uses include light manufacturing and assembly, truck and bus terminal facilities, warehousing and storage facilities excluding uses generating potentially harmful nuisance impacts. Floor area ratios for industrial structures shall not exceed 1.0.

Maximum FAR: 1.0

Policy 2.12: Public/Institutional

The primary function of the Public/Institutional classification is to provide for areas for existing or future government-owned or leased buildings or grounds including schools, government buildings, fire and police stations, libraries, medical facilities, other non-recreational public properties; and private buildings or grounds such as hospitals, camps, clubs, private schools, museums, and similar land uses. Floor area ratios for structures in this category shall not exceed 2.0.

Maximum FAR: 2.0

Policy 2.13: Recreation and Open Space

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The primary function of the Recreation and Open Space classification is to indicate areas of existing or future public and/or privately owned parks and open space areas. Permitted uses include publicly- or privately-owned properties which are open to recreational use by the public. Other uses may include conservation uses, open space, or environmentally sensitive areas. Stormwater management areas to service the parks and recreation facilities are permitted. The Floor Area Ratio is 0.01 for public parks.

Maximum FAR: 0.01

Policy 2.14: Conservation

The Conservation Future Land Use classification applies to all lands designated for conservation purposes within the City and applies to those areas identified as wetlands within the corporate limits.

Policy 2.15: Electric Distribution Substations

Electric distribution substations are allowed in all land use classifications, but not in historic neighborhoods. Land Development Regulations shall be adopted to establish compatibility standards, including setback and buffering standards, and to establish procedures for the review of applications for locating electric substation sites.

OBJECTIVE 3: NATURAL FEATURES AND RESOURCES.

THE FUTURE LAND USES DESCRIBED ON THE FUTURE LAND USE MAP SHALL BE LOCATED IN AREAS DETERMINED BY THEIR PHYSICAL TOPOGRAPHY AND OTHER NATURAL FEATURES AND RESOURCES OF LAND.

Policy 3.1: The City shall identify development constraints created by soil conditions, topography, natural features, and resources and regulate densities and intensities where such constraints exist.

Policy 3.2: Site plan review procedures shall require proposed development to provide soils, topographic, vegetation, natural features, and resources information at a level of detail and specificity to determine the suitability of the proposed development for the site. All cost associated with the provision of this information shall be the responsibility of the owner/developer submitting the proposed project for review.

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- Policy 3.3:** The City shall designate on the Future Land Use Map Series, in the form of overlays or other graphic format, those natural resources such as water well fields and cones of influence, conservation and preservation areas identified as part of the Conservation Element, areas subject to flooding, lakes and soils.
- Policy 3.4:** Areas of prime recharge to the Floridan Aquifer and cones of influence for municipal water wells shall be identified and included on the Future Land Use Map series and environmental map series.
- Policy 3.5:** The City shall enforce protection standards for cones of influence for each public supply potable water wellfield within the City's jurisdiction. The City shall not approve land uses which are incompatible with the designated interim protection zones. The City shall not approve the use or storage of hazardous substances within interim protection zones. The City shall update the existing cones of influence map located in the Technical Support document and add the map to the Future Land Use Map series by December 2012. Assistance from the SWFWMD and/or the FDEP shall also be requested to accomplish this task.
- OBJECTIVE 4:** **PUBLIC FACILITIES AND SERVICES.**
- THE FUTURE LAND USES DESCRIBED ON THE FUTURE LAND USE MAP SHALL BE LOCATED IN AREAS WHERE PUBLIC FACILITIES AND SERVICES ARE AVAILABLE OR ARE PLANNED TO BE AVAILABLE AT THE TIME OF DEVELOPMENT.**
- Policy 4.1:** The City shall direct development to areas where public facilities and services are available or shall be available at the time of development. High density/intensity land uses shall be directed to areas where the greatest level of public facilities and services exist.
- Policy 4.2:** The City shall issue development orders and plan public facility improvements and expansions in a manner which supports implementation of the Future Land Use Element and Map and is consistent with the Capital Improvement Element.
- Policy 4.3:** The City shall encourage infill development by providing utilities and related services to developments that take place in areas already served by public facilities and services on a first priority basis.
- Policy 4.4:** The City shall condition the issuance of all development orders on the availability of required public facilities and services concurrent with the impacts of the proposed development and the adopted level of service. Development orders shall not be issued if such proposed development will result in public facilities and/or services being reduced below their adopted level of service at the time of need.

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Policy 4.5: The adopted site plan review procedures shall require a determination of availability of public facilities and services and quantify the specific needs of the proposed development.

Policy 4.6: Development orders shall be conditioned to City established levels of service (LOS) for public facilities and services and to the availability of required facilities and services concurrent with the impacts of the development.

Policy 4.7: The City shall cooperate with the Polk County School District to identify property for additional public-school facilities and permit school uses and facilities based on identified needs.

The City will allow public school uses in all Land Use Designations and Zoning Districts (exception for conservation), proximate to urban residential areas and will seek to co-locate public facilities, such as parks, libraries, and community centers, with the schools to the extent possible.

The following criteria will be used for school locations:

1. Schools are encouraged to locate with such facilities as parks, libraries, and community centers.
2. Where a joint agreement to share facilities is reached, schools may be constructed on smaller parcels.
3. Where possible, the City will jointly use schools for community facilities.
4. Utilize Polk County School District guidelines for determining school size and land area requirements.
5. Schools should be centrally located within their intended attendance zones, to the extent possible, consistent with established walking distance and bus travel time standards.
6. School sites should be of sufficient size to ensure that buildings, ancillary facilities and future expansions can be located away from flood plains, flood prone areas, wetlands, and other environmentally sensitive areas, and will not interfere with historic or archaeological resources.
7. Public utilities should be available to the site or can be accommodated onsite.

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8. Ingress and egress should not create detrimental impacts on roads adjacent to the site.
9. Access to the site shall be provided in a manner that is should be safe for pedestrians, bicycles, cars, and buses.
10. Adequate landscape buffering must be provided from residential area.

Policy 4.8: All new development and redevelopment shall comply with the water conservation policies contained in the Infrastructure Element.

Policy 4.9: In support of the 2035 Polk County Mobility Plan, the City shall require new development and redevelopment to conform with the following criteria:

1. Provide access to transit facilities;
2. Connect to centralized potable water and wastewater systems;
3. Incorporate design features that promote green building principles;
4. Integrate pedestrian-oriented features, including sidewalks, trail, or walkways into all development including pedestrian shelters or awnings;
5. Provide accesses to civic space, parks, green areas, and open space and other amenities;
6. Be supported by public safety (fire, EMS, law enforcement); and
7. Have access to public schools.

Policy 4.10: The City shall encourage and incentivize mixed land uses and higher density and intensities within the US 17 Corridor to promote energy efficient land use patterns and the reduction of infrastructure costs, vehicle miles traveled, and greenhouse gas emissions.

OBJECTIVE 5: LAND FOR PUBLIC FACILITIES.

INCLUDE LAND ON THE FUTURE LAND USE MAP FOR PUBLIC FACILITIES TO SUPPORT PROJECTED FUTURE DEVELOPMENT.

Policy 5.1: The Future Land Use Map shall indicate those land areas that will be needed for additional public facilities.

OBJECTIVE 6: TRANSPORTATION.

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LAND USES, INCLUDING DENSITY AND INTENSITY OF USES, SHALL BE LOCATED ON THE ADOPTED FUTURE LAND USE MAP BASED ON EXISTING AND PROJECTED AVAILABILITY OF ADEQUATE TRANSPORTATION FACILITIES.

- Policy 6.1:** Permitted future development shall not result in the reduction of adopted levels of service for the traffic circulation system as contained in the Transportation Element.
- Policy 6.2:** The City shall coordinate the implementation of the Future Land Use Map and the Transportation Element to ensure that land development is supported by existing and new transportation facilities or improvements.
- OBJECTIVE 7:** **HISTORICAL RESOURCES.**
- PROTECT HISTORICAL RESOURCES BY CONDUCTING SELECTED PROPERTY EVALUATIONS AND CONSIDERING ORGANIZING A HISTORICAL ADVISORY COMMITTEE.**
- Policy 7.1:** Eagle Lake shall seek state and federal funds to conduct a survey of historically significant properties within the City limits.
- Policy 7.2:** The City shall consider the establishment of a local historical advisory committee composed of residents within the community and Polk County.
- Policy 7.3:** Criteria for local designation of historically significant properties will be developed in the Land Development Regulations. All sites listed on the Florida Master Site File or National Register shall be considered for local designation. Local designation of sites or structures, as well as authorization for the demolition or alteration of locally designated sites or structures, shall be by action of the City Commission. This procedure does not replace or diminish established procedures for the alteration or demolition of structures or sites in the City, but is an additional safeguard to protect structures and sites designated by the City Commission as meriting protection.
- OBJECTIVE 8:** **CONCURRENCY**
- GUIDE NEW DEVELOPMENT BASED ON THE AVAILABILITY OF SUPPORTING PUBLIC FACILITIES AND SERVICES, AND APPROPRIATE SOIL CONDITIONS AND TOPOGRAPHY THROUGH THE ADOPTION AND ENFORCEMENT OF LAND DEVELOPMENT REGULATIONS AND A CONCURRENCY MANAGEMENT SYSTEM.**
- Policy 8.1:** Direct higher densities and intensity of use to areas where public facilities and services are available or are projected to be available. Limit the density and intensity of use in areas where public facilities and services are not available.

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- Policy 8.2:** Ensure that development orders or permits for future development and redevelopment are issued only if the public facilities and services necessary to meet the adopted level of service standards are available concurrent with the impacts of the development as required by the Concurrency Management System and established within all Elements of the Comprehensive Plan, including the level of service standards listed within the following Elements:
1. Infrastructure Element
 2. Transportation Element
 3. Capital Improvements Element
 4. Public School Facilities Element
- OBJECTIVE 9:** **DESIRED URBAN GROWTH PATTERN**
- PROMOTE AN URBAN GROWTH PATTERN THAT IS ORDERLY, COMPACT, CONSISTENT WITH THIS COMPREHENSIVE PLAN, AND COMPATIBLE WITH THE EXISTING AND PROPOSED LAND USES AND CHARACTER OF THE CITY.**
- Policy 9.1:** The City shall locate Future Land Uses at densities and intensities that will discourage urban sprawl and leap-frog development patterns in order to maximize the use of existing public facilities and services.
- Policy 9.2:** The City shall encourage development techniques such as on-site traffic control, limitation of driveways onto arterial and collector roads, and cluster development.
- Policy 9.3:** The City shall specify the development review processes, conditions, and criteria for the utilization of appropriate development techniques in the land development regulations.
- OBJECTIVE 10:** **URBAN SPRAWL.**
- DISCOURAGE URBAN SPRAWL BY WORKING WITH POLK COUNTY TO COORDINATE ALL DEVELOPMENT ACTIVITIES OUTSIDE THE CORPORATE LIMITS AND WITHIN THE CITY OF EAGLE LAKE SERVICE AREA WHICH REQUIRE MUNICIPAL SERVICES.**
- Policy 10.1:** The City shall give first priority to those property owners located within the corporate limits prior to extending facilities and services to properties located in the unincorporated area of the County.
- Policy 10.2:** The City shall utilize the Florida Interlocal Cooperation Act of 1969, Chapter 163.01, Florida Statutes, with the County and other local governments to

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coordinate the provision of any public facilities and services outside the corporate limits.

Policy 10.3: The City shall implement the Urban Service district which will be that area serviced by the City with portable water and sewer services based upon planned extensions of those facilities meeting concurrency requirements and joint City/County land use coordination.

OBJECTIVE 11: **REDEVELOPMENT OF BLIGHTED AREAS.**

PROMOTE THE REDEVELOPMENT AND RENEWAL OF BLIGHTED AREAS WITHIN THE CORPORATE LIMITS AND COOPERATE WITH POLK COUNTY FOR ASSISTANCE IN SECURING FUNDS FOR SUCH WORK.

Policy 11.1: The City shall work with the Polk County Housing and Neighborhood Development to secure Community Development Block Grants and other funds and related assistance in the redevelopment and improvement of blighted areas.

Policy 11.2: The City shall work with other agencies in securing financial assistance in redeveloping and renewing blighted areas.

Policy 11.3: Implement Housing Element directives for the renewal and revitalization of substandard housing.

Policy 11.4: The City shall encourage replatting of old undeveloped subdivisions by amending the Land Development Regulations during the Planning Horizon to provide a streamlined process for replatting and small-scale subdivision.

Policy 11.5: The City shall evaluate the use of the provisions contained in Chapter 163, Part III, Community Redevelopment, F.S. – in consideration of funding and incentive programs when seeking to revitalize the downtown area.

Policy 11.6: The City shall discourage deterioration of structures and properties by using Code Enforcement and other city resources to make property owners aware of programs and funds available for correcting deficiencies in blighted areas and promote investment and reinvestment in older neighborhoods.

Policy 11.7: Encourage the re-platting of vacant lots in old subdivisions in order to provide additional development opportunities.

OBJECTIVE 12: **ELIMINATION OF INCOMPATIBLE USES**

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ELIMINATE EXISTING LAND USES, CONDITIONS, AND ZONING THAT ARE INCONSISTENT WITH THE COMPREHENSIVE PLAN AND THE PROPOSED FUTURE LAND USES AS DEPICTED ON THE FUTURE LAND USE MAP.

Policy 12.1: Identify, reevaluate, and work toward the elimination of existing land uses that are inconsistent with the City's character and the proposed future landuses.

Policy 12.2: The City shall, enforce Land Development Regulation criteria to achieve compatibility between adjacent land uses.

OBJECTIVE 13: **CORRIDOR DEVELOPMENT.**

USE THE LAND DEVELOPMENT REGULATIONS TO PROVIDE DEVELOPMENT OPPORTUNITIES FOR LAND ALONG HIGHWAY CORRIDORS WITH GREATER EMPHASIS ON DEPTH AND LESS ON LINEAR EXPANSION.

Policy 13.1: The City shall provide for performance standards in its Land Development Regulations which permit commercial and industrial planned developments, landscaping and related esthetic requirements, mixed land uses with emphasis on compatibility between such uses, open spaces between uses, and setback lines from highway right-of-way.

Policy 13.2: The City shall make provisions in its Land Development Regulations which permit and encourage the use of cluster development by owners of individual small parcels of land who may or may not be able to combine their lands with adjoining parcel owners for purposes of development.

OBJECTIVE 14: **VISUAL DESIGN STANDARDS.**

UTILIZE LAND DEVELOPMENT IMPACT FEES IN A MANNER WHICH WILL OFFER INCENTIVES TO DEVELOPERS TO CONNECT TO EXISTING INFRASTRUCTURES.

Policy 14.1: An evaluation shall be conducted for preparation of a major street tree-planting plan and coordinated with the Bartow office of the Florida Department of Transportation in an effort to improve the visual impact on the public traveling through the City on US Highway 17.

OBJECTIVE 15: **FISCAL RESPONSIBILITY.**

CONSIDER APPROVING PROPOSED DEVELOPMENT PLANS THAT ARE IN KEEPING WITH ITS FISCAL ABILITY AND THE MOST RECENTLY ADOPTED CAPITAL IMPROVMENTS PLAN TO PROVIDE PUBLIC FACILITIES AND SERVICES TO THE PROPOSED DEVELOPMENT.

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- Policy 15.1:** Development orders requiring public facilities and services shall be approved only when such orders are consistent with the City's ability to deliver such facilities and services as provided for in its 5-year Capital Improvement Element.
- Policy 15.2:** The City shall review each request for a development order to determine public facility and service needs, the City's ability to deliver and the time frame for delivery, and the required payment for such facilities and services.
- Policy 15.3:** The City shall not provide public facilities and services to any proposed development if the Capital Improvement Element contains no provisions for delivery of these facilities and services.
- OBJECTIVE 16:** **IMPACT FEES.**
- UTILIZE LAND DEVELOPMENT IMPACT FEES IN A MANNER WHICH WILL OFFER INCENTIVES TO DEVELOPERS TO CONNECT TO EXISTING INFRASTRUCTURE.**
- Policy 16.1:** The City will periodically review impact fee schedules to determine if they in fact do cover the cost of facility improvements and consider other facilities which are impacted by new development but currently do not require impact fee collection.
- OBJECTIVE 17:** **COORDINATION.**
- COORDINATE PROPOSED FUTURE LAND USE ACTIVITIES WITH APPROPRIATE RESOURCE AND MANAGEMENT PLANS PREPARED PURSUANT TO CHAPTER 380, FLORIDA STATUTES.**
- Policy 17.1:** The City shall review applicable Chapter 380, Florida Statute, requirements when making land use decisions for areas addressed in the Future Land Use Plan and Map in an effort to reduce potential conflicts.
- OBJECTIVE 18:** **TRAINING AND EDUCATION.**
- WORK TO PROVIDE TRAINING AND EDUCATIONAL OPPORTUNITIES TO KEEP EMPLOYEES AND OTHER CITY OFFICIALS CURRENT WITH GROWTH MANAGEMENT AND FISCAL RESPONSIBILITIES.**
- Policy 18.1:** The City shall, on an annual basis, actively promote and budget for employees, advisory bodies, and elected officials to attend and conduct training programs and seminars addressing growth management issues and solutions. The City shall utilize the services and programs offered by the Florida Institute of Government/Polk Community College, Florida League of Cities, and related organizations for these purposes.

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PROPERTY RIGHTS ELEMENT

PURPOSE:

The Property Rights Element states how the rights of owners of private property shall be considered and factored into the decision-making process of the City.

GOAL: THE CITY OF EAGLE LAKE, FLORIDA WILL MAKE DECISIONS WITH RESPECT FOR PROPERTY RIGHTS AND WITH RESPECT FOR PEOPLE'S RIGHTS TO PARTICIPATE IN DECISIONS THAT AFFECT THEIR LIVES AND PROPERTY CONSISTENT WITH THE STATEMENT OF RIGHTS IN SECTION 163.3177(6)(I)1, FLORIDA STATUTES (2021).

OBJECTIVE 1: THE CITY OF EAGLE LAKE WILL RESPECT JUDICIALLY ACKNOWLEDGED AND CONSTITUTIONALLY PROTECTED PRIVATE PROPERTY RIGHTS.

Policy 1.1: The City of Eagle Lake shall consider in its decision-making the right of a property owner to physically possess and control his or her interests in the property, including easements, leases, or mineral rights.

Policy 1.2: The City of Eagle Lake shall consider in its decision-making the right of a property owner to use, maintain, develop, and improve his or her property for personal use or for the use of any other person, subject to state law and local ordinances.

Policy 1.3: The City of Eagle Lake shall consider in its decision-making the right of the property owner to privacy and to exclude others from the property to protect the owner's possessions and property.

Policy 1.4: The City of Eagle Lake shall consider in its decision-making the right of a property owner to dispose of his or her property through sale or gift.

TRANSPORTATION ELEMENT

PURPOSE:

The purpose of this Element is to plan for the future transportation needs of residents and nonresidents who travel in and through the City. The Future Land Use Map together with existing land uses and the development of new land uses will have the greatest influence on the requirements for improvements to the City's transportation system. Therefore, the planning effort must address a linkage between land use and mobility, which includes both motorized and non-motorized traffic circulation systems. Sidewalks, bicycle ways and multi-use trails for non-motorized traffic are considered a part of transportation planning.

GOAL: **PROVIDE A SAFE, EFFICIENT, AND CONVENIENT MEANS OF MOTORIZED AND NON-MOTORIZED TRAFFIC MOVEMENT FOR RESIDENTS AND NON-RESIDENTS IN AND THROUGH THE CITY.**

OBJECTIVE 1: **SAFE, CONVENIENT, AND EFFICIENT TRANSPORTATION SYSTEM.**

PROVIDE A SAFE AND ADEQUATE MOTORIZED TRAFFIC CIRCULATION SYSTEM FOR ALL CITY RESIDENTS AND USERS.

Policy 1.1: The City of shall coordinate with the Polk Transportation Planning Organization (TPO) and the Central Florida Regional Planning Council to adopt and apply multi-modal levels of service (LOS) which shall be the minimum acceptable standards for Federal, State, County, and local roads within the City limits of Eagle Lake. Said multi-modal LOS standards shall promote transit by lowering levels of service where transit is available. The City hereby adopts multi-modal levels of service.

For roadways outside the multi-modal service area, the City hereby adopts the following peak season/peak hour standards as the minimum level of service (LOS) standard:

Figure 1.1.1:

	Highway Minimum Standard	Highway Minimum Duration	Transit	Pedestrian	Bicycle
M1	LOS "D" peak direction	Average of two highest peak hours	60-minute headway	Sidewalk access to bus stop	Bike racks on buses
M2	LOS "E" peak direction	Average of two highest peak hours	30-minute headway	Sidewalk access to bus stop	Bike racks on buses Bike route/system

*Does not supersede SIS LOS Standard a set by Rule 14-94, F.A.C.

Figure 1.1.2: BASE HIGHWAY LEVEL OF SERVICE STANDARDS⁽¹⁾

Facility Type	Level of Service
Principal arterial roadways: SIS facilities Non-SIS facility	C* D
Minor arterial roadways	D
All other roadways	D
⁽¹⁾ LOS is measured for peak hour/peak direction using the average of the two highest peak hours. * Or Standard Set by the Department of Transportation)	

- Policy 1.2:** The City will implement the established 5-year maintenance schedule for all municipal streets under City jurisdiction.
- OBJECTIVE 2:** **CONTINUE TO WORK TO PROVIDE A SAFE AND ADEQUATE NON-MOTORIZED AND PEDESTRIAN TRAFFIC CIRCULATION SYSTEM.**
- Policy 2.1:** The City will encourage energy efficiency and savings; alternative modes of transportation shall be accommodated to create a community that is not solely reliant on the automobile for all transportation trips. At a minimum, this will address conceptual designs to accommodate: transit, pedestrians, bicycles, and alternative vehicles (i.e. electric vehicles, etc.)
- Policy 2.2:** The City will locate facilities for non-motorized traffic within the existing wide right-of-way throughout the City based on the Traffic Circulation MasterPlan.
- Policy 2.3:** The City will require new commercial and residential developments to provide and dedicate sidewalks. Where feasible, new sidewalks should be linked to Eagle Lake's existing sidewalk system.
- Policy 2.4:** The City shall prioritize new sidewalk construction for those areas of the City lacking an existing sidewalk network.
- Policy 2.5:** Pedestrian ways and bikeways shall be combined where practical and feasible to keep cost of improvements to a minimum.
- OBJECTIVE 3:** **FUTURE LAND USE.**

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ENFORCE REGULATIONS THAT REQUIRE A TRAFFIC CIRCULATION SYSTEM WITHIN FUTURE LAND USES ADEQUATE TO MEET THE NEEDS OF THE PROJECTED USERS.

Policy 3.1: The City shall evaluate the Land Development Regulations to determine what changes, if any, are needed to meet the required transportation needs of the existing and projected population.

Policy 3.2: The City shall review existing off street parking requirements for all land uses to determine their adequacy to meet current parking needs and amended where necessary.

Policy 3.3: The City shall permit development only in areas where a peak hour LOS as outlined in Policies 1.1 and 1.2 can be met or exceeded consistent with the requirements of the Florida Community Planning Act.

Policy 3.4: The City shall coordinate with the Florida Department of Transportation, the Polk Transportation Planning Organization, and the Central Florida Regional Planning Council to ensure through the Land Development Regulations, transportation improvement plans, and the Concurrency Management System that no road segment will be permitted to deteriorate to a LOS below those established in Policies 1.1 and 1.2.

OBJECTIVE 4: POLK TRANSPORTATION PLANNING ORGANIZATION

COORDINATE TRAFFIC CIRCULATION PLANS WITH THOSE OF THE POLK TRANSPORTATION PLANNING ORGANIZATION (PTPO).

Policy 4.1: The City shall coordinate City transportation plans with those of the FDOT including the adopted Transportation Improvement Program (TIP) and the Long-Range Transportation Plan (LRTP) of the PTPO.

Policy 4.2: When reviewing proposals for the development of properties abutting or impacting traffic on State or County-maintained roadways, the City will coordinate with the Florida Department of Transportation and the Polk Transportation Planning Organization to ensure consistency with state, regional, and county standards, and determine impacts on adopted levels of service.

Policy 4.3: The City shall seek the cooperation and utilize the resources of the PTPO for prioritization and funding of roadway improvements eligible for Federal and State funding.

OBJECTIVE 5: PRESERVATION OF RIGHTS OF WAY.

PROTECT EXISTING AND FUTURE RIGHTS OF WAY FROM BUILDING ENCROACHMENT AND OTHER FORMS OF DEVELOPMENT THAT WOULD HINDER ROADWAY IMPROVEMENTS WHEN NEEDED.

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- Policy 5.1:** Prevent the building encroachment and hinderance of right-of-way utilization for street expansion through street setback requirements in the Land Development Regulation.
- Policy 5.2:** The City shall require a street setback along all principal arterials, County urban collectors, and City urban collectors.
- OBJECTIVE 6:** **IDENTIFY REQUIRED RIGHT-OF-WAY NEEDS TO ACCOMMODATE PROJECTED TRAVEL DEMANDS ON THE STATE, REGIONAL, AND CITY TRANSPORTATION CORRIDORS.**
- Policy 6.1:** The City shall work with representatives of the PTPO and the FDOT to identify the applicable State, regional, and City transportation corridor right of way needed for future transportation improvements.
- Policy 6.2:** The City shall request the Florida Department of Transportation or Polk County to submit any proposed facility plans affecting segments of state and/or county-maintained roadways within the city limits of Eagle Lake for consistency review.
- OBJECTIVE 7:** **COORDINATE LAND DEVELOPMENT ORDERS WITH APPLICABLE STATE AGENCIES.**
- Policy 7.1:** Driveway access permit requirements shall be a part of the Land Development Regulations and shall require that land developments be coordinated with FDOT and Polk County, as applicable.
- Policy 7.2:** The City shall adopt by reference the FDOT Access Management Standards for the State Highway System.
- OBJECTIVE 8:** **SUPPORT OF PUBLIC TRANSIT**
- The City will promote access to and ridership on the countywide public transit system, including the coordination of locate transit stops near major trip generators and employment centers, and coordination with the multi-modal plans of Polk County for transit supportive development, areas which include transit cores, transit centers, and transit corridors.
- Policy 8.1:** The City will promote the development of future major trip generators and employers on transit routes, to decrease the number of vehicle trips within the City, and to accommodate the transportation disadvantaged, including the elderly and those without a vehicle.
- Policy 8.2:** The City will coordinate with the Polk Transit Authority and participate in the planning process in order to provide Eagle Lake with improved transit connectivity with other parts of Polk County as well as regional transportation hubs and facilities.

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- Policy 8.3:** The City shall support the Polk County multi-modal transportation system by being designated as a Transit Supportive Development Area (TSDA), which includes transit centers along travel corridors connecting Eagle Lake to other TSDAs.
- Policy 8.4:** The City will coordinate with the TPO, FDOT, and transit providers to implement plans for park-and-ride lots, as identified in Transportation Improvement Plans and Long-Range Transportation Plans, as updated.

HOUSING ELEMENT

PURPOSE.

The purpose of this Element is not only to meet the minimum requirements of the Florida Community Planning Act, Chapter 163, Part II, Florida Statutes, but to establish a reasonable framework for providing affordable housing opportunities for the present and future residents of the City. Both public and private resources will be essential to realize this purpose. The private sector, builders and developers, will continue to be responsive to the market demands and opportunities provided development regulations are reasonable. Public resources will not necessarily be solely generated locally but may involve available assistance from Federal, State and County sources.

GOAL: PRESERVE AND PROTECT THE QUALITY OF LIFE IN EAGLE LAKE, AND PROVIDE OPPORTUNITIES FOR DECENT, SAFE, SANITARY, AND AFFORDABLE HOUSING OF A TYPE, SIZE, LOCATION, AND COST TO MEET THE NEEDS AND REQUIREMENTS OF CURRENT AND FUTURE RESIDENTS, WHILE RECOGNIZING THE PRIVATE SECTOR AS THE PRIMARY PROVIDER OF HOUSING.

OBJECTIVE 1: HOUSING NEEDS

ASSIST PRIVATE ENTERPRISE AND THE NONPROFIT HOUSING PROVIDERS IN SECURING ADDITIONAL DWELLING UNITS NEEDED BY AFFORDABLE FORM TO ACCOMMODATE THE PROJECTED POPULATION EXPECTED TO RESIDE IN THE CITY.

Policy 1.1: The City shall seek funding assistance from Federal, State, County, and private sources to assist in meeting the housing needs of the existing and projected additional households.

Policy 1.2: The City shall develop a monitoring program to measure the efficiency and effectiveness of the private/nonprofit housing delivery process in meeting established future housing needs.

Policy 1.3: The City shall develop and maintain a liaison with the Builders Association to encourage and promote the benefits of locating within the City in order to provide the needed housing units for the projected population.

Policy 1.5: The City shall adopt current Standard Building Codes and updates adopted by the Southern Building Code Congress International (SBCCI) on a systematic basis and review such codes for applicability on an annual basis.

OBJECTIVE 2:	PROVIDE HOUSING CONSERVATION, REHABILITATION, AND CODE ENFORCEMENT PROGRAMS WHICH ADDRESS THE NEEDS OF SEASONAL AGRICULTURAL WORKERS AND YEAR-ROUND HOUSING UNITS AND WHICH WILL, AT A MINIMUM, STABILIZE DETERIORATED AND BLIGHTED AREAS.
Policy 2.1:	The City shall enforce the minimum housing code.
Policy 2.2:	The City shall seek Federal, State, and county funding for the demolition or rehabilitation of substandard housing units as identified through the City's code enforcement program.
Policy 2.3:	The City shall work through the Polk County Housing and Neighborhood Services Division to seek financial assistance for property owners seeking to make improvements to any neighborhood or area, including those housing seasonal farm workers, in order to meet minimum code requirements.
Policy 2.4:	The City shall work with private enterprise to establish a public/private partnership to assist in the conservation and/or rehabilitation of substandard housing units and construction of low and moderate income and special needs housing.
Policy 2.5:	The City shall coordinate with the Polk County Housing and Neighborhood Development Division to establish an information and referral system to make available technical assistance and information on housing maintenance and rehabilitation programs for City residents.
OBJECTIVE 3:	ENFORCE REGULATIONS WHICH PERMIT NEW HOUSING ONLY IN AREAS WHERE INFRASTRUCTURE IS ALREADY IN PLACE, UNDER CONSTRUCTION, OR WHERE FUNDS ARE AVAILABLE AND COMMITTED FOR SUCH IMPROVEMENTS.
Policy 3.1:	The City shall implement development and site plan review procedures to ensure that all housing construction permits are issued only in areas either already served by necessary infrastructure meeting required levels of service or will be at the time of issue of the certificate of occupancy.
Policy 3.2:	The City shall coordinate development standards with Polk County for residential developments located in unincorporated Polk County and within the City's municipal service area so that acceptable minimum standards will be met should they later become a part of the City.
OBJECTIVE 4:	ENCOURAGE COMPATIBILITY OF INSTITUTIONAL USES WITH CONVENTIONAL RESIDENTIAL USES.
Policy 4.1:	The Future Land Use Element shall provide for the inclusion of licensed foster care facilities and group homes as a part of the land uses considered compatible in the appropriate residential land use classifications.

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- Policy 4.2:** The City shall ensure that licensed group homes and foster care facilities are permitted or permissible in areas of residential character.
- Policy 4.3:** The City shall maintain criteria for the location of sites suitable for foster care facilities and group homes.
- OBJECTIVE 5:** **MAINTAIN REGULATIONS WHICH WILL PROVIDE ADEQUATE OPPORTUNITIES FOR SITTING AFFORDABLE HOUSING FOR VERY LOW-, LOW-, AND MODERATE-INCOME FAMILIES AND MANUFACTURED HOUSING RESIDENTS.**
- Policy 5.1:** The Future Land Use Element shall provide for the inclusion of very low, low, and moderate-income housing and manufactured housing as a part of the applicable residential land use classifications.
- Policy 5.2:** The City shall promote a mix of housing types, densities, and affordable housing through the Land Development Regulations.
- Policy 5.3:** The City shall periodically review, and if necessary, revise, the Land Development Regulations to ensure that provision is made to provide adequate sites for very low-, low-, and moderate-income housing and manufactured housing.
- Policy 5.4:** The City shall identify and map existing and candidate sites for affordable and workforce housing serviceable by adequate infrastructure and accessible to transit corridors as part of a comprehensive strategy to promote sustainable housing and neighborhoods.
- Policy 5.5:** The City shall develop location criteria for sites suitable for very low, low, and moderate-income housing including the required infrastructure and related public facilities.
- Policy 5.6:** The City shall develop location criteria for sites suitable for manufactured housing including the required infrastructure and related public facilities.
- Policy 5.7:** The City shall continue to implement zoning regulations which provide inducements to increase the supply of affordable housing including density bonuses and the consideration of accessory dwelling units for those sites specifically identified by the City as suitable for very low and low income families. No additional density shall be granted that exceeds the maximum density of the Future Land Use designation without a corresponding Future Land Use Amendment.
- Policy 5.8:** The City will solicit the involvement, including partnerships, of local government with private and non-profit groups, and with economic development groups, for the utilization of job training, job creation, and economic solutions in order to

prepare its citizens for home ownership, and in order to take advantage of any affordable housing programs within the jurisdiction of the City.

OBJECTIVE 6: **ESTABLISH A PROGRAM WHICH WILL PROVIDE FOR THE IDENTIFICATION AND CONSERVATION OF HISTORICALLY SIGNIFICANT HOUSING.**

Policy 6.1: The City shall develop a program for identification and inspection of historically significant housing.

Policy 6.2: The City shall develop qualification criteria and a program for seeking financial assistance for the preservation and rehabilitation of historically significant housing.

OBJECTIVE 7: **DEVELOP A PROGRAM TO PROVIDE ASSISTANCE TO THOSE HOUSEHOLDS DISPLACED AS A RESULT OF FEDERAL, STATE, AND LOCAL PROGRAMS INCLUDING CODE ENFORCEMENT ACTIONS.**

Policy 7.1: The City shall develop a program and qualification criteria designed to assist low- and moderate-income households required to relocate as a result of minimum housing code enforcement actions.

Policy 7.2: The City shall work through the Polk County Housing and Neighborhood Development Division in seeking financial assistance for relocation housing for families displaced as a result of minimum housing code enforcement actions.

OBJECTIVE 8: **SUPPORT ENERGY EFFICIENCY AND THE USE OF RENEWABLE ENERGY RESOURCES IN EXISTING HOUSING AND IN DESIGN AND CONSTRUCTION OF NEW HOUSING TO PROMOTE THE REDUCTION OF GREENHOUSE GASES AND INCREASE IN ENERGY EFFICIENCY.**

Policy 8.1: The City shall encourage support for residential construction that meets the United States Green Building Council (USGBC) Leadership in Energy and Environmental Design (LEED) rating system, the Green Building Initiative's Green Globes rating system, the Florida Green Building Coalition standards, or another nationally recognized, high performance green building rating system as recognized by the Florida Department of Management Services.

Policy 8.2: The City shall allow for the appropriate placement of photovoltaic panels, including the development and adoption of review criteria to establish standards for the appropriate placement of photovoltaic panels.

Policy 8.3: The City shall provide educational materials on the strategic placement of landscape materials to reduce energy consumption.

Policy 8.4: The City shall encourage higher residential density, for pedestrian-oriented urban neighborhoods having convenient access to regional transit stops where

the mix of activity provides access to a full range of residential services and amenities, and opportunities for people to live within walking distance of employment.

INFRASTRUCTURE ELEMENT

GOAL 1: **NEEDED PUBLIC FACILITIES SHALL BE PROVIDED IN A MANNER WHICH PROTECTS INVESTMENTS IN EXISTING FACILITY AND PROMOTES ORDERLY, COMPACT URBAN GROWTH.**

OBJECTIVE 1.1: **ENFORCE PROCEDURES TO ENSURE THAT AT THE TIME OF A BUILDING OR DEVELOPMENT PERMIT IS ISSUED, ADEQUATE FACILITY CAPACITY IS AVAILABLE OR WILL BE AVAILABLE WHEN NEEDED TO SERVE THE DEVELOPMENT.**

Policy 1.1.1: The following level of service standards are hereby adopted and shall be used as a basis for determining the availability of facility capacity and the demand generated by a development:

FACILITY	LEVEL OF SERVICE STANDARD
Potable Water	Average Water Consumption Rate 110 gallons per capita per day
Sanitary Sewer	Average Sewage Generation Rate 110 gallons per capita per day
Solid Waste	Average Solid Waste Generation Rate 8.0 lbs per day
Drainage Facilities	At the time of development or redevelopment, the City shall require a Drainage Level of Service Standard based on requirements as established in the Land Development Regulations. At a minimum, no system shall be designed at less than the following standards: 1, Drainage Structures: Ability to handle a 25-year frequency, 24-hour duration; 2. Stormwater Facilities: 25-year, 24-hour storm event at top of bank or berm; 3. Storm sewers: Capacity to handle a 25-year storm event

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Policy 1.1.2:	All improvements for replacement, expansion, or increase in capacity of facilities shall be compatible with the adopted level of service standards for the facilities.
Policy 1.1.3:	The Public Works Department and the City Planner shall jointly develop procedures to update facility demand and capacity information as development / building permits or orders are issued.
Policy 1.1.4:	The City shall prepare annual summaries of capacity and demand information for each facility and service area.
Policy 1.1.5:	The City shall periodically review current fee structures and ordinances and shall institute or increase fees as required.
OBJECTIVE 1.2:	MAINTAIN A FIVE-YEAR SCHEDULE OF CAPITAL IMPROVEMENT NEEDS FOR PUBLIC FACILITIES, TO BE UPDATED ANNUALLY IN CONFORMANCE WITH THE REVIEW PROCESS FOR THE CAPITAL IMPROVEMENT ELEMENT OF THIS PLAN.
Policy 1.2.1:	Proposed capital improvement projects will be evaluated and ranked according to the following priority level guidelines: Level One – whether the project is needed to protect public health and safety, to fulfill the City’s legal commitment to provide facilities and services, or to preserve or achieve full use of existing facilities. Level Two – whether the project increases efficiency of use of existing facilities, prevents or reduces future improvement costs, provides service to developed areas lacking full service or promotes in-fill development. Level Three – whether the project represents a logical extension of facilities and services within a designated service area.
GOAL 2:	PROVIDE SAFE DRINKING WATER TO ALL USERS AT ADEQUATE QUANTITY AND QUALITY, INCLUDING FIRE FLOW REQUIREMENTS.
OBJECTIVE 2.1:	PROVIDE ADEQUATE QUALITY WATER IN COMPLIANCE WITH ENVIRONMENTAL PROTECTION AGENCY AND FLORIDA DEPARTMENT OF ENVIRONMENTAL REGULATION REQUIREMENTS AND PROVIDE AN ADEQUATE QUANTITY OF WATER TO ALL PORTIONS OF THE SYSTEM UNDER ALL APPLICABLE CONDITIONS, INCLUDING FIRE FLOW.
Policy 2.1.1:	The City shall comply with EPA requirements for lead in drinking water.
Policy 2.1.2:	The City shall enforce ordinances encouraging water conservation and requiring water conservation measures in new construction.
OBJECTIVE 2.2:	PROTECT AND CONSERVE ITS POTABLE WATER RESOURCES THROUGH VARIOUS CONSERVATION METHODS.

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- Policy 2.2.1:** Landscaping Design for all new development and redevelopment shall utilize drought tolerant and native plants and water conserving features, including efficient irrigation design.
- Policy 2.2.2:** The City shall evaluate the potential and financial feasibility for water reuse every five years and coordinate with the Southwest Florida Water Management District and the Florida Department of Environmental Protection to implement a reuse program when feasible.
- Policy 2.2.3:** The City shall require all new development and redevelopment to utilize water conserving plumbing fixtures.
- Policy 2.2.4:** The City shall periodically review its utility rate structure ordinance, and revise the ordinance as necessary, to ensure that the reductions in water use to be achieved by the ordinance are met.
- Policy 2.2.5:** Rain sensors or soil moisture sensors shall be installed on new irrigation systems to override automatic sprinkler operations when sufficient soil moisture is present to meet landscaping needs.
- Policy 2.2.6:** Periodically inventory land transitioning from agricultural to urban uses, and work with landowners and the Southwest Florida Water Management District to reallocate a portion of the water originally permitted for agricultural use by the District to public supply use.
- Policy 2.2.7:** The City shall coordinate with the Southwest Florida Water Management District, other local governments in Polk County, and water supply utilities, as appropriate, to evaluate alternative water supply options and implement or participate with other entities to implement alternative water supply projects and programs to meet the City's water supply needs for the long-term planning time frame established in the Comprehensive Plan.
- Policy 2.2.8:** When the City amends its Comprehensive Plan to modify future land uses, the City will analyze future water demand and the available water sources to meet this demand as part of the facilities availability analysis required to support a Comprehensive Plan Amendment.
- Policy 2.2.9:** The City shall continue to participate in the regional water supply planning process and other water supply development, water conservation and protection programs of the South Florida Water Management District and will implement a water shortage plan should the need arise.
- OBJECTIVE 2.3:** **MAXIMIZE THE USE OF EXISTING FACILITIES TO ENSURE CAPACITY IS AVAILABLE FOR EXISTING AND PROPOSED DEVELOPMENT.**

- Policy 2.3.1:** The City's annual water consumption will be equal to or less than the amount allocated under the District-issued consumptive use permit.
- GOAL 3:** **PROVIDE ADEQUATE SANITARY SEWER (WASTEWATER) SERVICE TO ALL RESIDENTS IN COMPLIANCE WITH FEDERAL, STATE, AND LOCAL REGULATIONS.**
- OBJECTIVE 3.1:** **ENSURE THAT LONG-TERM ARRANGEMENTS ARE MADE FOR WASTEWATER DISPOSAL.**
- Policy 3.1.1:** The City shall maintain contingency plans for wastewater treatment in the event of cancellation of an existing agreement.
- OBJECTIVE 3.2:** **REDUCE OPERATIONS AND MAINTENANCE REQUIREMENTS FOR THE EXISTING SANITARY SEWER (WASTEWATER) SYSTEM.**
- Policy 3.2.1:** The City shall maintain the routine, on-going program of sanitary sewer inspection, and cleaning.
- GOAL 4:** **COMPLY WITH THE FLORIDA SOLID WASTE MANAGEMENT ACT AND PROVIDE AN ACCEPTABLE LEVEL OF SERVICE TO ALL RESIDENTS.**
- OBJECTIVE 4.1:** **CONTINUE TO PROMOTE RECYCLING OF WASTE MATERIALS.**
- Policy 4.1.1:** The City shall continue to implement an educational program advising residents of the provisions of the Solid Waste Management Act and the benefits of recycling.
- OBJECTIVE 4.2:** **CONTINUE TO PROMOTE THE PROPER DISPOSAL OF HAZARDOUS AND BIOHAZARDOUS MATERIALS.**
- Policy 4.2.1:** The City shall implement an annual Amnesty Day for the collection of small quantities of household hazardous wastes, independently or through local agreements with other local governments.
- Policy 4.2.2:** The City shall adopt the applicable FDEP and Florida Department of Health and Rehabilitative Services (FDHRS) regulations by reference.
- OBJECTIVE 4.3:** **IN ORDER TO IMPLEMENT EFFICIENT RECYCLING EFFORTS TO RETURN VALUABLE MATERIALS TO PRODUCTIVE USE, CONSERVE ENERGY, AND PROTECT NATURAL RESOURCES, THE CITY SHALL CONTINUE TO COORDINATE WITH POLK COUNTY AND THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION IN MEETING THE COUNTY'S AND STATE'S GOALS FOR RECYCLING.**

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- Policy 4.3.1:** To increase public participation in recycling efforts, the City shall take part in countywide public education efforts and provide information to Eagle Lake citizens on the location of facilities for the disposal of oil, tires, and other recyclable materials.
- Policy 4.3.2:** Continue recycling efforts consistent with the Polk County Solid-Waste Management and Resource-Recovery Master Plan.
- GOAL 5:** **PROVIDE ADEQUATE PROTECTION OF EXISTING STORMWATER MANAGEMENT SYSTEMS AND RECEIVING WATER BODIES AND TO PROTECT THE NATURAL FUNCTION OF AQUIFER RECHARGE AREAS WITHIN THE CORPORATE LIMITS OF EAGLE LAKE AND TO ASSURE A SAFE AND AMPLE SUPPLY OF GROUNDWATER TO ITS RESIDENTS.**
- OBJECTIVE 5.1:** **CONTINUE TO REGULATE STORMWATER DISCHARGES TO PREVENT FLOODING OF EXISTING AND PROPOSED STORMWATER FACILITIES.**
- Policy 5.1.1:** The City shall require FDOT drainage permits for all new construction drainage to the FDOT drainage system.
- Policy 5.1.2:** The City shall require all new construction, except single family and duplex residencies, to provide storage sufficient to ensure that post-development peak discharges during a 25-year/24-hour storm do not exceed pre-development peak discharge rates.
- Policy 5.1.3:** The City shall review on a case-by-case basis any additional impervious construction in existing drainage problem areas until improvements are constructed.
- Policy 5.1.4:** The City shall maintain a stormwater management master plan. This plan will cover only those areas of the City which do not utilize the DOT drainage facilities. This plan will review the adequacy of existing facilities and outline required improvements.
- Policy 5.1.5:** Proposed land uses which are incompatible with designated prime groundwater aquifer recharge areas shall be disapproved. The use or storage of hazardous substances within designated prime groundwater aquifer recharge areas shall be regulated through enforcement of the City's Land Development Regulations.
- Policy 5.1.6:** Continue to enforce the City's Land Development Regulations related to minimum development standards for retention and detention areas and for the amount of impervious surface material permitted in developments. The City shall encourage the use of porous pavement and grid and modular pavement for new development located in identified high aquifer recharge areas.

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Policy 5.1.7:	Coordinate with the Southwest Florida Water Management District and Polk County in regard to regional aquifer recharge objectives.
OBJECTIVE 5.2:	ENFORCE STRUCTURAL AND NON-STRUCTURAL MEASURES TO REDUCE POLLUTANT LOADINGS TO EAGLE LAKE, LAKE MCLEOD, AND MILLSITE LAKE.
Policy 5.2.1:	The City shall continue to enforce present requirements for the treatment of runoff from the first inch of rainfall for all new construction, except single-family and duplex residences in existing platted subdivisions.
Policy 5.2.2:	The City shall require all new construction, except as noted in Policy 5.2.1, to obtain either a SWFWMD permit or exemption.
Policy 5.2.3:	The City shall evaluate active treatment and/or management practices to determine the most feasible means of reducing pollutant discharges to the lakes.
Policy 5.2.4:	The City shall require erosion and sediment control during construction.
GOAL 6:	PROTECT THE CITY'S EXISTING GROUNDWATER SUPPLY.
OBJECTIVE 6.1:	CONTINUE TO PROTECT THE EXISTING RECHARGE CAPABILITIES OF THE AREA.
Policy 6.1.1:	The City shall implement impervious coverage requirements for all new land development placed on upland soils through the City's Land Development Regulations.
OBJECTIVE 6.2:	ENFORCE THE PROGRAM TO PROTECT THE EXISTING POTABLE WATER WELLS' CONE OF INFLUENCE.
Policy 6.2.1:	The City shall use the Land Development Regulations to prohibit industrial or commercial development with high pollution potential within the wells' cone of influence.
Policy 6.2.2:	The City shall continue to prohibit septic tanks within the cone of influence.
Policy 6.2.3:	The City shall continue to implement sanitary sewer construction standards to reduce the possibility for pollution within the cone of influence.
GOAL 7:	IMPROVE THE COORDINATION OF WATER SUPPLY AND LAND USE PLANNING BY MAINTAINING A WATER SUPPLY FACILITIES WORK PLAN (WSFWP) THAT ADDRESSES THE WATER SUPPLY FACILITIES NECESSARY TO SERVE THE EXISTING AND FUTURE DEVELOPMENT THAT OCCURS WITHIN THE CITY'S WATER SERVICE AREA TO 2024.
OBJECTIVE 7.1:	MAINTAIN A WATER SUPPLY FACILITIES WORK PLAN (WSFWP) FOR AT LEAST 10 YEARS AS REQUIRED BY AND IN ACCORDANCE WITH FLORIDA STATUTES THAT ADDRESSES THE WATER

**SUPPLY FACILITIES THAT ARE NECESSARY TO SERVE EXISTING AND FUTURE DEVELOPMENT
WITHIN THE CITY'S WATER SERVICE AREA.**

- Policy 7.1.1:** ~~The most recently adopted City of Eagle Lake Water Supply Facilities Work Plan shall be incorporated in the Technical Support Document of the Comprehensive Plan. The City hereby adopts by reference the most recent version of the Eagle Lake 10-Year Water Supply Facilities Work Plan.~~
- Policy 7.1.2:** The City shall participate in updates of the SWFWMD water supply assessments and updates of the District Water Supply Plan to enable the City to design and implement an effective water supply plan.
- Policy 7.1.3:** The WSWFP shall be updated within eighteen (18) months following the Southwest Florida Water Management District's approval of its Regional Water Supply Plan (Section 163.3177(6)@3, Florida Statutes).
- GOAL 8:** **ENSURE THE PROVISION OF ADEQUATE WATER RESOURCES TO MEET THE NEEDS OF ALL RESIDENTS, VISITORS, AND BUSINESSES IN THE CITY OF EAGLE LAKE.**
- OBJECTIVE 8.1:** **PROVIDE SUFFICIENT AMOUNTS OF SAFE, HIGH-QUALITY WATER TO MEET THE NEEDS OF CURRENT AND FUTURE USERS THROUGH THE YEAR 2030.**
- Policy 8.1.1:** The City shall maintain water sources capable of supplying a minimum of 110 gallons per person per day.
- Policy 8.1.2:** Through its Concurrency Management System sufficient sources of water shall be in place or scheduled to be in place to serve new development prior to the approval of final construction plans.
- Policy 8.1.3:** Prior to issuing a building permit or its functional equivalent, the City shall consult with the water supplier to determine whether adequate water supplies will be available to serve the new development, no later than the anticipated date of issuance of a certificate of occupancy or its functional equivalent.
- Policy 8.1.4:** The City shall annually evaluate population projections to verify whether actual growth has followed projected growth. When necessary, population projections shall be adjusted to reflect observed conditions.
- OBJECTIVE 8.2:** **TAKE DIRECT ACTIONS TO CONSERVE EXISTING POTABLE WATER RESOURCES.**
- Policy 8.2.1:** Every five years undertake a systematic calibration of all major water meters as necessary to eliminate unaccounted water.
- Policy 8.2.2:** The City will continue to replace stopped meters as needed.

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Policy 8.2.3:	Adopt any update to the water conservation plan approved by the Southwest Florida Water Management District (SWFWMD).
Policy 8.2.4:	Coordinate with SWFWMD to enforce water restrictions within the City and coordinate with Polk County to enforce water restrictions in the unincorporated portions of the utility service area.
Policy 8.2.5:	Periodically evaluate and test the potable water distribution system for leaks to reduce the amount of unaccounted water.
OBJECTIVE 8.3:	WORK WITH SURROUNDING GOVERNMENTS AND SWFWMD TO EXPLORE THE DEVELOPMENT OF REGIONAL WATER SUPPLY SYSTEMS IN ORDER TO MEET FUTURE POTABLE WATER NEEDS.
Policy 8.3.1:	The 2020 SWFWMD Regional Water Supply Plan for the Heartland Region is hereby adopted by reference.
GOAL 9:	WORK TOWARDS REDUCING THE AMOUNT OF POTABLE WATER USE FOR IRRIGATION AND OTHER NON-DOMESTIC USES WITHIN THE CITY.
OBJECTIVE 9.1:	REDUCE THE AMOUNT OF POTABLE WATER USED FOR IRRIGATION BY 2030.
Policy 9.1.1:	By June 2024, the Land Development Code shall be amended to require the use of Florida friendly landscaping for all developments.
Policy 9.1.2:	When possible, discourage homeowners associations from enacting deed restrictions precluding the use of Florida friendly landscaping by homeowners.
OBJECTIVE 9.2:	WORK WITH LARGE COMMERCIAL AND INDUSTRIAL WATER USERS TO EVALUATE THEIR WATER NEEDS AND SOURCES.
Policy 9.2.1:	Require high use commercial and industrial water users to prepare water conservation plans.
Policy 9.2.2:	Periodically offer water efficiency audits to all water users within the City.
GOAL 10:	REDUCE THE IMPACT OF WATER USAGE ON NATURAL SYSTEMS INCLUDING AREA LAKES, RIVERS, WETLANDS, AND GROUND WATER SYSTEMS.
OBJECTIVE 10.1:	REDUCE THE EFFECTS OF GROUNDWATER WITHDRAWALS ON NATURAL SYSTEMS TO THE GREATEST EXTENT POSSIBLE.
Policy 10.1.1:	When locating new public water supply wells, ensure that the well's cone of influence will not adversely affect any lake or major wetland system.

CONSERVATION ELEMENT

PURPOSE:

The purpose of this Element is to establish goals, objectives, and policies whereby present natural resources can be managed and conserved for current and future use by City residents.

GOAL 1: **CONSERVE, PROTECT, AND MANAGE NATURAL RESOURCES WITHIN EAGLE LAKE IN A MANNER APPROPRIATE TO ENSURE THE HIGHEST ENVIRONMENTAL QUALITY POSSIBLE FOR CURRENT AND FUTURE RESIDENTS.**

OBJECTIVE 1.1: **AIR QUALITY**

MEET THE APPLICABLE MINIMUM AIR QUALITY STANDARDS SET BY THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION (FDEP) AND THE ENVIRONMENTAL PROTECTION AGENCY (EPA).

Policy 1.1.1: The City shall enforce air quality standards through the use of industrial performance standards in the Land Development Regulations.

Policy 1.1.2: amend the Land Development Regulations when appropriate to include new regulations promulgated and adopted by the FDEP and the EPA.

Policy 1.1.3: The City shall work with the State in testing for possible violations of air quality standards.

Policy 1.1.4: The City will adopt provisions in its Land Development Regulations which will contain best management practices for minimizing unconfined emissions generated by construction activity.

OBJECTIVE 1.2: **SURFACE WATER.**

CONSERVE, APPROPRIATELY USE, AND PROTECT THE QUALITY AND QUANTITY OF SURFACE WATER RESOURCES. THIS SHALL BE ACCOMPLISHED THROUGH THE CONTINUED ENFORCEMENT OF LAND DEVELOPMENT REGULATIONS AND THROUGH COORDINATION WITH AGENCIES THAT MONITOR USE AND CONDITIONS OF SURFACE WATER OR REGULATE SURFACE WATER QUALITY STANDARDS.

Policy 1.2.1: The City will implement regulations and procedures for the enforcement of state water quality standards.

Policy 1.2.2: Stormwater run-off from new developments shall be directed to retention systems that will provide treatment that meets FDEP and SWFWMD minimum requirements.

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- Policy 1.2.3:** The requirements for stormwater retention systems shall be incorporated into the site plan review process within the City Land Development Regulations in compliance with State water quality standards as defined in Chapters 62-4, 62-302 and 62-303 FAC. Section 17-3, FAC.
- Policy 1.2.4:** The City shall direct requests for development orders within the corporate limits to the FDEP, DNR, SWFWMD, and the County to improve compliance with the dredge and fill permitting process.
- Policy 1.2.5:** The City shall enforce impervious surface definitions and standards, including the percent permitted by development type as included in its Land Development Regulations.
- Policy 1.2.6:** The City shall promote educational programs which address the importance of conserving and protecting available water resources.
- Policy 1.2.7:** Cooperate with the Polk County Parks and Natural Resources Department, the Florida Lakewatch Program, the Department of Environmental Protection, and the Southwest Florida Water Management District, to ensure that all lakes with historic surface areas of ten acres or more within the city limits are monitored adequately for standard water quality parameters.
- Policy 1.2.8:** The City of Eagle Lake shall abide by the Florida Department of Environmental Protection Best Management Practices program which monitors point source discharges into lakes. Adopt and enforce Land Development Regulations that require shoreline buffer zones adjacent to lakes to preserve natural vegetation, and general design and construction standards for on-site stormwater management systems for new development and redevelopment to ensure that post-development runoff rates, volumes, and pollutant loads do not exceed pre-development conditions.
- Policy 1.2.9:** Seek all available grants, funds, and assistance from government agencies or private organizations for the enhancement, improvement, or restoration of lakes within the City.
- OBJECTIVE 1.3:** **FLOODPLAINS**
- PROTECT THE NATURAL HYDROLOGIC AND ECOLOGICAL FUNCTIONS OF FLOODPLAINS DEVELOPMENT REGULATIONS THAT PROTECT THE NATURAL FUNCTIONS OF THE 100-YEAR FLOODPLAIN AROUND THE LAKES AND WITHIN WETLANDS WILL CONTINUE TO BE ENFORCED.**
- Policy 1.3.1:** The City shall adopt and enforce Land Development Regulations that provide protection measures for floodplains from development activities. This shall be accomplished by:

1. Requiring new development to locate on non-sensitive portions of development site;
2. Requiring developers to adhere to applicable Southwest Florida Water Management District or Florida Department of Environmental Protection stormwater management standards;
3. Requiring the clustering of dwelling units away from sensitive portions of site;
4. Disapproval of proposed development which would fragment large ecological communities;
5. Requiring buffering of sensitive areas; and
6. The provision of conservation easements.

Policy 1.3.2: Request that the Southwest Florida Water Management District establish regulatory lake levels for named lakes within the city limits as part of the district's Lake Levels Project.

Policy 1.3.3: The City shall designate 100-year floodplains as "environmentally sensitive lands" and protect them in accordance with the Goals, Objectives, and Policies of this Element.

Policy 1.3.4: The City shall enforce the Special Flood Hazard Area identified on the Flood Insurance Rate Map to protect life and property and to protect and preserve natural open spaces and lakes.

Policy 1.3.5: The Special Flood Hazard Area shall meet the most current requirements of the National Flood Insurance Program regulations.

OBJECTIVE 1.4: GROUNDWATER AND POTABLE WATER RESOURCES

PROTECT THE QUANTITY AND QUALITY OF EAGLE LAKE'S GROUNDWATER FROM DEGRADATION.

Policy 1.4.1: The City shall ensure that groundwater quality and levels are monitored in cooperation with and under FDEP guidelines.

Policy 1.4.2: The City shall enforced regulations to protect water recharge areas.

Policy 1.4.3: The City shall promote the reduction of domestic wastewater below an average daily per capita generation of 100 gallons by promoting various water conservation practices.

OBJECTIVE 1.5:	CONTINUE TO WORK TO DECREASE PER CAPITA DOMESTIC WATER USAGE DURING THE PLANNING TIMEFRAME.
Policy 1.5.1:	In cooperation with the Southwest Florida Water Management District, develop and implement a water shortage contingency plan for dealing with temporary severe water shortages. A local water shortage plan shall be developed for response to emergency water supply interruptions. Provisions for cooperative agreements with neighboring jurisdictions, back-up water supplies and storage facilities, and organized procedures for emergency response shall be included in the plan.
Policy 1.5.2:	Development orders approving land and water uses shall give favorable consideration to plans for domestic wastewater systems which use gray water as a source for black water uses and such other uses which do not require potable water.
Policy 1.5.3:	The City shall adopt the provisions of the Florida Water Conservation Act by reference.
OBJECTIVE 1.6:	LAND AND WATER USE APPROVALS SHALL ENCOURAGE USE OF NATIVE VEGETATION IN RESIDENTIAL, COMMERCIAL, PUBLIC AND OTHER FORMS OF LANDSCAPING TO REDUCE WATER REQUIREMENTS.
Policy 1.6.1:	The City shall enforce the landscape ordinance that provides for use of native vegetation where applicable through a system of performance incentives and requires the protection and/or replacement of existing trees at the time of development permits are issued.
Policy 1.6.2:	The City shall enforce the irrigation ordinance which encourages the use of efficient water conservation technology and practices through a system of incentives.
GOAL 2:	ASSESS PROJECTED WATER NEEDS AND SOURCES FOR AT LEAST A TEN-YEAR PLANNING PERIOD BY MAINTAINING A WATER SUPPLY FACILITIES WORK PLAN (WSFWP). THE WSFWP SHALL MAXIMIZE THE EFFICIENT USE OF GROUNDWATER AND WHERE POSSIBLE SUBSTITUTE ALTERNATIVE WATER SOURCES FOR THE USE OF GROUND WATER.
OBJECTIVE 2.1:	WATER CONSERVATION ESTABLISH, PROMOTE AND REQUIRE WATER CONSERVATION TECHNIQUES AND PROGRAMS WHERE FEASIBLE FOR CURRENT AND FUTURE DEVELOPMENT. THESE TECHNIQUES AND PROGRAMS ARE IDENTIFIED IN THE WATER SUPPLY FACILITIES WORK PLAN.

Policy: 2.1.1:	In cooperation with the Southwest Florida Water Management District, develop and implement a water shortage contingency plan for dealing with temporary severe water shortages. A local water shortage plan shall be developed for response to emergency water supply interruptions. Provisions for cooperative agreements with neighboring jurisdictions, back-up water supplies and storage facilities, and organized procedures for emergency response shall be included in the plan.
OBJECTIVE 2.2:	MINERALS AND SOILS. ENFORCE THE LAND DEVELOPMENT REGULATION'S DEVELOPMENT STANDARDS AND OTHER ACTIVITIES DESIGNED TO CONSERVE, APPROPRIATELY USE, AND PROTECT THE QUALITY AND QUANTITY OF MINERALS AND SOILS.
Policy 2.2.1:	The City shall protect, conserve, and regulate the appropriate use of land annexed into the City and identified as suitable for mineral extraction.
Policy 2.2.2:	The City shall establish development regulations which will protect and conserve while permitting reasonable use of lands suitable for mineral extraction.
Policy 2.2.3:	The City shall utilize the services of and coordinate with state agencies such as DEP and the water management district to ensure that any development orders issued for mining shall minimize the effects of resource extraction on ground water and surface waters.
Policy 2.2.4:	Enforce development guidelines to minimize soil erosion and prevent sedimentation in the adjacent lakes.
OBJECTIVE 2.3:	PLANTS AND ANIMALS. PROTECT NATIVE VEGETATION, INCLUDING FORESTS; AND WILDLIFE HABITATS, INCLUDING FISHERIES.
Policy 2.3.1:	At the time lands are annexed into the City, an evaluation of such properties shall be required from the property owner to determine if rare, endangered, threatened and special concern species and their habitats exist on site and if so, applicable State and Federal regulations shall be applied to provide protection for the species and/or habitats.
Policy 2.3.2:	The City shall protect all rare, endangered, threatened, and special concern species and their habitats known to exist in the City as a result of annexation of land and water areas.
Policy 2.3.3:	The Florida Fish and Wildlife Commission shall serve as a review agency when appropriate to ensure compliance with these provisions.

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- Policy 2.3.4:** Adopt, as part of Land Development Regulations, standards to maintain and restore a canopy of native trees and to require the use of Florida friendly landscaping.
- Policy 2.3.5:** Develop a plan, in cooperation with individual property owners and volunteer organizations, to plant native trees and to maintain trees in parks, rights-of-way, and other city property.
- Policy 2.3.6:** The City shall require any developer to consult with the Florida Fish and Wildlife Conservation Commission prior to the issuance of a land use approval which would adversely affect endangered and threatened species.
- Policy 2.3.7:** The City shall establish consistent regulations with Polk County and adjacent municipalities regarding conservation, appropriate use, and protection of unique vegetative communities which may cross the boundaries of neighboring jurisdictions.
- OBJECTIVE 2.4:** **LAKES AND FISHERIES.**
- WORK WITH THE FLORIDA GAME AND FRESH WATER FISH COMMISSION AND THE SWFWMD TO PROTECT THE WATER LEVELS AND WATER QUALITY OF THE LAKES WITHIN THE CITY LIMITS AND TO ENHANCE FISHERIES.**
- Policy 2.4.1:** The City shall work with the Florida Game and Fresh Water Fish Commission to assist in monitoring activities on the lakes that might cause harm and/or destruction to the fisheries.
- Policy 2.4.2:** The City shall work with SWFWMD to assist in monitoring the water use consumption activities on the lakes that may cause a lowering of the lake levels.
- OBJECTIVE 2.5:** **EXISTING ACCESS WILL CONTINUE TO BE MADE AVAILABLE ON LAKES WITHIN THE CITY FOR THE USE OF THE PUBLIC.**
- Policy 2.5.1:** The City shall cooperate with the County in providing access to the lakes for swimming, boating, fishing and where applicable, skiing and related water activities.
- Policy 2.5.2:** The City shall maintain the public park on the south side of Lake Eagle.
- OBJECTIVE 2.6:** **WETLANDS.**
- WETLANDS AND THE NATURAL FUNCTIONS OF WETLANDS SHALL BE PROTECTED AND CONSERVED ON ALL DEVELOPMENT ORDERS INVOLVING WETLANDS. THE CITY WILL ENSURE THAT NO NET LOSS OF WETLANDS OCCURS.**

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- Policy 2.6.1:** Coordinate with the appropriate Federal and state agencies to protect and conserve wetlands .
- Policy 2.6.2:** The City shall adopt and enforce Land Development Regulations that protect wetlands, native vegetative communities and wildlife habitat within the City boundaries from development activities that would adversely affect their quality and survival, or the survival of any endangered or threatened species of wildlife which may exist within the City. This shall be accomplished by:
1. Requiring developers to restore and mitigate disturbed natural resources;
 2. Encouraging cluster of development outside of natural vegetative communities;
 3. Requiring buffers from sensitive ecological areas; and
 4. Encouraging the provision of conservation easements.
- Policy 2.6.3:** Future land uses, which are incompatible with the protection and conservation of wetlands and wetland functions, shall be directed away from wetlands. The type, intensity or density, extent, distribution and location of allowable land uses and the types, values, functions, sizes, conditions and locations of wetland are land use factors which shall be considered when directing incompatible land uses away from wetlands.
- Policy 2.6.4:** Land uses shall be distributed in a manner that minimizes the effect and impact on wetlands. The protection of wetlands by the direction of incompatible land uses away from wetlands shall occur in combination with other goals, objectives and policies in the Eagle Lake Comprehensive Plan: Where incompatible land uses are allowed to occur; mitigation shall be considered as one means to compensate for loss of wetlands functions.
- Policy 2.6.5:** The City shall accept title to wetlands set aside as a result of density transfers as part of consideration for issuing development orders.
- OBJECTIVE 3:** **HAZARDOUS WASTE**
- ELIMINATE THE IMPROPER DISPOSAL OF HOUSEHOLD HAZARDOUS WASTES.**
- Policy 3.1:** Participate in Amnesty Days program sponsored by the Florida Department of Environmental Regulation for the periodic collection and disposal of household hazardous wastes.

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- Policy 3.2:** Enter into an agreement with Polk County for the cooperative use of educational materials developed as part of a proposed education program for all generators of hazardous waste.
- OBJECTIVE 4:** **INTEGRATED GREEN INFRASTRUCTURE**
- ENCOURAGE THE INTEGRATION OF PUBLIC AND PRIVATE INVESTMENTS IN GREEN INFRASTRUCTURE (INTERCONNECTED NETWORK OF OPEN SPACES AND NATURAL AREAS).**
- Policy 4.1:** The City will encourage the acquisition or conservation of an interconnected network of open spaces, natural areas, and agricultural lands. The network will provide for:
- a. Protection of natural resources and wildlife habitat;
 - b. Habitat corridors through linked open spaces;
 - c. Protection of historic and cultural resources;
 - d. Recreational opportunities;
 - e. Community health benefits;
 - f. Economic development opportunities; and
 - g. Multi-use trails connecting population centers to natural areas.
- Policy 4.2:** The City will coordinate with Polk County to establish a process for the maintenance and update of the Polk Green District overlay as well as the development and implementation of policies to acquire, conserve, or construct green infrastructure.
- Policy 4.3:** The City will coordinate with Polk County and municipalities within the County to coordinate future trails connecting Eagle Lake to other parts of the county.

RECREATION AND OPEN SPACE ELEMENT

PURPOSE:

The purpose of this Element is to provide for the protection, maintenance, and enhancement of existing recreation and open space resources and to plan for the needs of future populations, based on established level of service standards.

GOAL 1: PROVIDE RECREATION FACILITIES AND OPEN SPACE WHICH WILL SATISFY THE NEEDS OF ALL PRESENT AND PROJECTED FUTURE RESIDENTS OF THE CITY.

OBJECTIVE 1: PUBLIC ACCESS.

PROVIDE PUBLIC ACCESS TO ALL PUBLIC RECREATION SITES INCLUDING WATER BODIES WITHIN ITS CORPORATE LIMITS.

Policy 1.1: The City shall maintain public access to the parks and park lands located within its boundaries.

Policy 1.2: Locate new parks and recreation lands so as to provide easy access for residents not previously served.

Policy 1.3: On an annual basis, City staff shall evaluate access to public parks and recreation lands and make recommendations to the City Commission for improvements. The City shall consider (1) the adequacy of motor vehicle parking, (2) impediments to bicycle access, (3) impediments to pedestrian access.

Policy 1.4: As part of the Transportation Element, identify and designate bicycle and/or pedestrian routes along local streets linking public recreational facilities. In addition, provide the appropriate signage along such routes to improve accessibility.

Policy 1.5: Through the development approval process, the City will encourage new development to provide pedestrian interconnectivity within the project and to areas external to the project such as the City's parks and recreation system and schools.

Policy 1.6: The City may work to identify and establish incentives, guidelines, and potential funding for the development of community gardens.

OBJECTIVE 2: ADEQUACY OF PARKS AND RECREATION FACILITIES.

IMPLEMENT A PROGRAM FOR FUNDING FUTURE EXPANSION AND IMPROVEMENTS OF THE PARK SYSTEM AND RECREATION FACILITIES.

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Policy 2.1: The City shall enforce recreation impact fees for all residential development in a manner consistent with the requirements of the Florida Statutes.

OBJECTIVE 3: **OPEN SPACE.**

REQUIRE NEW RESIDENTIAL DEVELOPMENT TO PROVIDE FOR THE PROVISION OF OPEN SPACE AREAS WITHIN THE DEVELOPMENT

Policy 5.1 The City shall amend the Land Development Regulation by 2025 to require new residential planned developments to set aside a minimum percentage of open space areas within the development. The open space areas may include but not be limited to: wetlands, floodplain areas, natural areas, parks & recreation, buffer areas, etc.

Policy 5.2: The City shall enforce impervious surface definitions and standards, including the percent permitted, by the development type in the Land Development Regulations.

Policy 5.3: The City shall enforce criteria and standards for setbacks for all building and development from water bodies as incorporated its Land Development Regulations.

OBJECTIVE 6: **STANDARDS.**

ALLOCATION OF PARK AND RECREATION LAND.

AT A MINIMUM MAINTAIN THE EXISTING SYSTEM OF PUBLIC PARK AND RECREATION LANDS.

Policy 6.1: The following level of service standard for parks and recreation is hereby established:

4.5 acres per 1,000 population

Any land permanently dedicated or available to the public for recreation, regardless of provider, may be used to meet the level of service standard.

Policy 6.2: The City will ensure through the enforcement of Land Development Regulations and a Concurrency Management System that no development order will be issued for any development that would result in failure of the recreation and park system to meet the adopted LOS standards.

OBJECTIVE 7: **PARK DEFICIENCIES.**

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MAINTAIN EXISTING RECREATION FACILITIES IN A SAFE AND FUNCTIONAL CONDITION THROUGH USE OF ADEQUATE ANNUAL OPERATING BUDGETS AND PROPER MAINTENANCE AND MANAGEMENT TECHNIQUES.

Policy 7.1: The City shall complete a physical assessment of recreation equipment.

Policy 7.2: **The City shall periodically evaluate the physical conditions of improvements to the park system to determine when and what degree of maintenance will be required to keep the facilities operational.**

OBJECTIVE 8: **COORDINATION WITH OTHER RECREATION PROVIDERS**

INCREASE THE RECREATION OPPORTUNITIES AVAILABLE TO THE RESIDENTS OF EAGLE LAKE THROUGH COORDINATION AND COOPERATION WITH OTHER RECREATION PROVIDERS.

Policy 8.1: The City Manager or a designated person shall coordinate annually with Polk County to suggest improvements or additions to the county park and recreation system that are desired by the residents of Eagle Lake, based on the recommendations of the City Commission.

Policy 8.2: The City Manager shall periodically meet with the appropriate officials of adjoining municipalities to explore ways that local, county, and state entities can cooperate in the provision of parks and recreation.

Policy 8.3: The City will coordinate with the County and municipalities to coordinate future trails connecting Eagle Lake to other parts of the county.

INTERGOVERNMENTAL COORDINATION ELEMENT

PURPOSE.

The purpose of this element is to identify principles and guidelines to be used in coordinating the Comprehensive Plan with the plans of the school board, regional water supply authorities, and other units of local government providing services but not having regulatory authority over the use of land, with the comprehensive plans of adjacent municipalities and the county. This element demonstrates consideration of the particular effects of the comprehensive plan on the development of adjacent municipalities and the county.

GOAL: **COORDINATE, AS DETERMINED TO BE REQUIRED AND/OR NECESSARY, THOSE PUBLIC AND PRIVATE SERVICE AND DEVELOPMENT ACTIVITIES IN THE CITY WITH OTHER AFFECTED LOCAL GOVERNMENTS AND AGENCIES; TO MORE EFFICIENTLY AND EFFECTIVELY MANAGE AVAILABLE RESOURCES BY MINIMIZING DUPLICATION OF EFFORTS IN ORDER TO PRESERVE AND PROTECT THE QUALITY OF LIFE IN EAGLE LAKE.**

OBJECTIVE 1: **STATE COMPREHENSIVE PLAN.**

MAINTAIN AN ADOPTED COMPREHENSIVE PLAN WHICH NOT ONLY MEETS LOCAL NEEDS BUT FURTHERS THE PURPOSE AND INTENT OF THE STATE COMPREHENSIVE PLAN AND THE REGIONAL POLICY PLAN.

Policy 1.1: The City shall maintain an adopted Comprehensive Plan which meets the needs of the local residents and furthers the purposes and intent of the applicable provisions of the State Comprehensive Plan and the Regional Policy Plan.

OBJECTIVE 2: **COMPREHENSIVE PLAN COORDINATION.**

COORDINATE THE VARIOUS ELEMENTS OF THE COMPREHENSIVE PLAN WITH THE EFFECTED ADJACENT LOCAL GOVERNMENTS AND DEPARTMENTS WITHIN THE LOCAL GOVERNMENTS, THE SCHOOL BOARD AND APPROPRIATE REGULATORY AGENCIES.

Policy 2.1: The City shall maintain written guidelines defining which local governments, departments and/or agencies will receive copies of the City's Comprehensive Plan and amendments for their review and use.

Policy 2.2: The City shall utilize the "Memorandum of Understanding" with the County to participate in a formal exchange of planning data and service-related information.

Policy 2.3: The City shall utilize the "Memorandum of Understanding" with the City of Winter Haven to participate in the exchanging of planning data and service-related information.

Policy 2.4:	The City shall develop and adopt a set of annexation policies and criteria to be coordinated with the County and the City of Winter Haven.
Policy 2.5:	The City shall utilize the “Memorandum of Understanding” in cooperation with the County and the City of Winter Haven, to develop and adopt a process of exchange, review, and comment on the Comprehensive Plans or elements thereof for each jurisdiction at the time of mandated reviews.
OBJECTIVE 3:	PLAN IMPACTS. REVIEW AND ASSESS POTENTIAL IMPACTS OF ANY PROPOSED DEVELOPMENT OR PROPOSED AMENDMENTS CONTAINED IN ITS COMPREHENSIVE PLAN ON THE COUNTY, WINTER HAVEN, THE REGION, AND THE STATE.
Policy 3.1:	The City shall develop, as a part of its site plan and impact statement review process, a listing of the appropriate local governments, departments, and agencies to be notified requesting their review of development orders when a predetermined set of criteria or a threshold has been reached by a proposed development, and a timing mechanism for response.
Policy 3.2:	The City shall notify to the School Board of all requests for residential development orders.
Policy 3.3:	The City shall utilize the “Memorandum of Understanding”, in cooperation with the County to develop and adopt a coordination process notify and be notified of Comprehensive Plan Element amendments, particularly land use, recreation, and infrastructure.
Policy 3.4:	The City shall institute, in cooperation with the City of Winter Haven, a “Memorandum of Understanding” for the purpose of developing and adopting a coordination process to notify and be notified of Comprehensive Plan Element amendments, particularly land use, recreation, and infrastructure.
Policy 3.5:	The City shall adopt a review process of its own Comprehensive Plan to evaluate compatibility with the Plans of adjacent local governments and record how and where they are or are not compatible
Policy 3.6:	The City shall adopt the Regional Planning Council’s mediation process as its initial recourse to resolve disputes between any other local government on matters relating to the Comprehensive Plan.
Policy 3.7:	The City shall participate with the Region in increasing public participation in the implementation of the Central Florida Regional Policy Plan.
Policy 3.8:	The City will coordinate with Polk County and municipalities to promote the implementation of consistent land use policies and mobility strategies with the

County Transit Corridors and Centers Overlays to ensure a seamless transportation system.

Policy 3.9: The City will coordinate with the PTPO and the Polk Transit Authority for the provision of major transportation facilities and mass transit.

Policy 3.10: The City will forward notice of proposed future land use plan policies related to hurricane shelters and evacuation routes, as well as map amendments resulting in an increase in population, to the Central Florida Regional Planning Council (CFRPC) and the Polk County Emergency Management Department to determine hurricane shelter space availability and the effect of increased evacuating populations on evacuation clearance times and routes. The City will coordinate with the Polk County Emergency Management Department to locate hurricane shelters and evacuation routes in the City.

Policy 3.11: The City will coordinate with Polk Vision, myregion.org's How Shall We Grow – Growth Scenario, and the Heartland 2060 Vision.

Policy 3.12: The City will coordinate with Polk County to establish a process for the maintenance and update of the Polk Green Overlay, as well as the development and implementation of policies to acquire, conserve, or construct green infrastructure.

OBJECTIVE 4: **INTERLOCAL AGREEMENTS.**

UTILIZE INTERLOCAL AGREEMENTS AS THE PRIMARY TOOL TO ASSIST IN THE IMPLEMENTATION OF THE GOALS, OBJECTIVES, AND POLICIES OF THE COMPREHENSIVE PLAN AND FOR SECURING SERVICES IN A COOPERATIVE MANNER FROM OTHER LOCAL GOVERNMENTS, AGENCIES, AND PRIVATE ENTITIES.

Policy 4.1: The City shall use current interlocal agreements with other local governments and agencies that are of benefit to the residents of Eagle Lake.

Policy 4.2: The City shall use the provisions of Chapter 163.01, Florida Interlocal Cooperation Act of 1969, Florida Statutes, to govern the agreements made between the City and other local governments, agencies, and private parties.

Policy 4.3: The City shall enter into interlocal agreements with any local government, agency, and/or private entities when beneficial services can be attained for the betterment of the quality of life for Eagle Lake residents.

OBJECTIVE 5: **LEVEL OF SERVICE COORDINATION.**

COORDINATE, AS APPROPRIATE, ANY CHANGES IN ESTABLISHED LEVEL OF SERVICE STANDARDS FOR PUBLIC FACILITIES.

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- Policy 5.2:** The City shall establish procedures whereby affected governmental entities within Eagle Lake's Planning Area may comment on any proposed changes in level of service standards.
- Policy 5.2:** The City, when notified by other governmental entities of proposed changes in their level of service standards, shall review and respond as appropriate.
- OBJECTIVE 6:** **SCHOOL FACILITIES.**
- INTEGRATE LAND USE AND SCHOOL FACILITY PLANNING IN POLK COUNTY THROUGH A SERIES OF PLANNING, COORDINATION, AND IMPLEMENTATION ACTIVITIES WHICH ENSURE CAPITAL FACILITIES AND INFRASTRUCTURE NECESSARY FOR SCHOOL FACILITIES ARE AVAILABLE TO PUBLIC SCHOOLS.**
- Policy 6.1:** Through development review processes, consider the possible need for expansion of existing school facilities or the provision of new facilities with land use planning.
- Policy 6.2:** Coordinate with the School Board to participate in an annual joint review of the capital plans for the school board and the local government.
- Policy 6.3:** Coordinate with the School Board to plan and locate new school facilities in areas where student population growth is expected due to new development approvals and/or agreed-upon area specific population projections.
- Policy 6.4:** The City of Eagle Lake shall coordinate with the efforts of Polk County and the School Board to provide emergency shelter, in accordance with Florida Statutes, when the construction of new facilities, or rehabilitation or expansion of existing facilities is being considered.
- OBJECTIVE 7:** **SCHOOL SITING.**
- PROVIDE FOR THE LOCATION AND EXPANSION OF EXISTING SCHOOLS IN A COORDINATED MANNER ENSURING THE PLANNING, CONSTRUCTION, AND OPENING OF EDUCATION FACILITIES ARE COORDINATED IN TIME AND PLACE, CONCURRENT WITH NECESSARY SERVICES AND INFRASTRUCTURE, AND TO ENSURE COMPATIBILITY AND CONSISTENCY WITH THE COMPREHENSIVE PLAN.**
- Policy 7.1:** The City will provide the School Board with potential sites for consideration when notified by the School Board of the need for new school facilities in accordance with the Interlocal Agreement.
- Policy 7.2:** The City will coordinate with the School Board to ensure that proposed public school facility sites are consistent with the applicable land use categories and policies of the comprehensive plan and will consider each site as it relates to

environmental, health, safety and welfare concerns, effects on adjacent property and other guidelines as outlined in the Interlocal Agreement.

- Policy 7.3:** The City shall coordinate with the School Board and other jurisdictions for planning and siting of new school facilities to ensure appropriate timing of necessary services and infrastructure and are compatible and consistent with the Comprehensive Plan.
- Policy 7.4:** The City will include sufficient land use designations for schools approximate to residential development to meet the projected needs by clearly identifying in the Future Land Use Element and Land Development Regulations the land use and zoning categories in which schools are allowable uses.
- Policy 7.5:** The City will collaborate with the School Board and other jurisdictions to jointly determine the need for and timing of on-site and off-site improvements necessary to support each new school or the proposed renovation, expansion or closure of an existing school, and will enter into a written agreement, if necessary, as to the timing, location, and the party or parties responsible for constructing, operating, and maintaining the required improvements.
- Policy 7.6:** The City shall protect schools from the intrusion of incompatible land uses by providing an opportunity for School Board representatives to participate in the review process for all proposed developments adjacent and in proximity to schools.
- Policy 7.7:** The preferred locations for public schools, elementary, middle, or high schools, are within the City's Utility Service Areas.
- Policy 7.8:** The City shall expeditiously process any amendments to the Future Land Use Map upon the approval of a new school site.
- Policy 7.9:** The City shall participate in the School Site Selection process following the terms and limitations established in the School Interlocal Agreement.
- Policy 7.10:** The City shall collaborate with the School Board and other jurisdictions to ensure the provision of supporting infrastructure as required by the Interlocal Agreement and applicable Florida Statutes.
- Policy 7.11:** The City shall coordinate with School Board staff in identifying and securing potential school sites to the extent practical. This could include:
- A. Consideration of school siting during the completion of area wide studies.
 - B. Encouragement to developers to contribute towards the provision of school facilities.

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OBJECTIVE 8:	ENHANCE COMMUNITY AND NEIGHBORHOOD DESIGN THROUGH EFFECTIVE SCHOOL EDUCATIONAL FACILITY DESIGN, SCHOOL SITING STANDARDS, COMPATIBILITY WITH SURROUNDING LAND USES, SCHOOLS AS FOCAL POINTS FOR COMMUNITY PLANNING, AND MAKING SCHOOLS A CENTRAL COMPONENT, GEOGRAPHICALLY OR OTHERWISE, TO NEIGHBORHOOD-LEVEL PLANNING.
Policy 8.1:	Work with the School Board to identify new school sites that would be in locations to provide logical focal points for community activities and serve as the cornerstone for innovative urban design standards.
Policy 8.2:	Provide school sites and facilities within planned neighborhoods, unless precluded by existing development patterns.
Policy 8.3:	Support and encourage the location of new elementary and middle schools internal to residential neighborhoods and/or near other civic land uses, within the limits of School Board mandated desegregation.
Policy 8.4:	Coordinate with the School Board to identify locations for new high schools based upon need and availability of viable properties within the search area identified by the School board.
Policy 8.5:	Support and coordinate with School Board efforts to locate new elementary schools within reasonable walking distance to residential neighborhoods.
Policy 8.6:	In cooperation with the School Board, develop and adopt design standards for school bus stops and turnarounds in new developments.
Policy 8.7:	Support the School Board in its efforts to locate appropriate school services, such as administrative offices, night classes, and adult education on-site or in alternative locations, such as but not limited to, commercial plazas, shopping malls, and community centers.
Policy 8.8:	The City shall coordinate with School Board staff on preliminary design plans for new schools, generally seeking to maximize land via multi-story facilities, incorporating design elements which are community-friendly, such as allowing for a shared media and/or meeting center and/or play fields on campus, respecting environmental features of a site, respecting the need to provide noise or visual buffers from adjacent owners, providing connectivity for pedestrians at multi-school properties, pedestrian, bicycle, and other connectivity to the surrounding residential community.
Policy 8.9:	The City will cooperate with the School Board and Polk County to reduce capital expenditures via cost-effective design criteria and shared facilities.

CAPITAL IMPROVEMENTS ELEMENT

PURPOSE

The purpose of the Capital Improvements Element is to evaluate the need for and the location of public facilities as identified in the Comprehensive Plan Elements in order to encourage the efficient use of such facilities for at least a 5-year period. The Capital Improvements Element provides an estimate of the cost of improvements for which the City has fiscal responsibility, including a delineation of when such facilities are necessary to implement the Comprehensive Plan; to analyze the fiscal capability of the City to finance and construct improvements; and to schedule the funding and construction of improvements in a manner necessary to ensure that such improvements are provided when required based on needs identified in the other Comprehensive Plan Elements. This Element becomes the measure of the financial feasibility of the Comprehensive Plan and focuses on the capital outlay required to meet existing deficiencies and to maintain adopted levels of service standards for public facilities contained in the Plan.

GOAL: PROVIDE THE NECESSARY PUBLIC FACILITIES FOR THE CITY RESIDENTS AND PLANNED GROWTH IN A MANNER THAT IS FISCALLY RESPONSIBLE, COST EFFECTIVE, AND PROTECTIVE OF THE PUBLIC HEALTH, SAFETY, AND WELFARE THROUGH A CALCULATED FISCAL MANAGEMENT PROCESS AND SERVICE DELIVERY SYSTEM.

OBJECTIVE 1: CAPITAL FACILITIES CONSTRUCTION

USE THE CAPITAL IMPROVEMENT PROCESS AS ADOPTED, AND ANNUALLY UPDATED, AS THE MEANS TO CORRECT EXISTING DEFICIENCIES, TO ACCOMMODATE PLANNED GROWTH, AND TO REPLACE OBSOLETE AND/OR WORN-OUT FACILITIES AS CONTAINED IN THE 5-YEAR CAPITAL IMPROVEMENTS SCHEDULE.

Policy 1.1: The City shall annually evaluate and rank capital improvement projects for the succeeding 5-years according to the following priority level criteria and funding feasibility:

A. Level One.

Whether the project is needed to protect public health, safety and welfare, to fulfill the City's legal commitment to provide facilities and services, or to preserve or achieve full use of existing facilities.

B. Level Two.

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Whether the project increases efficiency of use of existing facilities, prevents or reduces future improvement costs, provides service to developed areas lacking full service or promotes infill development.

C. Level Three.

Whether the project represents a logical extension of facilities and services consistent with the Future Land Use Plan, to areas within a designated service area or is compatible with plans of the County, State or water management district.

Policy 1.2: The Capital Improvement Element shall be a five-year program that is updated annually and may be amended, if required through the comprehensive plan amendment process.

Policy 1.3: The Capital Improvements Element shall be integrated into the Capital Improvement Program process and the first year of the Capital Improvement Program will represent the Capital budget that is adopted by the City Commission.

OBJECTIVE 2: CAPITAL IMPROVEMENTS/LAND USE COORDINATION

COORDINATE LAND USE DECISIONS (INCLUDING FUTURE LAND USE MAP AMENDMENTS AND ALL DEVELOPMENT ORDERS) WITH THE CITY'S FINANCIAL ABILITY TO EXPAND OR IMPROVE FACILITIES AS DESCRIBED IN THE 5-YEAR SCHEDULE OF CAPITAL IMPROVEMENTS FOR THE PURPOSES OF PROVIDING FACILITIES THAT SERVE EXISTING AND FUTURE DEVELOPMENT AT THE ADOPTED LEVEL OF SERVICE STANDARDS.

Policy 2.1: The City shall include provisions in its Land Development Regulations for the land dedication or payment-in-lieu of dedication as a part of land development or land subdivision for the purpose of securing easements for utility systems, setbacks for traffic circulation systems, parks and open space, and for meeting all adopted levels of service standards.

Policy 2.2: The City staff shall certify that all development orders are consistent with the Land Development Regulations, Comprehensive Plan, and the 5-Year Schedule of Capital Improvements.

Policy 2.3: The City shall approve development orders only when the levels of service for needed facilities can be reasonably met or will be available concurrent with occupancy or use of such developed land.

Policy 2.4: The City shall utilize the level of service standards (LOS) identified in this plan to evaluate and permit new development in order to maintain adopted level of service standards for existing and future needs.

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Policy 2.5:

The following level of service (LOS) standards are established and shall be maintained for previously approved but unexecuted development orders and for all new development or redevelopment in the City or as applicable in the City's utility service area:

- a. Traffic Circulation.
- b. Potable Water.
- c. Sanitary Sewer.
- d. Solid Waste.
- e. Drainage.
- f. Recreation.

A. Traffic Circulation. *

The City of Eagle Lake shall coordinate with the Polk Transportation Planning Organization (TPO) and the Central Florida Regional Planning Council to adopt and apply multi-modal levels of service (LOS) which shall be the minimum acceptable standards for State, County, and local roads within the City limits of Eagle Lake. Said multi-modal LOS standards shall promote transit by lowering levels of service where transit is available. The City hereby adopts multi-modal levels of service.

Figure 2.5.1:

	Highway Minimum Standard	Highway Minimum Duration	Transit	Pedestrian	Bicycle
M1	LOS "D" peak direction	Average of two highest peak hours	60-minute headway	Sidewalk access to bus stop	Bike racks on buses
M2	LOS "E" peak direction	Average of two highest peak hours	30-minute headway	Sidewalk access to bus stop	Bike racks on buses Bike route/system

*Does not supersede SIS LOS Standard a set by Rule 14-94, F.A.C.

For roadways outside the multi-modal service area, the City hereby adopts the following peak season/peak hour standards as the minimum level of service (LOS) standard:

Figure 2.5.2: BASE HIGHWAY LEVEL OF SERVICE STANDARDS ⁽¹⁾

Facility Type	Level of Service
Principal arterial roadways: SIS facilities	C*
Non-SIS facility	D

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Minor arterial roadways	D
All other roadways	D
⁽¹⁾ LOS is measured for peak hour/peak direction using the average of the two highest peak hours. * (Or Standard Set by the Department of Transportation)	

B. Potable Water.

Average water consumption rate:

110 gallons per capita per day

C. Sanitary Sewer.

Average sewage generation rate:

110 gallons per capita per day

D. Solid Waste.

Average solid waste generation rate:

8.0 lbs. per capita per day

E. Drainage.

At the time of development or redevelopment, the City shall require a Drainage Level of Service Standard based on requirements as established in the Land Development Regulations. At a minimum, no system shall be designed at less of the following standards:

1. Drainage Structures:
Ability to handle 25-year, 24-hour storm event
2. Stormwater Facilities:
25-year, 24-hour storm event at top of bank or berm
3. Storm sewers:
Capacity to handle a 25-year storm event

F. Recreation.

4.5 acres per 1,000 population

Any land permanently dedicated or available to the public for recreation, regardless of provider, may be used to meet the level of service standard.

G. Public School Facilities:

Consistent with Policy 2-B-1 and Policy 2B-2 of the Public-School Facilities Element and the Interlocal Agreement for Public School Facilities planning, the uniform district-wide level-of service standards are established as a percent of permanent Florida Inventory of School Houses (FISH) capacity. Permanent capacity cannot be increased by adding relocatables. The LOS standards are set as follows:

TIERED LEVEL OF SERVICE – SCHOOL YEAR 2011-2015					
Facility Type	Year	Year	Year	Year	Year
	2010-11	2011-12	2012-13	2013-14	2014-15
Elementary	115%	100%	100%	100%	100%
Middle	110%	100%	100%	100%	100%
High School	105%	100%	100%	100%	100%

1. Magnet and School of Choice: One hundred percent (100%) of enrollment quota as established by the School Board or court ordered agreements and as adjusted by the school board annually.
2. Other: K-8, 6th grade centers, 9th grade centers, 6-12th grade schools are at one hundred percent (100%) of permanent DOE FISH capacity.
3. Special Facilities: Including alternative education or special programmatic facilities are designed to serve the specific population on a countywide basis or for temporary need and are not zoned to any specific area. Therefore, they are not available or used for concurrency determinations.
4. Conversion Charter Schools: The capacity is set during contract negotiations and the School Board has limited control over how many students the schools enroll.

The City of Eagle Lake shall apply the LOS standards set forth herein consistently with Polk County, all local jurisdictions, and the School Board

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on a district-wide basis within the adopted concurrency service areas for each school type in accordance with the policies of the Public-School Facilities Element and the Interlocal Agreement for Public School Facilities Planning.

Policy 2.6: The City adopts by reference, the most recently approved Florida Department of Transportation (FDOT) and Polk County Transportation Improvement Plan, as approved by the Polk Transportation Planning Organization (Polk TPO) as part of and the City's 5-Year Schedule of Capital Improvements.

Policy 2.7: The City adopts, by reference, the most recently approved Polk County School District Five-Year Facilities Work Program, as approved by the Polk County School Board as part of it's the City's Schedule of Capital Improvements.

OBJECTIVE 3: CAPITAL IMPROVEMENTS COST SHARING

UTILIZE THE METHODOLOGY ESTABLISHED IN THE LAND DEVELOPMENT REGULATIONS TO ENSURE THAT ALL FUTURE DEVELOPMENT PAYS ALL COST ASSOCIATED WITH THE DEMANDS GENERATED AS A RESULT OF THE INDIVIDUAL DEVELOPMENT FOR EXISTING AND FUTURE FACILITY NEEDS.

Policy 3.1: The City shall amend its Land Development Regulations to require that any proposed development or redevelopment that will utilize components of the existing infrastructure system that has been determined to need replacement within 5 years to maintain the adopted level of service standards, shall be required to replace or pay the proportionate costs for the replacement.

Policy 3.2: The City shall implement a cost sharing formula for assessing new development a pro rata share of expenses necessary to finance public facility improvements created by development in order to maintain adopted levels of service standards.

Policy 3.3: The City shall develop and adopt impact fees that contain incentive rates, based on the length of extension, degree of public facility improvement required, degree of reuse of existing facilities or improvements required for older facilities to serve proposed developments.

Policy 3.4: The City shall not permit the use of small satellite water, wastewater, solid waste, and hazardous waste facilities by proposed developments by requiring, as part of the development approval process, that such facilities and services be provided only by the City or City/other local governments as applicable, primarily in appropriately located public centers.

Policy 3.5: The City shall not allow exceptions for developments of de minimis impacts.

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OBJECTIVE 4: IMPLEMENTATION.

IDENTIFY AND ESTABLISH THE SOURCES(S) FOR FUNDING THE NEEDED CAPITAL IMPROVEMENTS IDENTIFIED IN THE SEVERAL PLANNING ELEMENTS.

Policy 4.1: The 5-Year Schedule of Capital Improvements shall reflect the facility improvements, including replacement and renewal, determined to be necessary in the several elements of the Comprehensive Plan in order to establish and/or maintain the adopted level of service standards.

Policy 4.2: Capital improvement projects shall be evaluated prior to incorporation into the Five-year Capital Improvement Budget, upon the following criteria: the impact of the project on the total capital budget; the City Manager's evaluation of the condition of public facilities; the relative priority of the project as compared to other capital needs; the financial feasibility of the project; whether the project is necessary to correct a level of service deficiency and the established plans of FDOT.

OBJECTIVE 5: MANAGING DEVELOPMENT TO PROVIDE NEEDED CAPITAL IMPROVEMENTS.

USE THE LAND DEVELOPMENT REVIEW PROCESS ENSURE THAT COST OF FACILITY IMPROVEMENTS GENERATED AS A RESULT OF PRIOR DEVELOPMENT ORDERS AND PROPOSED DEVELOPMENT DO NOT EXCEED THE CITY'S ABILITY TO FUND SUCH IMPROVEMENTS.

Policy 5.1: The City shall use a Concurrency Management System for making determinations on public facility availability and shall not issue any development order unless the level of service standards for all public facilities are:

- A. Available at the adopted level of service standards concurrently with the impacts of development;
- B. The development is phased so that public facilities and related services needed to operate the facilities are available concurrently with the impacts of development;
- D. The Concurrency Management System Plan adopted by the City ensures that the public facilities will be built when needed by the proposed development; or
- E. Determined by the City Staff to not be overburdened.

OBJECTIVE 6: EXISTING DEVELOPMENT ORDERS.

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THE CITY WILL MAKE AVAILABLE ON A PRIORITY BASIS THOSE PUBLIC FACILITIES NEEDED FOR DEVELOPMENTS APPROVED PRIOR TO ADOPTION OF THE COMPREHENSIVE PLAN.

Policy 6.1: Projects approved with development orders issued prior to adoption of the Comprehensive Plan shall be provided needed public facilities on a first priority basis, provided the developer pays the applicable impact fees and other associated cost in order to maintain the adopted level of service standards. Other associated cost necessary to maintain adopted level of service standards shall be established by the City Staff.

OBJECTIVE 7: BUDGETARY PROCEDURES.

REVIEW AND UPDATE THE CAPITAL IMPROVEMENTS ELEMENT ANNUALLY TO REFLECT EXISTING AND PROJECTED CAPITAL NEEDS IN CONCERT WITH THE ADOPTED LEVEL OF SERVICE STANDARDS FOR THE PURPOSE OF ASSESSING THE COST OF THOSE NEEDS AGAINST PROJECTED REVENUES AND EXPENDITURES.

Policy 7.1: The 5-year capital improvement plan shall be incorporated into the annual budget in order to establish funds for future capital facilities.

Policy 7.2: The City shall continue to collect impact fees for the purpose of offsetting the cost of public facility improvements. [9J-5.016(3)(c)2.]

Policy 7.3: The City shall plan for and provide needed capital facilities that are within the fiscal capability of the City through the adoption of a Capital Improvements Program (CIP).

Policy 7.4: The City shall reserve and designate Enterprise Fund surpluses for major capital expenditures.

Policy 7.5: The City shall establish an annual systematic research program of grants that may be available through local, State and Federal assistance programs to offset cost that would normally be utilized from the City's general fund

Policy 7.6: All new development which has a direct or indirect impact on the level of services established in the several elements of the City Comprehensive Plan shall continue to be subject to impact fees which shall be spent to benefit those from whom they were collected.

Policy 7.7: The City shall periodically evaluate, current impact fee schedules and consider requiring additional impact fee classifications and fee schedules to pay for all new public facilities and services generated as a result of new development.

Policy 7.8: The City shall evaluate the cost of and consider establishing a computer-based land development data management system. The system shall consist of a data

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base, GIS mapping, and any other systems for the purpose of monitoring and managing growth.

PUBLIC SCHOOL FACILITIES ELEMENT

GOAL 1: COORDINATE WITH THE POLK COUNTY SCHOOL BOARD (SCHOOL BOARD) AND OTHER JURISDICTIONS TO ENSURE QUALITY EDUCATIONAL FACILITIES AND SUPERIOR EDUCATIONAL OPPORTUNITIES WHICH IN TURN ENCOURAGES ECONOMIC GROWTH FOR INDIVIDUALS, FAMILIES AND COMMUNITIES IN POLK COUNTY.

OBJECTIVE 1-A: IMPLEMENT THE APPROVED INTERLOCAL AGREEMENT FOR PUBLIC SCHOOL FACILITY PLANNING (HEREAFTER REFERRED TO AS THE INTERLOCAL AGREEMENT) AS AMENDED TO MAXIMIZE OPPORTUNITIES TO SHARE INFORMATION.

Policy 1-A1: Elected Officials Annual Meeting (aka “Schools Summit”).

The City shall meet at least annually with the School Board and other jurisdictions to review issues related to the Public-School Facilities Element and the Interlocal Agreement and to determine the need to revise these documents.

Policy 1-A-2: Planners Working Group Annual Meetings.

The Planners Working Group as established in the Interlocal Agreement shall meet at least twice a year to set direction, plan for the annual meeting as described in Policy 1-A1, formulate recommendations and discuss issues related to this element and the Interlocal Agreement as well as ancillary infrastructure improvements needed to support schools and ensure safe access to school facilities.

Policy 1-A3: Population Projections.

The City shall coordinate with the School Board and other jurisdictions to base plans on consistent projections, including population projections that are developed in coordination with the School Board, and student enrollment projections district-wide and by planning areas which are agreed upon by the Planners Working Group. The School Board’s student enrollment projections shall consider the impacts of development trends and data required to be reported in accordance with the Interlocal Agreement.

Policy 1-A4: The City shall at least annually report on growth and development trends within its jurisdiction to the School Board. The City shall provide the information as specified in the Interlocal Agreement. The School Board will use the information to distribute student enrollment by concurrency service area to make the most efficient use of public-school facilities.

- Policy 1-A5:** Support School Board efforts to identify long-range school site needs and select sites based on the criteria established in this element and the Interlocal Agreement.
- Policy 1-A6:** The City shall seek and consider School Board comments on relevant comprehensive plan amendments and other land use decisions which may impact schools, as provided for in Florida Statute.
- Policy 1-A7:** The City shall review their annually updated copy of the Polk County School Board's Five-Year Program of Work and other reports from the School Board including a general educational facilities report with information outlined in the Interlocal Agreement.
- Policy 1-A8:** The City shall appoint a representative selected by the School Board to serve at a minimum as an ex-officio member of their local planning agency but could be a full member with voting rights.
- OBJECTIVE 1-B:** **ENCOURAGE PARTNERSHIPS THAT WILL ENSURE ADEQUATE EDUCATIONAL FACILITIES WHICH IN TURN WILL ENCOURAGE ECONOMIC GROWTH AND PROVIDE FOR A TRAINED AND STABLE LABOR FORCE, RESULTING IN A HIGHER QUALITY OF LIFE.**
- Policy 1-B1:** Support and encourage community and business partnerships for educational support services, to include, but not be limited to, magnet programs, work training, and job placement in order to improve productivity, earning potential, standard of living, and retention of labor force.
- Policy 1-B2:** Consider the economic impact of school locations on neighborhoods such as, but not limited to the following factors: infrastructure, property and housing values, as well as surrounding land uses.
- Policy 1-B3:** Encourage public/private partnerships between schools, business community, and other employers through mentoring programs, and Adopt-A-School programs with employees.
- OBJECTIVE 1-C:** **ESTABLISH NEW AND REVIEW EXISTING COORDINATION MECHANISMS RELATING TO SCHOOL FACILITY PLANNING THAT EVALUATES AND ADDRESSES THE COMPREHENSIVE PLAN'S EFFECTS ON ADJACENT LOCAL GOVERNMENTS, THE SCHOOL BOARD, AND OTHER UNITS OF LOCAL GOVERNMENT PROVIDING SERVICES BUT NOT HAVING REGULATORY AUTHORITY OVER USE OF LAND AND THE STATE.**
- Policy 1-C1:** The City shall cooperate with the School Board and other local jurisdictions to implement the Interlocal Agreement, as required by Section 1013.33, Florida Statutes, which includes procedures for:
- A. Coordination and Sharing of Information;

- B. Planning Processes;
- C. School Siting Procedures;
- D. Site Design and Development Plan Review;
- E. School Concurrency Implementation;
- F. Implementation and Amendments; and
- G. Resolution of Disputes.

Policy 1-C2: The coordination of school siting shall be conducted in accordance with the Interlocal Agreement taking into consideration the needs identified in the current School Board Five-Year Program of Work and the annual general education facilities report.

Policy 1-C3: In order to coordinate the effective and efficient provision and siting of public educational facilities with associated infrastructure and services within the Polk County School District, the Board of County Commissioners, School Board, and Commissions from other jurisdictions shall meet jointly to develop mechanisms for coordination. Such efforts may include:

- A. Coordinated submittal and review of the annual capital improvement program of Polk County and the City of Eagle Lake, the annual educational facilities report and Five-Year Program of Work of the School Board.
- B. Coordinated review and assessment of the associated costs and expenditures of siting and developing schools with needed public infrastructure.
- C. Coordinated review of residential planned developments or mixed use planned developments involving residential development.
- D. Use of a unified data base including population (forecasts of student population), land use and facilities.
- E. Assistance from Polk Leisure Services (with representatives from each of the entities) to review coordinated siting of schools with parks for multi-functional use. Directives resulting from the joint meeting shall be incorporated into the Comprehensive Plan, Land Development Regulations, and other appropriate mechanisms as deemed necessary.

- GOAL 2:** IMPLEMENT PUBLIC SCHOOL FACILITIES CONCURRENCY UNIFORMLY WITH OTHER LOCAL JURISDICTIONS IN ORDER TO ENSURE THE AVAILABILITY OF PUBLIC SCHOOL FACILITIES CONSISTENT WITH AN ADOPTED LEVEL OF SERVICE PROVIDING ADEQUATE SCHOOL CAPACITY AND ELIMINATING OVERCROWDED CONDITIONS IN EXISTING AND FUTURE SCHOOLS.
- OBJECTIVE 2-A:** ESTABLISH A MINIMUM LEVEL OF SERVICE FOR SCHOOLS AND CONSIDER SCHOOL CAPACITY WITHIN DEVELOPMENT IMPACT REVIEWS, E.G. FOR PLANNED DEVELOPMENTS, RE-ZONING REQUESTS, SITE PLANS, DRIS, OR WHERE THERE ARE SPECIFIC DEVELOPMENT PLANS PROPOSED.
- Policy 2-A1:** The City shall use its development plan review procedures for all residential and mixed-use development proposals in order to implement school concurrency.
- Policy 2-A3:** The City shall collaborate with the School Board to identify methods to achieve targeted school utilization that include:
- A. Improvements to existing school facilities (shared facilities, redistricting, expansion or remodeling, etc.);
 - B. Retrofitting of existing structures;
 - C. New school construction;
 - D. Encouraging multi-story school facilities in an urban environment; and
 - E. Exploring re-use of former non-residential centers as potential urban school sites.
- OBJECTIVE 2-B:** LEVEL OF SERVICE STANDARDS
- ENSURE THAT THE CAPACITY OF SCHOOLS IS SUFFICIENT TO SUPPORT STUDENTS AT THE ADOPTED LEVEL OF SERVICE (LOS) STANDARDS WITHIN THE PERIOD COVERED BY THE FIVE-YEAR WORK PLAN. THESE STANDARDS SHALL BE CONSISTENT WITH THE INTERLOCAL AGREEMENT.
- Policy 2-B1:** The City shall apply the LOS standards set forth herein consistently with all local jurisdictions and the School Board on a district-wide basis within the adopted concurrency service areas for each school type.
- Policy 2-B2:** Consistent with the Interlocal Agreement, the uniform district-wide level-of service standards are established as a percent of Florida Department of Education (FDOE) Florida Inventory of School Houses (FISH) capacity. Permanent capacity cannot be increased by adding relocatable units. The LOS standards are set as follows:

- A. Magnet and School of Choice: One hundred percent (100%) of enrollment quota as established by the School Board or court ordered agreements and as adjusted by the school board annually.
- B. Other: K-8, 6th grade centers, 9th grade centers, 6-12th grade schools are at one hundred percent (100%) of permanent DOE FISH capacity.
- C. Special Facilities: Including alternative education or special programmatic facilities are designed to serve the specific population on a countywide basis or for temporary need and are not zoned to any specific area. Therefore, they are not available or used for concurrency determinations.
- D. Conversion Charter Schools: The capacity is set during contract negotiations and the School Board has limited control over how many students the schools enroll.

Policy 2-B3: The City shall coordinate with the School Board to achieve an acceptable LOS at identified overcapacity schools as part of a financially feasible concurrency management program. In addition, the City shall coordinate with the School Board to identify long-term solutions for schools with chronic concurrency concerns.

OBJECTIVE 2-C: SCHOOL CONCURRENCY SERVICE AREAS

ESTABLISH SCHOOL CONCURRENCY SERVICE AREAS (SCA) WITHIN WHICH A DETERMINATION IS MADE OF WHETHER ADEQUATE SCHOOL CAPACITY IS AVAILABLE BASED ON THE ADOPTED LEVEL OF SERVICE STANDARDS.

Policy 2-C1: The School Concurrency Service Areas (CSAs) for the Polk County School District, as agreed in the Interlocal Agreement, shall be based on school attendance zones (excluding attendance "spot zones"). When a proposed adjustment to the established school attendance zones is to be considered by the School Board, Polk County and the City shall coordinate with the School Board to provide technical and public input prior to an official public hearing. The school attendance CSAs are hereby adopted by reference and included in the Public Schools Facility Element data and analysis.

Policy 2-C2: Concurrency service areas shall be established and subsequently modified to maximize available school capacity and make efficient use of new and existing public schools in accordance with the level of service standards, taking into account minimizing transportation costs, limiting maximum student travel times, the effect of desegregation plans, achieving socioeconomic and diversity objectives as required by the Florida Department of Education, and recognizing the capacity commitments resulting from the local governments' within Polk

County's and the City of Eagle Lake's development approvals for the CSA and for contiguous CSAs.

Policy 2-C3: Concurrency service areas shall be designed so that the adopted level of service will be able to be achieved and maintained within the bounds of the School Board's requirement for a financially feasible five-year capital facilities plan.

OBJECTIVE 2-D: PROCESS FOR SCHOOL CONCURRENCY IMPLEMENTATION

IN COORDINATION WITH THE SCHOOL BOARD, ESTABLISH A PROCESS FOR IMPLEMENTATION OF SCHOOL CONCURRENCY WHICH INCLUDES CAPACITY DETERMINATIONS AND AVAILABILITY STANDARDS. Policy 2-D1: Final

subdivision and site plan approvals for residential development shall be conditioned upon the availability of adequate school capacity as per the adopted level of service standards (LOS) of this element and as required by Section 163.3180(13), F.S.

Policy 2-D2: School concurrency shall apply only to residential development or a phase of residential development that generate students requiring a final development approval including subdivision plat approval, site plan, or its functional equivalent, proposed or established after the effective date of this element.

Policy 2-D3: The City shall prepare a report on the development projects not subject to school concurrency at the time of the adoption of the Public-School Facilities Element.

Policy 2-D4: The City o, in consultation with Polk County School Board staff, will develop and adopt land development regulations which establish application procedures and processes for evaluating school capacity and making concurrency determinations consistent with the Interlocal Agreement.

Policy 2-D5 (a): The City may provide a non-binding schools concurrency decision earlier in the approval process, such as at the time of preliminary plan approvals, if requested by the applicant. The School Board must approve the concurrency determination, allocations of capacity, and school concurrency mitigation commitments, as provided herein.

Policy 2-D5 (b): School concurrency decisions should support and not be in conflict with the local goals and objectives of the comprehensive plan regarding growth management, as articulated in the other elements of the local comprehensive plan.

Policy 2-D6: The City will issue a concurrency determination based on the School Board's concurrency review findings and recommendations consistent with the Interlocal Agreement. The School Board's findings and recommendations shall

address whether adequate capacity exists for elementary, middle, and high schools, based on the level of service standards, or if adequate capacity does not exist, whether appropriate mitigation can be accepted, and if so, acceptable options for mitigation consistent with the policies set forth herein.

Policy 2-D7: The City shall only issue a concurrency approval for a subdivision plat or site plan for residential development where:

- A. The School Board's findings indicate adequate school facilities will be in place or under actual construction within three (3) years after the recording of the subdivision plat or permitting of site plan for each level of school;
- B. Adequate school facilities are available in the relevant CSA or adjacent CSA where the impacts of development can be shifted to that area; or
- C. The developer executes a legally binding commitment to provide mitigation proportionate to the demand for public school facilities to be created by the actual development of the property subject to the final plat or site plan.

Policy 2-D8: In the event that there is not sufficient capacity in the affected concurrency service area based on the adopted level of service standard to address the impacts of a proposed development, and the availability standard for school concurrency cannot be met, one of the following shall apply:

- A. The project shall provide capacity enhancement(s) sufficient to meet its impact through proportionate share or other school board approved mitigation; or,
- B. The project shall be delayed to a date when the level of service can be ensured through capital enhancement(s) or planned capacity increases; or,
- C. A condition of approval of the subdivision or site plan shall be that the project's impact shall be phased, and each phase shall be delayed to a time when capacity enhancement and level of service can be ensured; or,
- D. The project shall not be approved.

Policy 2-D9: If the impact of the project will not occur until years 2 or 3 or later in year 1 of the School Board's financially feasible Five-Year Program of Work, then any relevant programmed improvements in those years shall be considered available capacity for the project and factored into the level of service analysis.

If the impact of the project will not be felt until years 4 or 5 of the Five-Year Program of Work, then any relevant programmed improvements shall not be considered available capacity for the project unless funding of the improvement is ensured through School Board funding to accelerate the project, through school concurrency mitigation, or some other means.

OBJECTIVE 2-E:

SCHOOL CONCURRENCY MITIGATION

ALLOW FOR MITIGATION ALTERNATIVES THAT ARE FINANCIALLY FEASIBLE AND WILL ACHIEVE AND MAINTAIN THE ADOPTED LEVEL OF SERVICE STANDARD CONSISTENT WITH THE ADOPTED SCHOOL BOARD'S FINANCIALLY FEASIBLE FIVE-YEAR PROGRAM OF WORK.

Policy 2-E1:

Mitigation shall be allowed where the adopted level of service standards cannot be met. Mitigation options shall include options listed below for which the School District assumes operational responsibility through incorporation in the adopted School Board's financially feasible Five-Year Program of Work and which will maintain adopted level of service standards.

- A. The donation, construction, or funding of school facilities sufficient to offset the demand for public school facilities created by the proposed development; and,
- B. The creation of mitigation banking based on the construction of a public-school facility in exchange for the right to sell capacity credits.

Policy 2-E2:

Mitigation shall not be required if the needed capacity for the development is available in one or more contiguous concurrency service areas and the impacts of the development can be shifted to that concurrency service area and where such is consistent with the other provisions of this Element.

Policy 2-E3:

Mitigation shall be directed to permanent capacity improvement projects on the School Board's financially feasible Five Year Program of Work that will satisfy the demand created by that development approval consistent with the adopted level of service standards, and shall be assured by a legally binding development agreement between the School Board, Polk County, the City of Eagle Lake and the applicant executed prior to the issuance of the subdivision plat or the site plan as required by the local government. If the School Board agrees to the mitigation, the School Board must commit in the agreement to placing the improvement required for mitigation in its Five-Year Work Plan in a timely manner. However, if a new development triggers the need for additional capacity which can only be met by a new school and such new school would not otherwise be needed for more than five years, the mitigation agreement shall not trigger concurrency nor a change to the Five-Year Work Plan until the time at which conditions for the agreement are acceptable to the School Board. The development agreement shall include the landowner's commitment to

continuing renewal of the development agreement upon its expiration.
Relocatable classrooms will not be accepted as mitigation.

Policy 2-E4: The amount of mitigation required for each school level shall be determined by multiplying the number of new student stations required to serve the new development by the average costs per student station applicable to the Polk County School District. The average cost per student station shall include school facility development costs and land costs, as determined by the Interlocal Agreement.

Policy 2-E5: As provided in the Interlocal Agreement, the student generation rates used to determine the impact of a particular development application on public schools, shall be reviewed and updated as apparent and necessary in accordance with professionally accepted methodologies at a minimum of five (5) years.

OBJECTIVE 2-F: IN COORDINATION WITH OTHER JURISDICTIONS, ENSURE EXISTING DEFICIENCIES AND FUTURE NEEDS ARE ADDRESSED CONSISTENT WITH THE ADOPTED LEVEL OF SERVICE STANDARDS FOR PUBLIC SCHOOLS.

Policy 2-F1: The City, in coordination with other jurisdictions, shall ensure that future development pays a proportionate share of the costs of the capital facility capacity needed to accommodate new development and to assist in maintaining adopted level of service standards, via impact fees and other legally available and appropriate methods in development conditions.

Policy 2-F2: The City hereby incorporates by reference the School Board's financially feasible Five-Year Program of Work

Policy 2-F3: The City shall work with developers and other entities to investigate the feasibility of alternative funding sources for additional public schools.

GOAL 3: PARTNER WITH THE SCHOOL BOARD AND OTHER JURISDICTIONS TO PROMOTE SCHOOLS AS FOCAL POINTS OF EXISTING AND FUTURE NEIGHBORHOODS THROUGH SITING FOR NEW SCHOOLS, REDEVELOPMENT OF EXISTING SCHOOL FACILITIES, AND CO-LOCATION AND SHARED USE OF FACILITIES AND SERVICES.

OBJECTIVE 3-A: IN COLLABORATION WITH THE SCHOOL BOARD AND OTHER JURISDICTIONS, PROVIDE FOR THE LOCATION AND EXPANSION OF EXISTING SCHOOLS IN A COORDINATED MANNER ENSURING THE PLANNING, CONSTRUCTION, AND OPENING OF EDUCATIONAL FACILITIES ARE COORDINATED IN TIME AND PLACE, CONCURRENT WITH NECESSARY SERVICES AND INFRASTRUCTURE, AND TO ENSURE COMPATIBILITY AND CONSISTENCY WITH THE COMPREHENSIVE PLAN.

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- Policy 3-A1:** The City will provide the School Board with potential sites for consideration when notified by the School Board of the need for new school facilities in accordance with the Interlocal Agreement.
- Policy 3-A2:** The City will coordinate with the School Board to ensure that proposed public school facility sites are consistent with the applicable land use categories and policies of the comprehensive plan and will consider each site as it relates to environmental, health, safety and welfare concerns, effects on adjacent property and other guidelines as outlined in the Interlocal Agreement.
- Policy 3-A3:** The City shall coordinate with the School Board and other jurisdictions on the planning and siting of new school facilities to ensure appropriate timing of necessary services and infrastructure and are compatible and consistent with the Comprehensive Plan.
- Policy 3-A4:** The City will include sufficient allowable land use designations for schools approximate to residential development to meet the projected needs for schools. Schools are an allowable land use in all current and future land use plan categories as depicted in the zoning/land use matrix. The City shall clearly identify in the Future Land Use Element and Land Development Regulations the land use and zoning categories in which schools are allowable uses.
- Policy 3-A6:** The City will collaborate with the School Board and other jurisdictions to jointly determine the need for and timing of on-site and off-site improvements necessary to support each new school or the proposed renovation, expansion or closure of an existing school, and will enter into a written agreement, if necessary, as to the timing, location, and the party or parties responsible for constructing, operating and maintaining the required improvements.
- Policy 3-A7:** The City shall protect schools from the intrusion of incompatible land uses by providing the School Board representatives the opportunity to participate in the review process for all proposed developments adjacent and in proximity to schools.
- Policy 3-A8:** The preferred locations for public schools, whether elementary, middle or high schools are within the Utility Service Area for utility services and expansions.
- Policy 3-A9:** The City shall process amendments to the Future Land Use Map upon the approval of a new school site, where necessary. The processing of any amendments shall be at no cost to the School Board.
- Policy 3-A10:** The City shall participate in the School Site Selection process following the terms and limitations established in the Interlocal Agreement.

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- Policy 3-A11:** The City shall collaborate with the School Board, Polk County and other jurisdictions to ensure the provision of supporting infrastructure as required by the Interlocal Agreement and applicable Florida Statutes.
- Policy 3-A12:** The City shall establish an effective process for reserving, with conceptual School Board staff approval, school sites which could include:
- A. Consideration of school siting during the completion of area wide studies;
 - B. Encouragement to developers to contribute towards the provision of school facilities.
- OBJECTIVE 3-B:** **ENHANCE COMMUNITY AND NEIGHBORHOOD DESIGN THROUGH EFFECTIVE SCHOOL EDUCATIONAL FACILITY DESIGN, SCHOOL SITING STANDARDS, COMPATIBILITY WITH SURROUNDING LAND USES, SCHOOLS AS FOCAL POINTS FOR COMMUNITY PLANNING, AND MAKING SCHOOLS A CENTRAL COMPONENT, GEOGRAPHICALLY OR OTHERWISE, TO NEIGHBORHOOD-LEVEL PLANNING.**
- Policy 3-B1:** Work with the School Board to identify new school sites that would be in locations to provide logical focal points for community activities and serve as the cornerstone for innovative urban design standards.
- Policy 3-B2:** Support and encourage the provision of school sites and facilities within planned neighborhoods, unless precluded by existing development patterns.
- Policy 3-B3:** Support and encourage the location of new elementary and middle schools internal to residential neighborhoods and/or near other civic land uses.
- Policy 3-B4:** Coordinate with the School Board to identify locations for new high schools based upon need and availability of viable properties within the search area identified by the School Board.
- Policy 3-B5:** Support and coordinate with School Board efforts to locate new elementary schools within reasonable walking distance to residential neighborhoods.
- Policy 3-B6:** In cooperation with the School Board, develop and adopt design standards for school bus stops and turnarounds in new developments.
- Policy 3-B7:** Support the School Board in its efforts to locate appropriate school services, such as administrative offices, night classes and adult education on-site or in alternative locations, such as but not limited to commercial plazas, shopping malls, and community centers.

- Policy 3-B8:** The City shall coordinate with School Board staff on preliminary design plans for new schools, generally seeking to maximize land via multi-story facilities, incorporating design elements which are community-friendly such as allowing for a shared media and/or meeting center and/or play fields on campus, respecting environmental features of a site, respecting the need to provide noise or visual buffers from adjacent owners, providing connectivity for pedestrians at multi-school properties, pedestrian, bicycle and other connectivity to the surrounding residential community.
- Policy 3-B9:** Reduce capital expenditures for the City and the School Board via cost-effective design criteria and shared facilities.
- OBJECTIVE 3-C:** **PLAN FOR THE EXPANSION AND/OR REHABILITATION OF EXISTING SCHOOL FACILITIES TO MAINTAIN AND IMPROVE NEIGHBORHOODS AND COMMUNITIES.**
- Policy 3-C1:** Where existing schools are proposed to be expanded, substantially renovated or new schools are proposed to be built, the City shall request that school board staff, local school-based faculty, and advisory councils coordinate with County staff and relevant neighborhood groups/leaders, and residents to integrate school facilities and activities with neighborhood planning and community development activities.
- Policy 3-C2:** Coordinate with the School Board, Florida Department of Transportation (FDOT), the Polk Transportation Planning Organization (TPO), and other jurisdictions to ensure that both existing educational facilities and proposed public school sites are accessible from, and integrated into, a planned system of sidewalks, trails, and bikeways and observe adopted local access management principles. Seek or assist the School Board in seeking grant funding to enhance access and inter-modal connectivity to and between schools, their co-located facilities, neighborhoods, and proximate community facilities such as parks.
- OBJECTIVE 3-D:** **IMPLEMENT PROVISIONS OF THE INTERLOCAL AGREEMENT BY COORDINATING THE LOCATION OF EDUCATIONAL FACILITIES AND THE CO-LOCATION OF OTHER PUBLIC FACILITIES.**
- Policy 3-D1:** The City will review future school and ancillary facility plans and identify opportunities for future co-location or joint use projects. The School Board will be notified of potential projects in a timely manner.
- Policy 3-D2:** Encourage the location of parks, recreation and community or civic facilities in new and existing communities in conjunction with school sites. Seek out other co-location and joint use opportunities as outlined in the Interlocal Agreement that will benefit existing neighborhoods or redevelopment efforts.

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Policy 3-D3:	Where financially feasible, the City will provide funding within their Capital Improvements Element to allow for identified and potential co-location projects.
OBJECTIVE 3-E:	STRENGTHEN EXISTING NEIGHBORHOODS AND ENHANCE COMMUNITY AND NEIGHBORHOOD DESIGN THROUGH THE CO-LOCATION AND JOINT USE OF EDUCATIONAL FACILITIES.
Policy 3-E1:	The City , in cooperation with the School Board and other jurisdictions, shall whenever possible coordinate the co-location and shared use of school facilities, parks, community facilities, and other facilities compatible with schools.
Policy 3-E2:	The City and other jurisdictions in cooperation with the School Board shall jointly plan jurisdictional co-location or joint use projects which overlap boundaries within areas defined for civic purposes. Civic uses near or adjacent to schools shall be a preferred land use in regard to land use decision making.
Policy 3-E3:	Utilize joint use agreements between the School Board, Polk County, the City of Eagle Lake, and other relevant agencies regarding shared use of facilities, including schools, community centers, libraries, parks, and other compatible facilities. Agreements shall include shared costs where feasible.
Policy 3-E4:	Support and encourage community-based programs for children's athletics, performing arts, and after-school enrichment in conjunction with school facilities. This may include exploring and supporting economically feasible multi-modal transportation system options that will enhance such opportunities.
Policy 3-E5:	Each year upon adoption of the School Board's Five-Year Work Program, and as coordinated by Polk County and the School Board, the City will participate in meetings of relevant agencies to discuss planning and budgeting for possible co-located facilities. The coordination may include staff from the affected local government's planning, parks and recreation, library, police/law enforcement, civic groups, and other government agencies as necessary. This coordination meeting should occur several years prior to commencement of school construction in order to achieve maximum co-location opportunities.
Policy 3-E6:	Encourage the business community, developers, and other private organizations to coordinate with the City and the School Board to jointly fund and design community-based services and facilities in conjunction with existing and proposed school sites.
GOAL 4:	MAINTAIN AND ENHANCE INTERGOVERNMENTAL COORDINATION AND JOINT PLANNING EFFORTS WITH THE SCHOOL BOARD AND OTHER JURISDICTIONSTO

ENSURE PUBLIC INFRASTRUCTURE AND OTHER NECESSARY SERVICES ARE AVAILABLE IN A MULTI-JURISDICTIONAL ENVIRONMENT FOR PUBLIC SCHOOL FACILITIES.

OBJECTIVE 4-A: INTEGRATE LAND USE AND SCHOOL FACILITY PLANNING IN THE CITY THROUGH A SERIES OF PLANNING, COORDINATION AND IMPLEMENTATION ACTIVITIES WHICH ENSURE CAPITAL FACILITIES AND INFRASTRUCTURE NECESSARY FOR SCHOOL FACILITIES ARE AVAILABLE TO PUBLIC SCHOOLS.

Policy 4-A1: Through development review processes, consider the possible need for expansion of existing school facilities or the provision of new facilities with land use planning.

Policy 4-A2: Develop a process for an annual joint review of the capital plans for the school board and the local government.

Policy 4-A3: Plan and locate new school facilities in areas where student population growth is expected due to new development approvals and/or agreed-upon area specific population projections.

Policy 4-A4: The City, in cooperation with the School Board, Polk County and other municipalities in Polk County, shall identify issues related to public school emergency preparedness, such as:

- a. The determination of evacuation zones, evacuation routes and shelter locations;
- b. The design and use of public schools as emergency shelters; and
- c. The designation of sites other than public schools as long-term shelters, to allow school to resume normal operations following emergency events.

OBJECTIVE 4-B: SUPPORT SCHOOL BOARD PROGRAMS TO EFFECTIVELY AND EFFICIENTLY MANAGE EXISTING CAPITAL AND OPERATIONAL FUNDS AND RESOURCES.

Policy 4-B1: The City shall cooperate with the School Board and other local jurisdictions and agencies to address and resolve multi-jurisdictional public-school issues.

Policy 4-B2: Support School Board efforts to ensure sufficient capacity and operational resources for current and future school enrollment by partnering in the identification of capital needs, operational needs, and available funding sources for various campuses and school programs.

Policy 4-B3: Give priority in scheduling City programs and capital improvements which are consistent with, and which meet the capital needs identified in the school facility planning program(s).

- Policy 4-B4:** Coordinate and provide input to the School Board to ensure the appropriate methodology (i.e., student generation rates) is utilized to evaluate the impact of different types of residential units on student populations, school facilities, and fiscal impacts to schools.
- Policy 4-B5:** Consider joint funding for expanding appropriate school facilities to function as community service centers.
- Policy 4-B6:** Encourage the private sector to identify and implement creative solutions in developing adequate school facilities in residential developments. Creative solutions may include combining mitigation needs of several developments, creating or enhancing co-location opportunities, and/or conversion of structures to a school setting as long as they meet State Requirements for Educational Standards (SREF).
- Policy 4-B7:** The City, in consultation with the School Board on a case-by-case basis, shall consider incentives such as, but not limited to, density bonus points, tax credits, waiver of fees or other innovative means to encourage developers to contribute to the provision of school facilities by:
- A. donating school site(s),
 - B. reserving or selling sites at pre-development prices,
 - C. constructing new facilities or renovating existing facilities, and
 - D. providing access to public transit.
- Policy 4-B8:** Support School Board efforts to allow the private sector to construct school facilities and/or lease land or facilities to the School Board.
- Policy 4-B:** The City shall identify infrastructure projects within the City's Capital Improvement Program which will permanently or temporarily impact an existing campus due to proximity or serviceability to a campus.
- GOAL 5:** **MONITORING, EVALUATION, AND IMPLEMENTATION**
- OBJECTIVE 5-A:** **IMPLEMENT THE OBJECTIVES AND POLICIES OF THE PUBLIC-SCHOOL FACILITIES ELEMENT IN COORDINATION WITH THE SCHOOL BOARD AND LOCAL MUNICIPALITIES.**

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- Policy 5-A1:** The City Manager, or designee, shall be responsible for implementing the educational facilities objectives and policies included in the City of Eagle Lake Comprehensive Plan.
- Policy 5-A2:** The City shall adopt development regulations as necessary to implement the objectives and policies of the Public-School Facilities Element.
- Policy 5-A3:** The City shall maintain intergovernmental agreements with other local governments in order to attain common objectives within the Public-School Facilities Element.
- Policy 5-A4:** The City shall establish contact with other governmental agencies and private organizations, as needed, to carry out Public School Facilities Element objectives and policies.
- Policy 5-A5:** The City shall revise permitting or permit-related procedures, as necessary, to carry out the objectives and policies of the Public-School Facilities Element.
- Policy 5-A6:** The City shall develop and implement programs or methodology, and conduct any studies required by the Public-School Facilities Element.
- Policy 5-A7:** The City shall determine from the School Board the inventories required by the Public-School Facilities Element.
- Policy 5-A8:** The City shall continue to enforce existing regulations where specified within the Public-School Facilities Element.
- Policy 5-A9:** Any conflicts related to issues covered by the Public-School Facilities Element and Interlocal Agreement shall be resolved in accordance with governmental conflict resolution procedures specified in Florida Statute.
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ADMINISTRATIVE PROVISIONS

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I. IMPLEMENTATION

A. Legislative Implementation Responsibility: The City Commission shall be responsible for implementing the City of Eagle Lake Comprehensive Plan through legislative processes and procedures.

B. Legislative Implementation Responsibility: The City Manager, or designee(s), shall be responsible for implementing the Eagle Lake Comprehensive Plan through administrative processes and procedures.

C. Development Regulations: The City shall implement development regulations adopted in the Land Development Regulations in accordance with Section 163.3202(1), F.S. This code shall implement the policies and requirements of the Eagle Lake Comprehensive Plan, and shall incorporate regulations, procedures and standards which include:

1. procedures and standards for the review of development;
2. development criteria to implement adopted future land use classifications;
3. standards for the regulation of the subdivision of land;
4. procedures to address existing development and potential development;
5. Administrative procedures to address:
 - a. Variances,
 - b. Appeals,
 - c. Development agreements,
 - d. Performance agreements.

D. Concurrency Management System: The City shall ensure that development meets the locally established level-of-service standards and services are available concurrently with impacts of development, or that development orders are specifically conditioned upon the availability of the facilities and services necessary to serve the proposed development; and that provide utility service to the various land uses are authorized at the same time as the land uses are authorized.

II. RELATIONSHIP OF ELEMENTS

It is intended that land use and development decisions made by the City use all elements, goals, objectives, and policies of this Plan as an entirety and that the Plan shall be considered as a whole. However, in the application of this Plan to specific issues and situations, certain Plan sections and policies may become more significant and apply more directly to that specific case or circumstance.

III. MONITORING AND EVALUATION

The Comprehensive Plan shall be monitored on a continuous basis, and shall include:

A. Monitoring the Comprehensive Plan will be the responsibility of the City Manager, who will utilize the City staff for data gathering and analysis. Findings and recommendations shall be presented to the Planning Commission acting as the Local Planning Agency (LPA) for the City Commission. The extent and complexity of this on-going process requires that procedures be established to ensure a continuum of action throughout the planning period.

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Described below are the procedures the City shall follow to monitor plan implementation.

1. In order to effectively monitor implementation of the plan and to reflect changes in local conditions, baseline data will need to be updated on a periodic basis. Depending on the data and its application, the update may occur continuously if needed for concurrency management, annually, or at less frequent intervals.

2. It may be necessary to obtain new baseline data in addition to updating the data contained in the current technical support documents of the Plan in order to adequately evaluate the effectiveness of the Plan. The City Staff shall be responsible for updating and analyzing baseline data and submitting the results and recommendations to the City Manager. This information shall then be presented to the LPA for review and recommendation(s).

3. Based upon the findings and recommendations of the City Manager or designee, the LPA may prepare a report recommending amendments or updates to individual elements and submit to the City Commission in a progress report on implementation of the Comprehensive Plan.

B. As required by Section 163.3191, F.S., the City shall evaluate the Comprehensive Plan to determine if plan amendments are necessary to reflect changes in state requirements since the last update of the Comprehensive Plan and shall notify the state land planning agency as to its determination. If the City determines amendments to the Comprehensive Plan are necessary to reflect changes in state requirements, the City shall prepare and transmit within one (1) year such plan amendments for review according to the requirements of Section 163.3184, F.S.

II. PLAN AMENDMENTS

The Comprehensive Plan may be amended in accordance with Section 163, Part II, F.S., with the process detailed in the Eagle Lake Land Development Regulations.

DEFINITIONS

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ACT: Means Section 163.01 and Part II of Chapter 163, Florida Statutes as amended from time to time.

ADEQUATE PUBLIC FACILITIES: Public facilities available to serve a development in a manner to meet the levels of service set forth in the Capital Improvements Element and the Concurrency Management System.

ADJACENT MUNICIPALITIES: Those municipalities that could have an immediate effect on land use decisions.

ADJACENT SCHOOL SERVICE AREAS: School Service Areas which have a contiguous (coterminous) boundary.

ADAPTIVE USE: The process of converting a building to a use other than that for which it was originally designed.

AFFECTED LOCAL GOVERNMENT: (a) in the case of a proposed School Facility or school site, any party hereto who has land development jurisdiction over the proposed Facility or site, or provides water or wastewater utility service to the service area encompassing the Facility or site, (b) in the case of Residential Development, any party hereto who has land development jurisdiction over the property upon which the Residential Development is proposed, and (c) in the case of any proposed modification of a School Service Area, any party hereto who has land development jurisdiction over all or a portion of the School Service Area or an adjacent School Service Area.

AFFORDABLE HOUSING: Housing for which monthly rents or monthly mortgage payments, including taxes, insurance, and utilities, do not exceed 30 percent of that amount which represents the percentage of the median adjusted gross annual income for the households or persons indicated in Section 420.0004, F.S. Affordable housing definitions that are prescribed by other affordable housing programs administered by either the United States Department of Housing and Urban Development or the State of Florida may be used by local governments if such programs are implemented by the local government to provide affordable housing.

AGRICULTURAL USES: Activities within land areas which are predominantly used for the cultivation of crops and livestock including: crop land; pastureland; orchards; vineyards; nurseries; ornamental horticulture areas; groves; confined feeding operations; specialty farms; and silviculture areas.

AMNESTY DAYS: A period time authorized by the state for the purpose of purging small quantities of hazardous waste, free of charge, from the possession of homeowners, farmers, schools, state agencies, and small businesses.

ANNEXATION: The adding of real property to the boundaries of an incorporated municipality, such addition making such real property in every way a part of the municipality.

AQUIFER: A water-bearing stratum of permeable rock, sand, or gravel.

ARTERIAL ROAD: A roadway providing service which is relatively continuous and of relatively high traffic volume, long trip length, and high operating speed. In addition, every United States numbered highway is an arterial road.

AVAILABILITY OR AVAILABLE: With regard to the provision of facilities and services concurrent with the impacts of development, means that at a minimum the facilities and services will be provided in accordance with the Comprehensive Plan.

AVAILABLE SCHOOL CAPACITY: A circumstance in which there is sufficient school capacity based on adopted LOS standards to accommodate the demand created by a proposed development.

~ B ~

BEST MANAGEMENT PRACTICE (BMP): A practice or combination of practices that are determined to be the most effective, practical means of preventing or reducing the amount of pollution generated by nonpoint sources to a level compatible with water quality goals.

BICYCLE AND PEDESTRIAN WAYS: Any road, path or way which is open to bicycle travel and traffic afoot and from which motor vehicles are excluded.

BLIGHTED AREAS: Developed areas which have deteriorated through neglect or abandonment, and which could benefit the community if redeveloped.

BUFFER: An area or strip of land established to separate and protect one type of land use from another with which it is incompatible. A buffer area typically is landscaped and contains vegetative plantings, berms, and/or walls or fences to create a visual and/or sound barrier between the two incompatible uses.

BUILDING: A structure created to shelter any form of human activity. This may refer to a house, barn, garage, church, hotel, packing house, or similar structure. Buildings may refer to a historically or architecturally related complex, such as a house or jail, or a barn.

~ C ~

CAPACITY: Defined in the FISH (Florida Inventory of School Houses) Manual as: The number of students that may be housed in a facility at any given time based on a utilization percentage of the total number of existing satisfactory student stations

CAPITAL BUDGET: The portion of each local government's budget which reflects capital improvements scheduled for a fiscal year.

CAPITAL IMPROVEMENT: Physical assets constructed or purchased to provide, improve or replace a public facility and which are large scale and high in cost. The cost of a capital improvement is generally nonrecurring and may require multi-year financing. For the purposes of this rule, physical assets

which have been identified as existing or projected needs in the individual Comprehensive Plan Elements shall be considered capital improvements.

CAPITAL IMPROVEMENT PROGRAM (CIP): A five-year listing of proposed capital improvement projects.

CAPITAL IMPROVEMENTS ELEMENT (CIE): The Capital Improvements Element of the City.

CERTIFICATE OF CONCURRENCY: A certificate which constitutes proof that public facilities and services are or will be available, consistent with the adopted LOS set forth in the CIE and shall specify the public facilities and services which are to be constructed, timing of and responsibility for construction. Certification of Concurrence shall cause the reservation of capacity in the public facilities and services which are or will be available, until the Certification of Concurrence is utilized, amended or expired.

CHANGES TO CAPACITY: Additions, deletions, remodeling, or change of use to the physical plant which increase or decrease the FISH student stations.

CLASS SIZE AMMENDMENT: A provision to ensure that no later than the 2010 school year, there are a sufficient number of classrooms in a public school so that:

- a. The maximum number of students assigned to each teacher teaching in a public-school classroom(s) for pre-kindergarten through grade 3 does not exceed 18 students.
- b. The maximum number of students assigned to each teacher teaching in a public-school classroom(s) for grades 4 through 8 does not exceed 22 students: and
- c. The maximum number of students assigned to each teacher teaching in a public-school classroom(s) for grades 9 through 12 does not exceed 25 students.

CLUSTER DEVELOPMENT: A development pattern - for residential, commercial, industrial, institutional, or combinations of such uses - in which the uses are grouped or "clustered" through a density transfer, rather than spread evenly throughout a parcel as a conventional lot-by-lot development.

CO-LOCATION: The placing of two (2) or more public use facilities such as but not limited to schools, libraries, parks, fire, police, and EMS on the same or adjacent parcel(s) of land.

COLLECTOR ROAD: A roadway providing service which is of relatively moderate traffic volume, moderate trip length, and moderate operating speed. Collector roads collect and distribute traffic between local roads or arterial roads.

COMMERCIAL USES: Activities within land areas which are predominantly connected with the sale, rental, and distribution of products, or performance of services.

COMMUNITY BASED SERVICES: Services and facilities that include, but are not limited to, civic uses, parks, libraries, fire, EMS, law enforcement, health clinics, and /or community centers.

COMMUNITY PARK: A park between 16 and 100 acres in size designed to serve more than one neighborhood.

COMPREHENSIVE PLAN: The Comprehensive Plan of the City, including the various Elements, as adopted and amended.

CONCURRENCY: The necessary public facilities and services to maintain the adopted level of service standards are available when the impacts of development occur.

CONCURRENCY MANAGEMENT SYSTEM: The procedures and/or process that the local government will utilize to assure that development orders and permits are not issued unless the necessary facilities and services are available concurrent with the impacts of development.

CONCURRENCY SERVICE AREA: The designation of an area within which the level of service will be measured when an application for a residential subdivision or site plan is reviewed.

CONE OF INFLUENCE: An area around one or more major water wells the boundary of which is determined by the government agency having specific statutory authority to make such a determination based on groundwater travel or drawdown depth.

CONSERVATION USES: Activities within land areas designated for the purpose of conserving or protecting natural resources or environmental quality and includes areas designated for such purposes as flood control, protection of quality and/or quantity of groundwater or surface water, floodplain management, fisheries management, or protection of vegetative communities or wildlife habitats.

CONSISTENCY: Compatible with and furthering the goals, objectives, and policies of the Comprehensive Plan Elements and the Interlocal Agreement for Public Schools Facilities Planning.

CONTIGUOUS SCHOOL SERVICE AREAS: School Service Areas which have an adjacent (conterminous) boundary.

CORE: Common area(s) used by all occupants. For purposes of this agreement, it will be limited to the reading room stacks portion of the media center, dining area, and kitchen.

CRITICAL HABITAT: The specific area within a geographical area occupied by plant or animal species listed by the Florida Department of Agriculture and Consumer Services, Florida Game and Freshwater Fish Commission, or U.S. Fish and Wildlife Service as endangered, threatened, or species of special concern on which are found those physical or biological features (a) essential to the conservation of the species and (b) which may require special management considerations or protection.

CURRENTLY AVAILABLE REVENUE SOURCES: An existing source and amount of revenue presently available to the local government. It does not include a local government's present intent to increase the future level or amount of a revenue source which is contingent on ratification by public referendum.

~ D ~

DEMOLITION: The complete or constructive removal of any or part or whole of a building or structure upon any site when same will not be relocated intact to a new site.

DEVELOPER: Any person, including a governmental agency, undertaking any development. (§380.031, F.S.)

DEVELOPMENT: The carrying out of any building activity or mining operation, the making of any material change in the use or appearance of any structure or land, or the dividing of land into three or more parcels.

The following activities or uses shall be taken to involve "development":

Areconstruction, alteration of the size, or material change in the external appearance of a structure on land; a change in the intensity of use of land, such as an increase in the number of dwelling units in a structure or on land or a material increase in the number of businesses, manufacturing establishments, offices, or dwelling units in a structure or on land; alteration of a shore or bank of a sea coast, river, stream, lake, pond, or canal, including any "coastal construction"; commencement of drilling, except to obtain soil samples, mining, or excavation on a parcel of land; demolition of a structure; clearing of land as an adjunct of construction; deposit of refuse, solid or liquid waste, or fill on a parcel of land.

The following operations or uses shall not be taken to involve "development":

Work by a highway or road agency or railroad company for the maintenance or improvement of a road or railroad track, if the work is carried out on land within the boundaries of the right-of-way; work by any utility and other persons engaged in the distribution or transmission of gas or water, for the purpose of inspecting, repairing, renewing, or constructing on established rights-of-way any sewers, mains, pipes, cables, utility tunnels, powerlines, towers, poles, tracks, or the like; work for the maintenance, renewal, improvement, or alteration of any structure, if the work affects only the interior or the color of the structure or the decoration of the exterior of the structure; the use of any structure or land devoted to dwelling uses for any purpose customarily incidental to enjoyment of the dwelling; the use of any land for the purpose of growing plants, crops, trees, and other agricultural or forestry products, raising livestock, or for other agricultural purposes; a change in use of land or structure from a use within a class specified in an ordinance or rule to another use in the same class; a change in the ownership or form of ownership of any parcel or structure; the creation or termination of rights of access, riparian rights, easements, covenants concerning development of land, or other rights in land.

"Development" as designated in an ordinance, rule, or development permit includes all other development customarily associated with it unless otherwise specified. When appropriate to the context, "development" refers to the act of developing or to the result of development. Reference to any specific operation is not intended to mean that the operation or activity, when part of other operations or activities, is not development. (§380.04, F.S.)

DEVELOPMENT AGREEMENT: An agreement entered into between the City and a developer, corporation, or other legal entity in connection with the approval of a development order pursuant to the requirements of Chapter 163.3220-163.3243, F.S., or an agreement on a development order issued pursuant to Chapter 380, F.S.

DEVELOPMENT AGREEMENT (PUBLIC SCHOOLS FACILITIES) – A local development agreement authorized pursuant to Section 163.3221 of the Act, a participation agreement or reimbursement agreement, or other legally enforceable agreement to be entered into among the School Board, an Affected Local Government, and a developer pursuant to Article VI, hereof.

DEVELOPMENT OF REGIONAL IMPACT (DRI): Any development which, because of its character, magnitude, or location, would have a substantial effect upon the health, safety, or welfare of citizens of more than one county.

DEVELOPMENT ORDER: Any order granting, denying, or granting with conditions an application for a development permit. (§380.031, F.S.)

DEVELOPMENT PERMIT: Includes any building permit, zoning permit, plat approval, or rezoning, certification, variance, or other action having the effect of permitting development. (§380.031, F.S.)

DEVELOPMENT PERMIT (PUBLIC SCHOOLS FACILITIES): Any amendment to the text of a Local Government's Land Development Code or Official Zoning Map (rezoning), conditional use, special use, planned development, site plan/final subdivision plan, subdivision, building permit, special exception, preliminary plat, plat or any other official action of a Local Government having the effect of permitting the development of land or the specific use of the land.

DEVELOPMENT REVIEW: See site plan review.

DISTURBANCE: Digging, excavating, and similar activity conducted at an archaeological site.

DRAINAGE BASIN: The area defined by topographic boundaries which contributes stormwater to a drainage system, estuarine waters, or oceanic waters, including all areas artificially added to the basin.

DRAINAGE DETENTION STRUCTURE: A structure which collects and temporarily stores stormwater for the purpose of treatment through physical, chemical, or biological processes with subsequent gradual release of the stormwater.

DRAINAGE FACILITIES: A system of man-made structures designed to collect, convey, hold, divert or discharge stormwater, and includes stormwater sewers, canals, detention structures, and retention structures.

DRAINAGE RETENTION STRUCTURE: A structure designed to collect and prevent the release of a given volume of stormwater by complete on-site storage.

DWELLING UNIT: A structure in which occupants live and eat separately from anyone else, and have direct access to the outside (e.g. to a hallway or street) of the unit.

~ E ~

ECOLOGICAL COMMUNITIES: See Vegetative Communities.

EDUCATIONAL FACILITY: The public buildings and equipment, structures and special educational use areas constructed, installed or established to serve educational purposes only.

EDUCATIONAL PLANT SURVEY: A systematic study of educational and ancillary plants of an educational agency conducted at least every five (5) years, to evaluate existing facilities and to plan for future facilities to meet proposed program needs.

EDUCATIONAL USES: Activities and facilities of public or private primary or secondary schools, vocational and technical schools, and colleges and universities licensed by the Florida Department of Education, including the areas of buildings, campus open space, dormitories, recreational facilities or parking.

ENVIRONMENTALLY SENSITIVE LAND: Wetlands, floodplains, cones of influence, aquifer recharge areas, or critical habitat for plant or animal species listed by the Florida Department of Agriculture and Consumer Services, Florida Game and Freshwater Fish Commission, or U.S. Fish and Wildlife Service as endangered, threatened, or species of special concern.

EVACUATION ROUTES: Routes designated by county civil defense authorities or the regional evacuation plan, for the movement of persons to safety, in the event of a hurricane.

EXISTING SCHOOL FACILITIES: School facilities constructed and operational at the time a School Concurrency Application is submitted to Polk County.

EXTREMELY LOW INCOME PERSONS: One or more natural persons or a family whose total annual household income does not exceed 30 percent of the median annual adjusted gross income for households within the state. The Florida Housing Finance Corporation may adjust this amount annually by rule to provide that in lower income counties, extremely low income may exceed 30 percent of area median income and that in higher income counties, extremely low income may be less than 30 percent of area median income.

~ F ~

FAMILY DAY CARE HOME: An occupied residence in which child care is regularly provided to no more than five preschool children from more than one unrelated family and which receives a payment, fee, or grant for any of the children receiving care, whether or not operated for profit. The maximum number of five preschool children living in the home and preschool children received for day care who are not related to the resident caregiver. Elementary school siblings of the preschool children received for day care may also be cared for outside of school hours provided the total number of children, including the caregiver's own and those related to the caregiver, does not exceed 10.

FINAL DEVELOPMENT APPROVAL: The approval of a final plat, site plan, or building permit for development.

FINANCIALLY FEASIBLE PLAN: Sufficient revenues are currently available or will be available from committed funding sources for the first 3 years, or will be available from committed or planned

funding sources for years 4 and 5, of a 5-year capital improvement schedule for financing capital improvements, such as ad valorem taxes, bonds, state and federal funds, tax revenues, impact fees, and developer contributions, which are adequate to fund the projected costs of the capital improvements identified in the comprehensive plan necessary to ensure that adopted level-of-service standards are achieved and maintained within the period covered by the 5-year schedule of capital improvements. A comprehensive plan shall be deemed financially feasible for transportation and school facilities throughout the planning period addressed by the capital improvements schedule if it can be demonstrated that the level-of-service standards will be achieved and maintained by the end of the planning period even if in a particular year such improvements are not concurrent as required by s. 163.3180, F.S.

FINANCIAL FEASIBILITY: An assurance that sufficient revenues are readily available or will be available from committed funding sources for the first 3 years or will be available from committed or planned funding sources for years 4 and 5 of a 5 year capital improvement schedule.

FIVE YEAR PROGRAM OF WORK: The financially feasible Five-Year School District Facilities Work Program adopted pursuant to section 1013.35, F.S. Financial feasibility shall be determined using professionally accepted methodologies. The financially feasible plan excludes the unfunded portion of the Five-Year Program of Work.

FLOODPLAINS: Areas inundated during a 100-year flood event or identified by the National Flood Insurance Program as an A Zone or V Zone on Flood Insurance Rate Maps or Flood Hazard Boundary Maps.

FLOODWAYS: The channel of a stream plus any adjacent flood plain areas that must be kept free of encroachment in order that the 100-year flood may be carried without substantial increases in flood heights.

FLORIDA INVENTORY OF SCHOOL HOUSES (FISH) CAPACITY: The report of the permanent capacity of existing public-school facilities. The FISH capacity is the number of students that may be housed in a facility (school) at any given time as determined by the Florida Department of Education, Office of Educational Facilities. In Polk County, permanent capacity does not include temporary classrooms unless they meet the standards for long-term use pursuant to Section 1013.20, Florida Statutes.

FOSTER CARE FACILITY: A facility which houses foster residents and provides a family living environment for the residents, including such supervision and care as may be necessary to meet the physical, emotional, and social needs of the residents and serving either children or adult foster care residents.

FRONTAGE ROAD: A road designed to parallel a major roadway, thereby allowing the major roadway to function as a limited-access facility while providing access to lands adjacent to the roadway (sometimes designated a "service road".)

~ G ~

GOAL: The long-term end toward which programs or activities are ultimately directed.

GREEN INFRASTRUCTURE: Open spaces, natural areas, greenways, wetlands, parks, forests, treed roadway corridors, and similar areas that naturally sequester carbon dioxide and reduce the heat island effect in urban areas.

GROUP HOME: A facility which provides a living environment for unrelated residents who operate as the functional equivalent of a family, including such supervision and care as may be necessary to meet the physical, emotional, and social needs of the residents. Adult Congregate Living Facilities comparable in size to group homes are included in this definition. It shall not include rooming or boarding homes, clubs, fraternities, sororities, monasteries or convents, hotels, residential treatment facilities, nursing homes, or emergency shelters.

~ H ~

HAZARDOUS MATERIAL: Any hazardous chemical, toxic chemical, or extremely hazardous substance, as defined in s. 329 of Title III. (§252.82, F.S.)

HAZARDOUS WASTE: Solid waste, or a combination of solid wastes, which, because of its quantity, concentration, or physical, chemical, or infectious characteristics, may cause, or significantly contribute to, an increase in mortality or an increase in serious irreversible or incapacitating reversible illness or may pose a substantial present or potential hazard to human health or the environment when improperly transported, disposed of, stored, treated or otherwise managed.

HIGH RECHARGE AREA: Geographic areas designated by a Florida Water Management District where, generally, water enters the aquifer system at a rate of greater than ten inches per year.

HISTORIC RESOURCES: All areas, districts or sites containing properties listed on the Florida Master Site File, the National Register of Historic Places, or designated by a local government as historically, architecturally, or archaeologically significant.

HURRICANE SHELTER: A structure designated by local officials as a place of safe refuge during a storm or hurricane.

~ I ~

IMPACT FEE: Any fee levied by appropriate governmental agencies, by ordinance, or other publicly accepted method upon the issuance of Certificate of Occupancy for new Development in order to fund School Facilities needed to serve such Development.

INCOMPATIBLE LAND USES: Land uses which, if occurring adjacent to one another, have a detrimental effect on one or both of the uses.

INTERLOCAL AGREEMENT: The Interlocal Agreement for Public Schools Facilities Planning executed by the Polk County School Board, Polk County Board of County Commissioners, and all non-exempt local governments within Polk County.

INDUSTRIAL USES: Activities within land areas predominantly connected with manufacturing, assembly, processing, or storage of products.

INFRASTRUCTURE: Those man-made structures which serve the common needs of the population, such as: sewage disposal systems; potable water systems; potable water wells serving a system; solid waste disposal sites or retention areas; stormwater systems; utilities; piers; docks; wharves; breakwaters; bulkheads; seawalls; bulwarks; revetments; causeways; marinas; navigation channels; bridges; and roadways.

INTENSITY: The degree to which land is used, referring to levels of concentration or activity in uses such as residential, commercial, industrial, recreation, or parking.

~ J ~

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~ L ~

LAND DEVELOPMENT REGULATIONS (LDR): Includes local zoning, subdivision, building, and other regulations controlling the development of land. (§380.031, F.S.)

LAND USE: The development that has occurred on land. (§380.031, F.S.)

LEVEL OF SERVICE (LOS): An indicator of the extent or degree of service provided by, or proposed to be provided by a facility based on and related to the operational characteristics of the facility. Level of service shall indicate the capacity per unit of demand for each public facility.

LEVEL OF SERVICE – PUBLIC SCHOOL FACILITIES (LOS): A standard established to measure utilization within a School Service Area Boundary or Concurrency Service Area.

LIMITED ACCESS FACILITY: A roadway especially designed for through traffic, and over, from, or to which owners or occupants of abutting land or other persons have no greater than a limited right or easement of access.

LOCAL COMPREHENSIVE PLAN: Any or all local comprehensive plans or elements or portions thereof prepared, adopted, or amended pursuant to the Local Government Comprehensive Planning and Land Development Regulation Act, as amended. (§380.031, F.S.)

LOCAL ROAD: A roadway providing service, which is of relatively low traffic volume, short average trip length or minimal through traffic movements, and high volume land access for abutting property.

LOW-INCOME PERSONS: One or more natural persons or a family, the total annual adjusted gross household income of which does not exceed 80 percent of the median annual adjusted gross income for households within the state, or 80 percent of the median annual adjusted gross income for households within the metropolitan statistical area (MSA) or, if not within an MSA, within the county in which the person or family resides, whichever is greater. (§420.00004, F.S.)

~ M ~

MAJOR TRIP GENERATORS OR ATTRACTORS: Concentrated areas of intense land use or activity that produces or attracts a significant number of local trip ends.

MANUFACTURED HOME: A mobile home fabricated on or after June 15, 1976, in an offsite manufacturing facility for installation or assembly at the building site, with each section bearing a seal certifying that it is built in compliance with the federal Manufactured Home Construction and Safety Standard Act. (§320.01, F.S.)

MINERALS: All solid minerals, including clay, gravel, phosphate rock, lime, shells (excluding live shellfish), stone, sand, heavy minerals, and any rare earths, which are contained in the soils or waters of the state.

MOBILE HOME: A structure, transportable in one or more sections, which is 8 body feet or more in width and which is built on an integral chassis and designed to be used as a dwelling when connected to the required utilities and includes the plumbing, heating, air-conditioning, and electrical systems contained therein. For tax purposes, the length of a mobile home is the distance from the exterior of the wall nearest to the drawbar and coupling mechanism to the exterior of the wall at the opposite end of the home where such walls enclose living or other interior space. Such distance includes expandable rooms, but excludes bay windows, porches, drawbars, couplings, hitches, wall and roof extensions, or other attachments that do not enclose interior space. In the event that the mobile home owner has no proof of the length of the drawbar, coupling, or hitch, then the tax collector may in his or her discretion either inspect the home to determine the actual length or may assume 4 feet to be the length of the drawbar, coupling, or hitch. (§320.01, F.S.)

MODERATE-INCOME PERSONS: One or more natural persons or a family, the total annual adjusted gross household income of which is less than 120 percent of the median annual adjusted gross income for households within the state, or 120 percent of the median annual adjusted gross income for households within the metropolitan statistical area (MSA) or, if not within an MSA, within the county in which the person or family resides, whichever is greater. (§420.00004, F.S.)

MULTI-MODAL TRANSPORTATION SYSTEM: A Multi-Modal transportation System in a system that incorporates the movements of people and goods with connections using two or more modes. These modes include air, car, rail, boat, public transit, and non-motorized transportation.

~ N ~

NATURAL DRAINAGE FEATURES: The naturally occurring features of an area which accommodate the flow of stormwater, such as streams, rivers, lakes and wetlands.

NATURAL RESERVATIONS: Areas designated for conservation purposes and operated by contractual agreement with or managed by a federal, state, regional or local government or non-profit agency such as: national parks, state parks, lands purchased under the Save Our Coast, Conservation and Recreation Lands or Save Our Rivers programs, sanctuaries, preserves, monuments, archaeological sites, historic sites, wildlife management areas, national seashores, and Outstanding Florida Waters.

NATURAL RESOURCES: Land, air, water, groundwater, drinking water supplies, fish and their habitats, wildlife and their habitats, biota, and other such resources belonging to, managed by, held in trust by, appertaining to, or otherwise controlled by the State of Florida and situated in an area of critical state concern or offshore from an area of critical state concern. (§380.0558 F.S.)

NEIGHBORHOOD PARK: A park between one and fifteen acres in size that serves the population of a neighborhood and is generally accessible by bicycle or pedestrian ways.

NONCONFORMING USE: Uses of land and structures, and characteristics of uses, which are prohibited under the terms of a zoning ordinance but were lawful at the date of the ordinance's enactment.

NONPOINT SOURCE POLLUTION: Any source of water pollution that is not a point source.

~ O ~

OBJECTIVE: A specific, measurable, intermediate end that is achievable and marks progress toward a goal.

OPEN SPACE: Undeveloped lands suitable for passive recreation or conservation uses.

~ P ~

PARCEL OF LAND: Any quantity of land capable of being described with such definiteness that its location and boundaries may be established, which is designated by its owner or developer as land to be used or developed as a unit which has been used or developed as a unit. (§380.031, F.S.)

PERMANENT CLASSROOM: A permanent not movable area, within a school designed and constructed to provide instructional space for the maximum number of students in core-curricula courses assigned to a teacher, based on the constitutional amendment for class size reduction (including, but not limited to, classroom additions which have received covered walkways and technology upgrades).

PERMANENT CORE CAPACITY: Common area(s) used by all occupants. For purposes of this agreement, it will be limited to the reading room stacks portion of the media center, dining area, and kitchen with capacity as determined by the State Requirements for Educational Facilities.

PERMANENT STUDENT STATION CAPACITY (PSSC): Capacity based on the State mandated square footage per student of permanent classroom space required to house a student in an instructional program.

PLANNED SCHOOL FACILITIES: School facility capacity that will be in place or under actual construction within three (3) years after the issuance of final subdivision or site plan approval, pursuant to the School Board's adopted Five Year Program of Work.

PLANNED UNIT DEVELOPMENT (PUD): A form of development characterized by a unified site design for a number of housing units, clustering buildings, and providing common open space, density increases, and a mix of building types and land uses. It permits the planning of a project and the calculation of densities over the entire development, rather than on an individual lot-by-lot basis. Also, a process in which public officials have considerable involvement in determining the nature of development through site plan review. It includes aspects of both subdivision and zoning regulation and usually is administered either through a

special permit or a rezoning process.

PLANT SURVEY: A systematic study of educational and ancillary plants of an educational agency conducted at least every five (5) years, to evaluate existing facilities and to plan for future facilities to meet proposed program needs.

PLAYGROUND: A recreation area with play apparatus.

POINT SOURCE POLLUTION: Any source of water pollution that constitutes a discernible, confined, and discrete conveyance, including but not limited to any pipe, ditch, channel, tunnel, conduit, well, discrete fissure, container, rolling stock, concentrated animal feeding operation, or vessel or other floating craft, from which pollutants are or may be discharged. This term does not include return flows from irrigated agriculture.

POLICY: The way in which programs and activities are conducted to achieve an identified goal.

POLLUTION: The presence in the outdoor atmosphere, ground or water of any substances, contaminants, noise, or manmade or man-induced alteration of the chemical, physical, biological, or radiological integrity of air or water, in quantities or at levels which are or may be potentially harmful or injurious to human health or welfare, animal or plant life, or property, or unreasonably interfere with the enjoyment of life or property.

POLK GREEN OVERLAY: An interconnected Network of Open Spaces, Natural Areas, and Agricultural Land. The overlay will provide a framework for land use policies and community investments that provide:

- a. protection of natural resources and wildlife habitat;
- b. habitat corridors through linked open spaces;
- c. protection of historic and cultural resources;
- d. recreational opportunities;
- e. community health benefits;
- f. economic development opportunities; and
- g. multi-use trails connecting population centers to natural areas.

POTABLE WATER: Water suitable for human consumption and which meets water quality standards determined by the Department of Health and Rehabilitative Services, provided through a public system or by private well.

POTABLE WATER FACILITIES: A system of structures designed to collect, treat, or distribute potable water, and includes water wells, treatment plants, reservoirs, and distribution mains.

PRIVATE RECREATION SITES: Sites owned by private, commercial or non-profit entities available to the public for purposes of recreational use.

PROGRAM OF WORK: See Five Year Program of Work.

PUBLIC ACCESS: The ability of the public to physically reach, enter or use recreation sites including beaches and shores.

PUBLIC BUILDINGS AND GROUNDS: Structures or lands that are owned, leased, or operated by a government entity, such as civic and community centers, hospitals, libraries, police stations, fire stations, and government administration buildings.

PUBLIC FACILITIES: Transportation systems or facilities, sewer systems or facilities, solid waste systems or facilities, drainage systems or facilities, potable water systems or facilities, educational systems or facilities, parks and recreation systems or facilities, and public health systems or facilities.

PUBLIC HURRICANE SHELTER: A structure designated by local emergency management officials and the American Red Cross as a shelter during a hurricane. (§308.032, F.S.)

PUBLIC SCHOOL: A facility owned and maintained by the Polk County School District.

PUBLIC-SUPPLY WATER SYSTEM: A public water system which serves at least 15 service connections used by year-round residents or regularly serves at least 25 year-round residents. (§403.852, F.S.)

PUBLIC RECREATION SITES: Sites owned or leased on a long-term basis by a federal, state, regional or local government agency for purposes of recreational use.

PUBLIC TRANSIT: Passenger services provided by public, private or non-profit entities such as the following surface transit modes: commuter rail, rail rapid transit, light rail transit, light guideway transit, express bus, and local fixed route bus.

~ Q ~

~ R ~

RECONSTRUCTION: The authentic reproduction of a building or site that once existed but disappeared or was demolished.

RECREATION FACILITY: A component of a recreation site used by the public such as a trail, court, athletic field or swimming pool.

RECREATIONAL USES: Activities within areas where recreation occurs.

REDEVELOPMENT: Undertakings, activities, or projects of a county, municipality, or community redevelopment agency in a community redevelopment area for the elimination and prevention of the development or spread of slums and blight or for the provision of affordable housing, whether for rent or for sale, to residents of low or moderate income, including the elderly, and may include slum clearance and redevelopment in a community redevelopment area or rehabilitation or conservation in a community redevelopment area, or any combination or part thereof, in accordance with a community redevelopment plan and may include the preparation of such a plan. (§163-340, F.S.)

REGIONAL PARK: A park which is designed to serve two or more communities.

RELOCATABLE CLASSROOM: A movable, temporary classroom facility also known as a portable.

RELOCATION HOUSING: Those dwellings which are made available to families displaced by public programs, provided that such dwellings are decent, safe, and sanitary and within the financial means of the families or individuals displaced.

RESERVED CAPACITY: The setting aside of an agreed upon quantity of a public facility or service to be used for a specific project having been assigned a development order.

RESIDENT POPULATION: Inhabitants counted in the same manner utilized by the United States Bureau of the Census, in the category of total population. Resident population does not include seasonal population.

RESIDENTIAL USES: Activities within land areas used predominantly for housing.

REASONABLE WALKING DISTANCE: A walking distance defined by the Polk County School Board as less than 2 miles for purposes of bussing students; however, local governments may establish a lesser distance such as a 1 or ½ mile distance for other purposes such as park planning and neighborhood planning purposes.

RESOURCE PLANNING AND MANAGEMENT COMMITTEE OR COMMITTEE: A committee appointed pursuant to s.380.045, (§380.031, F.S.)

RESTORATION: The creation of an authentic reproduction beginning with existing parts of an original object or building.

REVITALIZATION: The imparting of new economic and community life in an existing neighborhood, area, or business district while at the same time preserving the original building stock and historic character.

RIGHT-OF-WAY: Land in which the state, a county, or a municipality owns the fee simple title or has an easement dedicated or required for a transportation or utility use.

ROADWAY FUNCTIONAL CLASSIFICATION: The assignment of roads into categories according to the character of service they provide in relation to the total road network. Basic functional categories include limited access facilities, arterial roads, and collector roads, which may be subcategorized into principal, major or minor levels. Those levels may be further grouped into urban and rural categories.

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SANITARY SEWER FACILITIES: Structures or systems designed for the collection, transmission, treatment, or disposal of sewage and includes trunk mains, interceptors, treatment plants and disposal systems.

SANITARY SEWER INTERCEPTOR: A sewerage conduit which connects directly to, and transmits sewage to, a treatment plant.

SANITARYSEWERTRUNKMAIN: A sewerage conduit which connects directly to and transmits sewage to an interceptor.

SCHOOL BOARD: The Polk County School Board

SCHOOL CONCURRECNY MITIGATION: A developer improvement or contribution identified in a binding and enforceable agreement between the Developer, the School Board and the local government with jurisdiction over the approval of the development order to provide compensation for the additional demand on deficient public school facilities created through the residential development of the property, as set forth in Section 163.3180(13)(e).F.S.

SCHOOL DISTRICT FACILITIES WORK PROGRAM: Polk County School District's annual comprehensive planning document, that includes long range planning for facility needs over a five-year, ten-year and twenty-year planning horizon.

SCHOOL LEVEL: The grade makeup of a school, usually K-5 elementary, 6-8 middle, and 9-12 senior high. There could be various combinations of the K-12 or Pre-K-12 grades.

SCHOOL TYPE: Schools providing the same level of education, i.e. elementary, middle, or high school.

SEASONAL POPULATION: Part-time inhabitants who utilize, or may be expected to utilize, public facilities or services, but are not residents. Seasonal population shall include tourists, migrant farmworkers, and other short-term and long-term visitors.

SEPTIC TANK: A watertight receptacle constructed to promote separation of solid and liquid components of wastewater, to provide limited digestion of organic matter, to store solids, and to allow clarified liquid to discharge for further treatment and disposal in a soil absorption system. (§10D-6, F.A.C.)

SERVICES: The programs and employees determined necessary by local government to provide adequate operation and maintenance of public facilities and infrastructure as well as those educational, health care, social and other programs necessary to support the programs, public facilities, and infrastructure set out in the local plan or required by local, state, or federal law.

SHARED USE—Two or more governmental agencies using all or part of a facility under the terms set forth in an interlocal agreement.

SITE: The location of a significant event, activity, building, structure, or archaeological resource.

SITE PLAN: A plan, to scale, showing uses and structures proposed for a parcel of land as required by land development regulations. It includes lot lines, streets, building sites, reserved open spaces, buildings, major landscape features - both natural and man-made - and, depending on requirements, the locations of proposed utility lines.

SITE PLAN REVIEW: The process whereby local officials review the site plans and maps of a developer to assure that they meet the stated purposes and standards of land development regulations, provide for the necessary public facilities, and protect and preserve topographical features and adjacent properties through appropriate siting of structures and landscaping.

SOLID WASTE: Sludge from a waste treatment works, water supply treatment plant, or air pollution control facility or garbage, rubbish, refuse, or other discarded material, including solid, liquid, semisolid, or contained gaseous material resulting from domestic, industrial, commercial, mining, agricultural, or governmental operations.

RESIDENTIAL WASTES: Mixed household wastes, excluding yard wastes, generated by the general population.

COMMERCIAL WASTES: Waste generated by the commercial and institutional sectors. Physical characteristics of these wastes are similar to those of residential wastes, in that they consist largely of combustible materials in the form of paper and food wastes from offices, restaurants, retail establishments, schools, motels, and churches.

INDUSTRIAL WASTES: Wastes generated by industrial processes and manufacturing operations, excluding hazardous wastes. These wastes also include general industrial housekeeping and support activity wastes.

SPECIAL WASTES: Wastes having special characteristics or requiring special handling. These wastes include oversize bulky wastes, such as mattresses, and materials generated in demolition and construction projects.

SOLID WASTE FACILITIES: Structures or systems designed for the collection, processing, or disposal of solid wastes, including hazardous wastes, and includes transfer stations, processing plants, recycling plants, and disposal systems.

LANDFILL: A landfill is a waste facility which provides for final disposal of solid waste by burying the waste. Landfills are classified for regulatory purposes according to the characteristics of the wastes they are permitted to receive. Currently, all three of the County's operating landfills are identified as Class 1 landfills, which can receive the solid waste typically generated in the City.

SOLID WASTE PROCESSING PLANT: A facility for incineration, resource recovery, or recycling of solid waste prior to its final disposal.

SOLID WASTE TRANSFER STATION: A facility for temporary collection of solid waste prior to transport to a processing plant or to final disposal.

SPOT ZONE: An area zoned to a particular school that is not in the immediate neighborhood of that school facility in order to facilitate desegregation and balance socio-economic diversity.

STANDARD HOUSING: Dwelling units that meet the federal Minimum Housing Quality Standards as established for the HUD Section 8 Program.

STORMWATER: The flow of water which results from a rainfall event.

STRUCTURE: Anything constructed, installed, or portable, the use of which requires a location on a parcel of land. It includes a movable structure while it is located on land which can be used for housing,

business, commercial, agricultural, or office purposes either temporarily or permanently. Structure also includes fences, billboards, swimming pools, poles, pipelines, transmission lines, tracks, and advertising signs. (§380.031, F.S.)

SUBDIVISION: Any tract or plot of land divided into two or more lots or parcels less than one acre in size for sale, lease or rent for residential, industrial or commercial use, regardless of whether the lots or parcels are described by reference to recorded plats, metes and bounds description, or by any other legal method. (§10D-6, F.A.C.)

SUBSTANDARD HOUSING: Dwelling units that do not meet the federal Minimum Housing Quality Standards as established for the HUD Section 8 Program.

SUPPORT DOCUMENTS: Any surveys, studies, inventory maps, data, inventories, listings or analyses used as bases for or in developing the local comprehensive plan.

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TEMPORARY CLASSROOM: A movable classroom facility also known as relocatable or portable.

TIERED LEVEL OF SERVICE: A graduated level of service, used to achieve an adequate and desirable level of service at the end of a specified period of time, as permitted by the Florida Statutes.

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URBAN SPRAWL: Urban development or uses which are located in predominantly rural areas, or rural areas interspersed with generally low-intensity or low-density urban uses, and which are characterized by one or more of the following conditions: (a) The premature or poorly planned conversion of rural land to other uses; (b) The creation of areas of urban development or uses which are not functionally related to land uses which predominate the adjacent area; or (c) The creation of areas of urban development or uses which fail to maximize the use of existing public facilities or the use of areas within which public services are currently provided. Urban sprawl is typically manifested in one or more of the following land use or development patterns: Leapfrog or scattered development; ribbon or strip commercial or other development; or large expanses of predominantly low-intensity, low-density, or single-use development.

UTILIZATION: The comparison of the total number of students enrolled to the total number of student stations (FISH) at a facility within a School Concurrency Service Area.

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VEGETATIVE COMMUNITIES: Ecological communities, such as coastal strands, oak hammocks, and cypress swamps, which are classified based on the presence of certain soils, vegetation and animals.

VERY-LOW-INCOME PERSONS: One or more natural persons or a family, not including students, the total annual adjusted gross household income of which does not exceed 50 percent of the median annual adjusted gross income for households within the state, or 50 percent of the median annual adjusted gross income for households within the metropolitan statistical area

(MSA) or, if not within an MSA, within the county in which the person or family resides, whichever is greater.

VESTED RIGHT: A right is vested when it has become absolute and fixed and cannot be defeated or denied by subsequent conditions or change in regulations, unless it is taken and paid for. There is no vested right to an existing zoning classification or to have zoning remain the same forever. However, once development has been started or has been completed, there is a right to maintain that particular use regardless of the classification given the property. In order for a nonconforming use to earn the right to continue when the zoning is changed, the right must have vested before the change. If the right to complete the development was not vested, it may not be built, no nonconforming use will be established, and the new regulations will have to be complied with.

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WATER RECHARGE AREAS: Land or water areas through which groundwater is replenished.

WATER WELLS: Wells excavated, drilled, dug, or driven for the supply of industrial, agricultural or potable water for general public consumption.

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ZERO LOTLINE: A development approach in which a building is sited on one or more lot lines having no yard with the intent to allow more ~~flexible~~ **flexible** on-site design and to increase the amount of usable open space on the lot.

ACRONYMS

AASHTO	American Association of State Highway and Transportation Officials
ADF	Average daily flow
BMP	Best Management Practice
CIE	Capital Improvements Element
CIP	Capital Improvement Program
CRA	Community Redevelopment Area
CSA	School Concurrency Service Areas
DCA	The Florida Department of Community Affairs
DOE	Department of Education
DRI	Development of Regional Impact
EDB	Ethylene Dibromide
EPA	United States Environmental Protection Agency
FAC	Florida Administrative Code
FDEP(DEP)	Florida Department of Environmental Protection
FDOT	Florida Department of Transportation
FEMA	Federal Emergency Management Agency
FISH	Florida Inventory of School Houses
FS	Florida Statutes
GPCD	Gallons per capita per day
GPD	Gallons per day
HRS	Florida Department of Health and Rehabilitative Services
HUD	United States Department of Housing and Urban Development
HWA	Heartland Water Alliance
LDR	Land Development Regulations
LOS	Level of Service
MGD	Million gallons per day
PSI	Pounds per square inch
PUD	Planned Unit Development
SREF	State Requirements for Educational Facilities
SWFWMD	Southwest Florida Water Management District
TPO	Polk County Transportation Planning Organization
TSDA	Transit Supportive Development Area

ORDINANCE NO.: O-22-04

AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF EAGLE LAKE, FLORIDA RELATING TO CONSERVATION; CREATING SECTION 5-4 OF THE CODE OF ORDINANCES OF THE CITY OF EAGLE LAKE, TO BE ENTITLED “WATER CONSERVATION FOR EFFICIENT INDOOR PLUMBING REQUIREMENTS, LANDSCAPE DESIGN AND INSTALLATION STANDARDS, AND IRRIGATION SYSTEM DESIGN AND INSTALLATION STANDARDS”; PROVIDING PROCEDURES AND STANDARDS FOR THE USE OF WATER EFFICIENT PLUMBING IN NEW CONSTRUCTION, AND THE DESIGN AND INSTALLATION OF NEW IRRIGATION SYSTEMS; PROVIDING STANDARDS FOR IRRIGATION SYSTEM MAINTENANCE; PROVIDING FOR EXEMPTIONS, ALTERNATIVE COMPLIANCE AND ENFORCEMENT; PROVIDING FOR CODIFICATION; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, The Florida Legislature has found that “landscape irrigation comprises a significant portion of water use and that the current typical landscape irrigation systems and Florida-Friendly Landscaping™ designs offer significant potential water benefits.” *See* F.S. 373.228(2); and

WHEREAS, the Florida Legislature has instructed the state’s water management districts, including the Southwest Florida Water Management District (“SWFWMD”) to “consider whether the applicable local government has adopted ordinances for landscaping and irrigation systems” as part of “evaluating water use applicants.” *See* F.S. 383.228(5); and

WHEREAS, the City Commission of the City of Eagle Lake finds it to be in the public interest of the City, Polk County, the SWFWMD region and the State of Florida to engage in and encourage water conservation by all users, including residential users; and

WHEREAS, the City Commission desires to prescribe standards for the use of efficient plumbing, Florida-friendly landscapes and efficient irrigation systems in all new residential, commercial and institutional construction occurring in the City; and

WHEREAS, the City Commission finds that the irrigation standards prescribed herein are based upon the irrigation code defined in the *Florida Building Code*, Plumbing Volume, Appendix F, as required by F.S. 373.228(4); and

WHEREAS, the City Commission recognizes the City’s Land Development Code is currently undergoing revisions, and may contain provisions that are in conflict with this ordinance, and that the terms of this ordinance will prevail in the event of any inconsistency until the City’s Land Development Code is completed and adopted by the City Commission; and

WHEREAS, the City Commission finds and declares that the adoption of this ordinance is appropriate and in the public interest of the community, and that it has the authority, pursuant to Article VIII, Section 2 of the Florida Constitution and Chapters 163, 166 and 373 of the Florida Statutes to promulgate the regulations herein.

NOW THEREFORE, BE IT ORDAINED by the City Commission of the City of Eagle Lake, Florida, as follows:

Section 1. Findings.

The foregoing findings are incorporated herein by reference and made a part hereof.

Section 2. Conservation Ordinance Adopted.

The language set forth in Exhibit “A” to this ordinance, a copy of which is attached hereto and incorporated herein, is enacted as an ordinance of the City of Eagle Lake.

Section 3. Codification: Administrative Correction of Scrivener’s Errors.

It is the intention of the City Commission that the provisions of Exhibit “A” to this ordinance shall become and be made a part of the Code of Ordinances of the City of Eagle Lake, and that sections of this ordinance may be renumbered or relettered and the word “ordinance” may be changed to “section” or such other appropriate word or phrase in order to accomplish such intentions; and regardless of whether such inclusion in such codes is accomplished, sections of this ordinance may be renumbered or relettered and the correction of typographical or scrivener’s errors which do not affect the intent may be authorized by the City Manager or his designee, without the need for public hearing, by filing a corrected or recodified copy of same with the City Clerk.

Section 4. Conflicts.

All ordinances or parts of ordinances in conflict with any of the provisions of this ordinance are hereby repealed.

Section 5. Severability.

If any section or provision of this ordinance proves to be invalid, unlawful or unconstitutional, it shall not be held to invalidate or impair the validity, force or effect of any other section or part of this ordinance.

Section 6. Effective Date.

This Ordinance shall become effective immediate upon its adoption.

INTRODUCED on First Reading this 7th Day of March, 2022.

PASSED AND ENACTED on Second Reading, with a quorum present and voting, by the City Commission of the City of Eagle Lake, Florida, this _____ day of _____, 2022.

CITY OF EAGLE LAKE, FLORIDA

Cory Coler, Mayor

Attest:

Dawn Wright, City Clerk

Approved as to form:

Heather R. Maxwell, City Attorney

Exhibit “A”
Ordinance O-22-04

Chapter 5, Buildings and Building Regulations

Article I. Generally

Sec. 5-4. Water Conservation for Efficient Indoor Plumbing Requirements, Landscape Design and Installation Standards, and Irrigation System Design and Installation Standards

(1) Intent and Purpose

It is the intent and purpose of this Section to implement uniform procedures that promote water conservation through more efficient landscapes and irrigation systems and methods and the installation of more efficient plumbing fixtures and appliances.

(2) Definitions

For the purposes of this Section, the following words, and terms shall have the meaning given herein:

- (A) *Automatic irrigation system*. An irrigation system designed to operate following a preset program entered into an automatic controller.
- (B) *Automatic controller*. A mechanical or electrical device capable of automated operation of valve stations to set the time, duration and frequency of a water application.
- (C) *Distribution equipment*. The water emitters on irrigation systems, including but not limited to sprinklers, rotors, spray heads and micro-irrigation devices.
- (D) *ENERGY STAR*[®] (“Energy Star”). For this Section, Energy Star is the joint program of the U.S. Environmental Protection Agency and the U.S. Department of Energy, with the purpose of reducing energy costs and protecting the environment, through every- and water-efficient products and practices
- (E) *Florida Water Star*SM (“Florida Water Star”). A certification program for new residential and commercial construction that is intended to include indoor and outdoor water-efficient options and prevent leaks.
- (F) *Florida Water Star Inspector*. Person that verifies Florida Water Star program criteria in accordance with program documents. Inspectors demonstrate sufficient knowledge to verify appropriate subcategories, such as irrigation, landscape, and plumbing, and who have passed the inspector exam and are current with their CEU’s per the requirements of Florida Water Star program. Inspectors are accredited parties who may inspect irrigation systems modified or installed by irrigation professionals. Inspectors are permitted to use

construction documents, affidavits, and field verification during the verification period. See Florida Water Star certification program process web page at FloridaWaterStar.com.

- (G) *Florida Water Star Irrigation and Landscape Accredited Professional*. A landscape or irrigation professional who has successfully passed the Florida Water Star accredited professional exams for landscaping and irrigation and is currently in good standing with the program.
- (H) *Head-to-head spacing*. Spacing of sprinkler heads so that each sprinkler throws water to the adjacent sprinkler.
- (I) *High-volume irrigation*. An irrigation system with a minimum flow rate per emitter of more than 30 gallons per hour (gph) or higher than 0.5 gallons per minute (gpm). High-volume is usually measured as gpm.
- (J) *Irrigation professional*. Any person installing or maintaining an irrigation system in the City of Eagle Lake for payment.
- (K) *Irrigation design professional*. An irrigation design professional shall include state-licensed plumbers operating within the limits of the Florida Building Code, professional engineers or landscape architects licensed by the State of Florida, Florida Water Star Irrigation and Landscape Accredited Professionals and irrigation designers certified by the Irrigation Association or the Florida Irrigation Society.
- (L) *Irrigation system*. A set of components that may include the water source, water distribution network, control components, and other general irrigation equipment which has been installed to provide irrigation.
- (M) *Landscaped area*. The entire parcel less the building footprint, driveways, hardscapes, decks and patios, and nonporous areas.
- (N) *Licensed Irrigation Professional*. An irrigation specialty contractor who obtains the irrigation specialty license from The Florida Construction Industry Licensing Board and maintains continuing education requirements.
- (O) *Low-volume irrigation*. Any emitter or sprinkler that applies less than 30 gallons per hour (gph) or 0.5 gallons per minute (gpm).
- (P) *Matched precipitation*. Irrigation in which that all the sprinklers in a particular zone generally apply similar amounts of water to a given area.
- (Q) *Micro-irrigation*. The application of small quantities of water directly on or below the soil surface or plant root zone, usually as discrete drops, tiny streams, or miniature sprays through emitters placed along the water delivery pipes (laterals). Micro-irrigation encompasses a number of methods or concepts, including drip, subsurface, micro-bubbler, and micro-spray irrigation, previously known as trickle irrigation, low volume or low-flow irrigation.
- (R) *Rotor*. Sprinkler that rotates and specifically, a gear-driven sprinkler. Often delivers a thin stream of water in a circular pattern over a longer distance with a precipitation rate from 0.1 inches per hour to 1.5 inches per hour.
- (S) *Side-strip sprinkler*. Sprinkler nozzle that sprays a long, but narrow pattern.

- (T) *Spray head.* Sprinkler head with a fixed orifice that does not rotate.
- (U) *Substantial modification.* Any modification to an existing irrigation system such that 50 percent or more of the irrigation system (by area) is replaced or altered.
- (V) *Temporary establishment irrigation.* The temporary use of irrigation for the establishment of new vegetation that shall be removed once the plants are established or within two years, which occurs first.
- (W) *WaterSense®.* A program sponsored by the U.S. Environmental Protection Agency to promote the use of water-efficient products and services.

(3) Efficient Plumbing Requirements

Contractors obtaining City of Eagle Lake Building Permits, for all new residential, commercial and institutional construction, no more than 60 days after the effective date of this Section, shall incorporate WaterSense plumbing fixtures (faucets, showerheads and toilets) and ENERGY STAR appliances (clothes washer and dishwasher) into said construction. All new construction shall incorporate WaterSense plumbing fixtures and ENERGY STAR appliances prior to issuance of certificate of occupancy. In applications where WaterSense plumbing fixtures and ENERGY STAR appliances are not available, a written request for an exception must be submitted and approved by the City. For exception to be approved, a best alternative water and/or energy conservative fixture and/or appliance must be identified in the submittal.

(4) Florida Water Star Certification Effect

Florida Water Star is a water conservation certification program for new and existing homes and commercial developments that meet specific water-efficiency criteria for indoor fixtures and appliances, landscape design and irrigation systems. Residential and commercial properties obtaining the Florida Water Star Certification will exceed conservation requirements imposed by this Section. Upon receipt of certification from the Florida Water Star program that a residential or commercial property has obtained the Florida Water Star Certification, the City will not require the submission of the Letter of Certification of the Design for an Irrigation System, or the Letter of Completion Certifying Compliance with Design for an Irrigation System.

(5) Irrigation System Design and Installation Standards

- (A) Applicability. Irrigation system design and installation standards shall apply to the following:
 - (1) All new residential, commercial, and institutional construction where a new landscape irrigation system is required.
 - (2) Where significant rehabilitation (50% or greater) of an existing landscape irrigation system will be conducted.

- (B) General.
- (1) All irrigation systems shall be designed by an irrigation professional consistent with the irrigation systems standards and as set forth in this Section.
 - (2) Where Florida Water Star Certification will not be obtained, a "Letter of Certification of the Design for an Irrigation System" signed by the contracted irrigation professional certifying the design is consistent with the requirements of this Section shall be required to obtain a building or irrigation permit before issuance of said permit.
 - (3) Florida Water Star Certification or a "Letter of Completion Certifying Compliance with Design for an Irrigation System" signed by the contracted irrigation professional certifying the installation is consistent with the design shall be required before issuance of a certificate of occupancy.
 - (4) All irrigation systems must be properly installed and maintained and must operate technology such as rain and/or soil moisture sensors that inhibit or interrupt operation of the irrigation systems during periods of sufficient moisture.
 - (5) Compliance with this Section shall not exempt an individual from any other local, state or federal requirements.
- (C) *System Design and Installation Standards.* Irrigation system design and installation shall be consistent with the irrigation system standards and the following requirements:
- (1) The maximum total irrigated area on residential lots, regardless of lot size, shall not exceed 0.5 acres. This provision does not apply to temporary irrigation such as portable hoses and sprinklers.
 - (2) High-volume irrigation area shall not exceed 60 percent of the landscaped area. This standard is applicable on residential lots over 1/8 acre and commercial lots over 1/8 acre. This standard applies to common areas and open space in developments. This standard excludes vegetable gardens and fruit or nut trees on individual lots or community gardens.
 - (3) Narrow areas, four feet wide or less, shall not be irrigated unless correctly installed low-volume irrigation or correctly installed side-strip irrigation are used.
 - (4) High-volume irrigation shall not be used for trees, shrubs, or groundcover beds. Permanent micro-irrigation may be used in these areas. The City encourages the use of temporary establishment irrigation.
 - (5) Irrigation zones shall be divided according to vegetated groupings (e.g., turfgrass, shrubs, native plants, trees) and the water requirements of the plants. Turf grass and landscaped beds, such as trees, shrubs, and groundcover beds, shall not be irrigated in the same zone as each other.
 - (6) Sprinkler head types, such as spray heads and rotors, shall not be mixed in the same zone.
 - (7) Distribution equipment in each zone shall have matched precipitation rates.

- (8) Rotors and spray sprinkler heads in turfgrass areas shall be spaced to provide head-to-head coverage.
- (9) A minimum separation of four inches shall be required between distribution equipment and pavement.
- (10) A minimum separation of 24 inches shall be required between distribution equipment and buildings and other vertical structures, except fences.
- (11) Technology that inhibits or interrupts operation of the irrigation system during periods of sufficient moisture shall be required on all irrigation systems to avoid irrigation during periods of sufficient rainfall. Examples of such devices include soil moisture sensors, weather stations, and rainfall shut off devices. The technology shall override the irrigation cycle when adequate rainfall has occurred. Technology that depends on rainfall for bypassing irrigation shall be placed where it is exposed to unobstructed natural rainfall and in compliance with section 373.62, Fla. Stat., as amended.
- (12) Permanent irrigation systems shall be equipped with an automatic control system to provide the following minimum capabilities:
 - a. Ability to be programmed in minutes, by day of week, season, and time of day;
 - b. Ability to accommodate multiple start times and programs;
 - c. Automatic shut off after adequate rainfall;
 - d. Ability to maintain time during power outages; and
 - e. Operational flexibility to meet applicable year-round water conservation requirements.
- (13) Sprinklers in low-lying areas have check valves to prevent head drainage.
- (14) Irrigation system equipment shall be installed in accordance with manufacturer's specifications.
- (15) No direct spray shall be allowed onto walkways, buildings, roadways, drives and impervious surfaces.
- (16) Pipelines shall be designed to provide the system with the appropriate pressure required for maximum irrigation uniformity.
- (17) All sprinkler heads with spray nozzles (non-rotary) shall be pressure-regulated at the head or zone valve.
- (18) All irrigation system underground piping shall have minimum soil cover of six inches.
- (19) Sprinklers shall rise above turfgrass height: a minimum of 6-inch pop-up for sprays and 4-inch pop-up for rotors for St. Augustine, Zoysia and Bahia grasses; a minimum of a 4-inch pop-up for sprays and rotors for Centipede, Bermuda and Seashore Paspalum grasses.

(6) Maintenance of Irrigation Systems

- (A) An irrigation professional responsible for installing or substantially modifying an irrigation system shall provide the property owner with a maintenance checklist

affixed to or near the controller and accompanied by a recommended maintenance schedule, proper irrigation system settings according to season, recommendations for checking technology that inhibits or interrupts operation of the system during periods of sufficient moisture, filter cleaning recommendations, if applicable, and information on the current water restrictions.

- (B) A property owner shall ensure that irrigation systems on their property are inspected at least annually for leaks, overspray, maladjusted heads, and heads that may be capped due to changes in the landscape, such as maturity or changes in plants. Technology that inhibits or interrupts operation of the system during periods of sufficient moisture may need to be replaced every few years and shall be correctly functioning to be in compliance with this article. Irrigation systems with known leaks shall not be operated until the leaks are repaired, except for testing purposes.
- (C) Within 60 calendar days after landscape installation, the property owner shall ensure that the irrigation controller is adjusted to operate according to normal, established landscape conditions or irrigation restrictions, if the irrigation system is installed as part of newly established landscaping.

(7) Exemptions

The following are exempted from the provisions of this article, but should follow the Florida Department of Environmental Protection's applicable "Florida-Friendly Best Management Practices for the Protection of Water Resources by the Green Industries":

- (A) Bona fide agricultural activities;
- (B) Vegetable gardens and fruit and nut trees;
- (C) Athletic fields;
- (D) Golf course play areas;
- (E) Cemeteries;
- (F) Nurseries; and
- (G) Temporary establishment irrigation.

(8) Alternative Compliance

- (A) An applicant may submit a proposal that varies from the strict application of the requirements of this Section (also known as "alternative compliance") in order to accommodate unique site features or characteristics, utilize innovative design, prevent extraordinary hardship, or to promote the overriding public interest or general public welfare. Diminished value of property or inconvenience is not an extraordinary hardship.
- (B) An applicant seeking authorization for alternative compliance shall have the burden of demonstrating to the City the reasons why the strict application of the requirements of this Section should not apply.

- (C) Requests for alternative compliance shall be submitted as part of the irrigation system approval process.
- (D) The City may approve an alternative compliance plan upon finding that the alternative compliance plan fulfills the purpose and intent of this Section at least as well as a plan that strictly adheres to the requirements of this Section.
- (E) The City may require a site inspection and corresponding site inspection fee for systems which are installed according to a department-approved alternative compliance plan.

(9) **Enforcement**

Violation of any provision of this article shall be subject to penalties as provided for by this Code or by local law and compliance with this article may be enforced by any remedy available to the City at law or equity.

ORDINANCE NO.: O-22-06

AN ORDINANCE AMENDING THE CITY OF EAGLE LAKE, FLORIDA 2030 COMPREHENSIVE PLAN BY REVISING THE FUTURE LAND USE MAP SERIES TO ASSIGN MEDIUM-DENSITY RESIDENTIAL FUTURE LAND USE TO TWO (2) ANNEXED PARCELS; AMENDING THE CITY OF EAGLE LAKE, FLORIDA ZONING MAP TO APPLY GENERAL RESIDENTIAL (RG) ZONING TO THE SAME CERTAIN PARCELS; REPEALING ALL ORDINANCES IN CONFLICT HEREWITH; AND, PROVIDING AN EFFECTIVE DATE. (General Location: two parcels of land totaling approximately 19.96 acres in size, lying West of N. Eagle Drive and east of Eagle Lake, with a street address of 0 Eagle Drive and 555 Eagle Drive, Eagle Lake, Florida 33839) Donley Property

WHEREAS, the Legislature of the State of Florida has, in Chapter 166, Florida Statutes, delegated the responsibility to local governmental units the power to adopt regulations designed to promote the public health, safety and general welfare of its citizens; and

WHEREAS, the City of Eagle Lake, Florida, pursuant to Section 163.3161, et. seq., Florida Statutes, the Community Planning Act, formerly the Florida Local Government Comprehensive Planning and Land Development Regulation Act, was required to prepare and adopt a comprehensive plan; and

WHEREAS, the City of Eagle Lake City Commission adopted the Eagle Lake 2030 Comprehensive Plan on April 18, 2011; and

WHEREAS, Chapter 163, Part II, Florida Statutes, the Community Planning Act, provides authority for local governments to amend their respective comprehensive plans and outlines certain procedures to amend adopted comprehensive plans; and

WHEREAS, the City of Eagle Lake received an application, dated March 29, 2021, for voluntary annexation of property described herein and attached as Exhibit A, pursuant to Section 171.044, Florida Statutes; and

WHEREAS, the City of Eagle Lake City Commission duly annexed the property described herein and identified as the amendment area into the corporate limits of the City of Eagle Lake on March 7, 2022; and

WHEREAS, the City of Eagle Lake received an application for Annexation, Comprehensive Plan Amendment and Zoning, dated January 3, 2022, to amend the 2030

Comprehensive Plan Future Land Use Map by assigning a Residential Medium (RM) Future Land Use designation and assign General Residential (RG) zoning to the property described herein; and

WHEREAS, pursuant to Section 163.3184, Florida Statutes, and Division VI of the Eagle Lake Land Development Code, after due public notice the City of Eagle Lake Planning Commission, as the “Local Planning Agency,” held a public hearing on February 7, 2022 to consider making a recommendation to the City Commission regarding the application for an amendment to the Future Land Use Map and RG zoning; and

WHEREAS, pursuant to Section 163.3184, Florida Statutes, the Eagle Lake City Commission held a public hearing on February 7, 2022 to consider the adoption of the proposed amendment to its Comprehensive Plan and Zoning Map and transmittal of the amendment to the Florida Department of Economic Opportunity, as the State Planning Agency; and

WHEREAS, the Eagle Lake City Commission considered all oral and written comments received during such public hearing, including the data and analysis provided for this amendment, and the recommendation of the Planning Commission.

NOW, THEREFORE, BE IT ORDANDED by the City Commission of the City of Eagle Lake, Florida, as follows:

SECTION I. PURPOSE AND INTENT,

This Ordinance is hereby enacted to carry out the purpose and intent of, and exercise the authority set out in the Community Planning Act, Chapter 163, Part II, Florida Statutes, as amended.

SECTION II. FUTURE LAND USE MAP AMENDMENT.

The City of Eagle Lake City Commission hereby adopts the following amendment to the Eagle Lake 2030 Comprehensive Plan Future Land Use Map Series, which will be updated consistent with the action of the Eagle Lake City Commission set forth in this Ordinance.

1. The Comprehensive Plan Amendment application request an amendment to the Future Land Use Map Series designated as the amendment area described herein and consisting of 19.96 +/- acres.
2. The amendment area is specifically described by a legal description and location map attached hereto as Exhibit “A” and includes the following Parcel Identification Numbers: 262906-673000-000020, and 262906-673000-000041.
3. Prior to annexation by the amendment area was designated Residential Low (RL-2) on the Polk County Comprehensive Plan Future Land Use Map Series adopted by the Board of County Commissioners, Polk County, Florida.

4. Upon the legal effective date of this Ordinance, the Eagle Lake Future Land Use Map category for the amendment area will be designated as Medium Density Residential as shown in Exhibit B, attached hereto. Any future development of the amendment area will be required to meet the standards of the Eagle Lake Comprehensive Plan.

SECTION III. ZONING ASSIGNMENT.

Upon the legally effective date of this Ordinance, the Zoning Classification for the amendment area will be designated as General Residential (RG) as shown in Exhibit 3, attached hereto, pursuant to the provisions of the Eagle Lake Land Development Code

SECTION IV. CONFLICT WITH OTHER ORDINANCES OR CODES.

All Ordinances or parts of Ordinances of the Code of Ordinances of Eagle Lake, Florida, in conflict with the provision of this Ordinance are hereby repealed to the extent of such conflict.

SECTION V. SEVERABILITY

Should any word, phrase, sentence or section of this Ordinance be held by a court of competent jurisdiction to be illegal, void, unenforceable, or unconstitutional, then such shall be severed from this Ordinance, and the remainder of the Ordinance shall remain in full force and effect.

SECTION VI. EFFECTIVE DATE.

This Ordinance shall become effective on the 31st day after its adoption by the Eagle Lake City Commission.

ADOPTED ON THIS _____, 2022

EAGLE LAKE CITY COMMISSION:

ATTEST:

DAWN WRIGHT
CITY CLERK

BY: _____
CORY COLER, MAYOR

Approved as to Form:

HEATHER R. MAXWELL, ESQ.
CITY ATTORNEY

EXHIBIT A – LEGAL DESCRIPTION AND LOCATION MAP

LEGAL DESCRIPTION:

LAWTEY & THOMPSONS SUB PB 1 PG 18 LYING IN SECTION 1, TOWNSHIP 29, RANGE 25, AND SECTION 6, TOWNSHIP 29, RANGE 26, LOT 4 EAST 640 FEET & LOT 5 LESS NORTH 130 FEET & LESS SOUTH 10 FEET OF EAST 640 FEET.

AND

LAWTEY & THOMPSONS SUB PB 1, PG 18, SECTION 1, TOWNSHIP 29, RANGE 26 LOTS 2 & 3 LESS 1 ACRE IN SE CORNER OF 2 & LESS COMM SE CORNER OF LOT 2 N89-30-00W 208.71 FEET TO POB N89-30-00W 209.78 FEET N00-01-27W 207.53 FEET S89-30-00E 209.78 FEET S00-01-27E 207.76 TO POB.

LOCATION MAP:

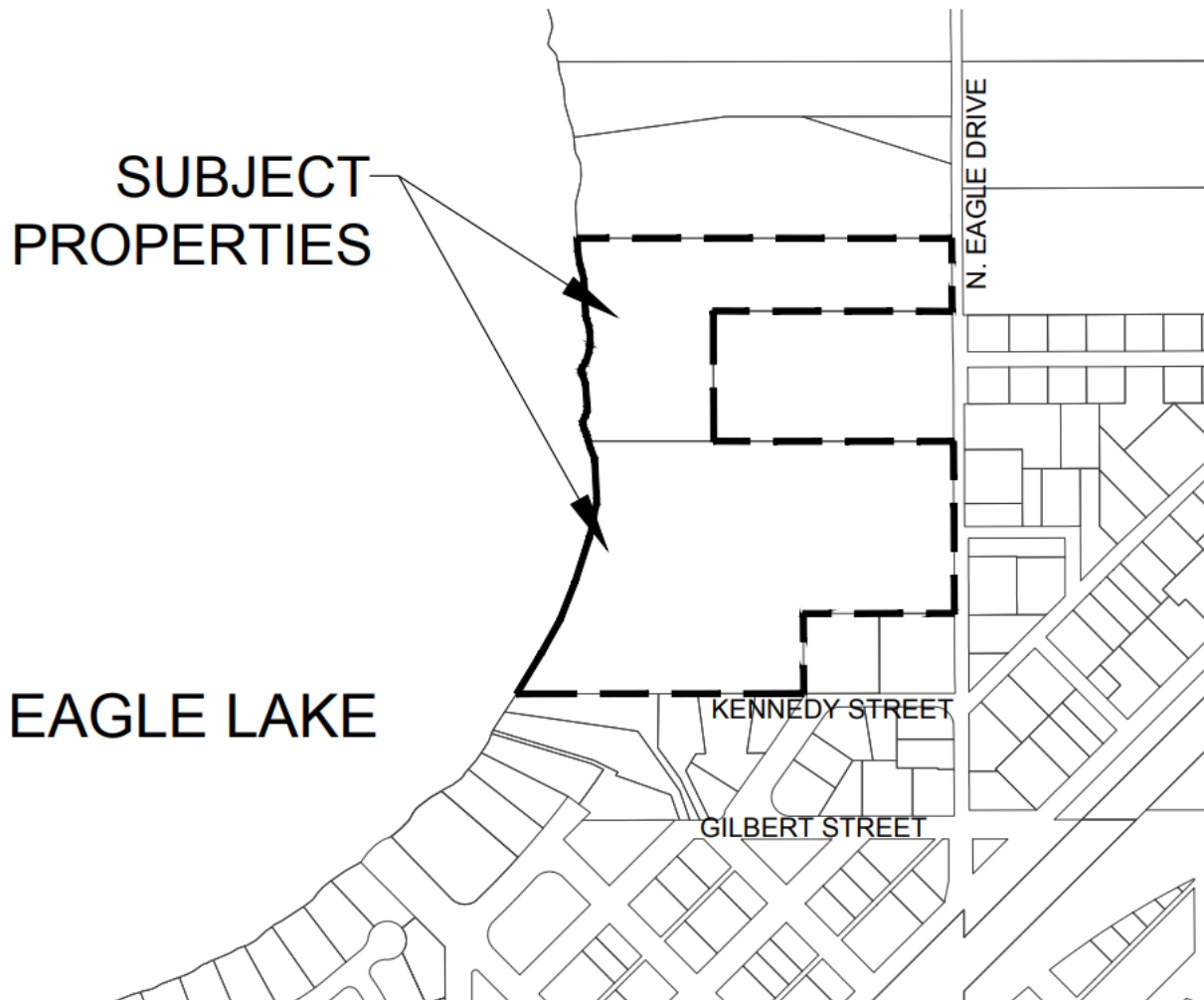
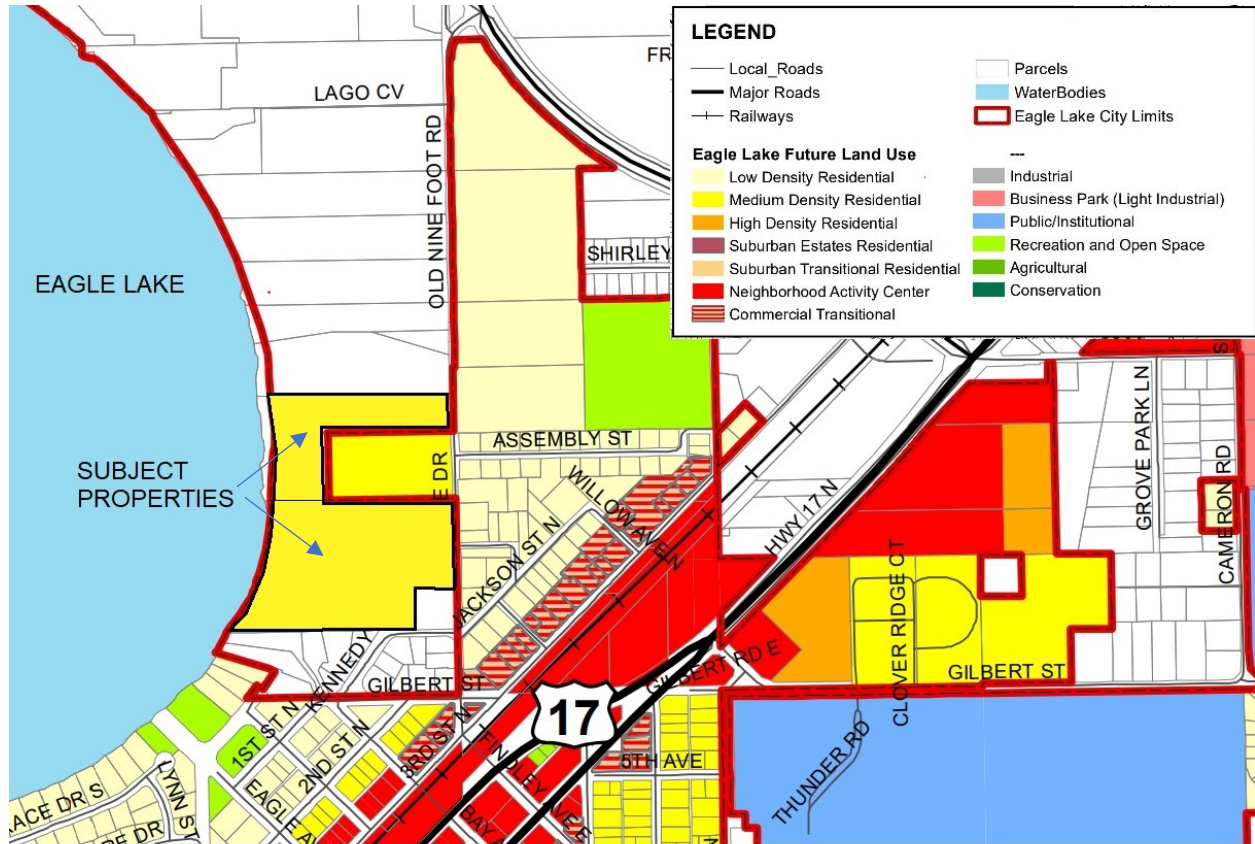


EXHIBIT B – FUTURE LAND USE MAP



MEMORANDUM

TO: Tom Ernharth, City Manager, City of Eagle Lake
FROM: Merle Bishop, FAICP, Senior Planner
DATE: January 24, 2022
SUBJECT: Donley property annexation/Comprehensive Plan Amendment
PROJECT: ELAKX22001

In response to the City's request, we have completed our review of the annexation/Comprehensive Plan (Map) Amendment application submitted by Mr. John Donley on 1/03/22 to the City of Eagle Lake for two parcels totaling approximately 19.96 acres and generally located on the west side of North Eagle Drive on the eastern shore of Eagle Lake.

BACKGROUND:

Applicant/Owner: John R. Donley
154 2nd Street, SW
Winter Haven, FL 33881

Site Location: O and 555 N. Eagle Drive (Old 9-Foot Road)
Eagle Lake, FL 33839

Parcels: 262906-673000-000020 (13.15 acres)
262906-673000-000041 (6.81 acres)

Total Site Size: 19.96 acres +/-

Current Land Use: Vacant; one single family house.

Future Land Use Designation: Polk County – Residential Low (RL-2)

Zoning Designations: Polk County – Residential (RL-2)

Proposed Future Land Use Designation: Medium Density Residential (5.01 to 9.99 dwelling units/acre)

Proposed Zoning Districts: General Residential (RG) (single-family, duplex, multi-family)

The applicant requests the City annex the parcels and amend its Comprehensive Plan by adding the parcels to the Future Land Use Map as Medium Density Residential. Additionally, the applicant request that the parcels be assigned a zoning designation of General Residential. There is no site development plan proposed for the property at the time of the application.

The parcels have a combined total of approximately 520 feet frontage on N. Eagle Drive (aka Old Nine Foot Road), an urban collector maintained by the Polk County Board of County Commissioners. The existing right-of-way for N. Eagle Drive varies from approximately 30 to 40 feet. Any new access to this road will require a roadway access permit from Polk County and development of the property will require the donation of property for additional right-of-way pursuant to Polk County Land Development Regulations. Additionally, the parcels have approximately 1,370 feet of shoreline along the eastern shore of Eagle Lake.

SURROUNDING LAND USES:

NW – Eagle Lake	N – Single-family houses	NE – Vacant parcel; citrus grove
W – Eagle Lake	Subject Property (vacant/sf house)	E – Church; single family houses
SW – Eagle Lake	S – Single family houses	SE – single family houses

PUBLIC INFRASTRUCTURE:

The existing RS-2 zoning would permit approximately 40 dwelling units. The requested Residential Medium Future Land Use and RG zoning would potentially permit a maximum of approximately 180 dwelling units, an increase or difference of 140 dwelling units. This also equals a potential increase in population of approximately 360 persons (based on an average household size of 2.57 persons as identified in the Eagle Lake 2030 Comprehensive Plan).

The City’s Level of Service (LOS) for City facilities and services is established in the 2030 Comprehensive Plan. Impacts on LOS should be evaluated based on the actual development proposed rather than impact resulting from the incremental increase in demand since the potential dwelling units (and population) are not vested for concurrency.

POTENTIAL INFRASTRUCTURE IMPACTS			
Current Available Capacity	Current Vested Demand	Demands from 180 DU	Remaining Capacity
Potable Water (LOS: 300 gpd¹/ERC²)			
1.584 mgpd	670,187 gpd	54,000 gpd	859,813 gpd
Sanitary Sewer (LOS: 275 gpd¹/ERC²)			
750,000 gpd	412,164 gpd	49,500 gpd	288,336 gpd
Recreation (LOS: 4.5 acres/1,000 population³)			
17.45 acres	11.34 acres	0.81 acres	5.3 acres
Transportation – Eagle Drive – LOS: B			
792 trips ⁴ (PM Peak Hr.)	N/A	104 trips ⁵ (PM Peak Hr.)	688 trips (87% of capacity remaining)
Solid Waste (LOS: 8.0 lbs. per capita per day⁶)			
N/A (Polk Co. Land Fill)	N/A	2,302 lbs./day	NA

¹City of Eagle Lake 2030 Comprehensive Plan, Administrative Section, Capacity Needs Assessment (pages 9 & 22)

²Equivalent Residential Connection (dwelling unit)

³City of Eagle Lake, 2030 Comprehensive Plan, Recreation and Open Space Element, Policy 6.1 (page 2)

⁴Polk TPO Roadway Database 2020 (Effective date: March 16, 2020)

⁵ITE TripGen Single Family Residential (Trip Generation Manual, 10th Edition)

⁶City of Eagle Lake 2030 Comprehensive Plan, Infrastructure Element, Policy 1.1.1 (page1)

⁷Polk County School Board

⁸Housing Generation Rates for Public School, Polk County School Board, Modified 2015

Sufficient capacity exists in all of the infrastructure areas evaluated for a proposed 180 multi-family development without diminishing the adopted level of service.

CONSISTENCY WITH COMPREHENSIVE PLAN:

The consistency of the proposed amendment with the Comprehensive Plan has been reviewed. Specifically, we find that the proposed amendment is consistent with or complies with the following applicable policies.

A. FUTURE LAND USE ELEMENT

Policy 2.6, Medium Density Residential: *The primary intent of the Medium Density Residential classification is to encourage the continuation of mixtures of housing types. These units should include one and two-story apartments, townhouses, duplexes, and single-family dwellings. Development activities within the intent of this classification can be achieved where such requirements as minimum land areas are met, open space provided, public facilities and services are available, and access to principal streets is safe and convenient*

Maximum Density: > 5 but < 10 dwelling units per acre.

The requested Medium Density Residential Future Land Use and RG zoning designation is located on an urban collector roadway with access to existing infrastructure with sufficient capacity for development of the property for low-rise (one and two story) multi-family residential. The requested medium density future land use is consistent with the existing medium density of the adjacent parcel west of Eagle Drive. The property is of sufficient size to allow for the development of low-rise multi-family housing and provide sufficient buffers from adjacent single-family homes. Multi-family development will enable the continuation of a mixture of housing units within the City.

Policy 3.1, *The City shall identify development constraints created by soil conditions, topography, natural features, and resources and regulate densities and intensities where such constraints exist.*

The property is located above the flood zone for Eagle Lake and has well-drained soils which are suitable of a low-rise multi-family development on the property.

Policy 4.1, *The City shall direct development to areas where public facilities and services are available or shall be available at the time of development. High density/intensity land uses shall be directed to areas where the greatest level of service of public facilities and services exist.*

Policy 4.2, *The City shall issue development orders and plan public facility improvements and expansions in a manner which supports implementation of the Future Land Use Element and Map and is consistent with the Capital Improvements Element.*

The location of the property will enable development to be served by public facilities and services that are currently available or will be available prior to the issuance of any development orders.

Policy 9.1, *The City shall locate Future Land Uses at densities and intensities that will discourage urban sprawl and leap-frog development patterns.*

The proposed Residential Medium Density Future Land Use and RG zoning will allow for residential development that is tantamount to infill development with existing residential development on three sides of the property, along Eagle Avenue.

B. TRANSPORTATION ELEMENT

Policy 4.1, *When reviewing development proposals for properties abutting or impacting traffic on State or County-maintained roadways, coordinate with the FDOT and Polk TPO to ensure consistency with state, regional and county standards, and determine impacts on adopted levels of service.*

The property has access to Eagle Avenue, which is a County maintained urban collector road. Prior to final construction plan approval, the applicant will be required to coordinate a traffic analysis and driveway access with the Polk County TPO.

C. HOUSING ELEMENT

Policy 5.1, *The City shall, through its Land Development Regulations, promote a mix of housing types, densities, and affordable housing.*

The proposed Comprehensive Plan Amendment will allow for the development of additional single-family and/or multi-family housing that creates opportunity for a mix of housing types and densities consistent with this policy

D. RECREATION AND OPEN SPACE ELEMENT

Policy 6.2, *The City will continue to ensure through the enforcement of Land Development Regulations and a Concurrency Management System that no development order will be issued for any development that would result in failure of the recreation and park system to meet the adopted LOS standards.*

The property is of sufficient size that future development can incorporate open space and on-site recreational amenities to satisfy recreational demand. Additionally, the property has a significant amount of lake frontage that provides opportunity for a unique recreation/open space amenity.

E. CONCLUSION

The requested Future Land Use Map Amendment to assign Residential Medium Land Use and assign General Residential (RG) zoning to the property are consistent with the Eagle Lake Comprehensive Plan. Additionally, the Residential Medium Future Land Use and RG zoning is consistent with the future land use designation and zoning of the adjacent parcel, west of Eagle Avenue.

Based on this analysis, we find that the requested Residential Medium Future Land Use designation and RG zoning are consistent with the applicable goals, objectives and policies of the Eagle Lake 2030 Comprehensive Plan. All City requirements must be met related to the future development of the property.

CONCLUSION:

As required by Section 6.1.2.10 of the City's Land Development Regulations, our findings after review of the application for a Comprehensive Plan Amendment to assign Residential Low future land use and assign a zoning designation of PD-H to the property are the following conditions are satisfactorily met:

- A. The rezoning petition is consistent with the City of Eagle Lake Comprehensive Plan.
- B. The rezoning petition will not result in a lowering of the adopted level of service below the minimum level of service as set forth in the Comprehensive Plan for any public facilities or services; unless binding commitments for mitigation to maintain the adopted level(s) of service established in the comprehensive plan have been or will be written into a developer's agreement between the city and applicant;

- C. The proposed rezoning and all permitted uses within the category sought will be compatible with the development of surrounding properties;
- D. The need and justification for the change has been satisfactorily demonstrated by the applicant;
- E. There will be no detrimental effect of the change on the property and on surrounding properties;
- F. There is not sufficient undeveloped land in the general area and in the City with the same classification as the request to allow for the proposed development;
- G. The proposed rezoning and all permitted uses are compatible with development on surrounding property; or compatibility can be achieved.

RECOMMENDATION:

The requested Comprehensive Plan Amendment to amend the Future Land Use Map and assign Residential Medium to the subject parcels and assign General Residential (RG) zoning is hereby recommended for approval

ATTACHMENTS:

EXHIBIT A – Location Map

EXHIBIT B – Aerial Photograph

EXHIBIT C – Future Land Use

EXHIBIT D – Legal Description

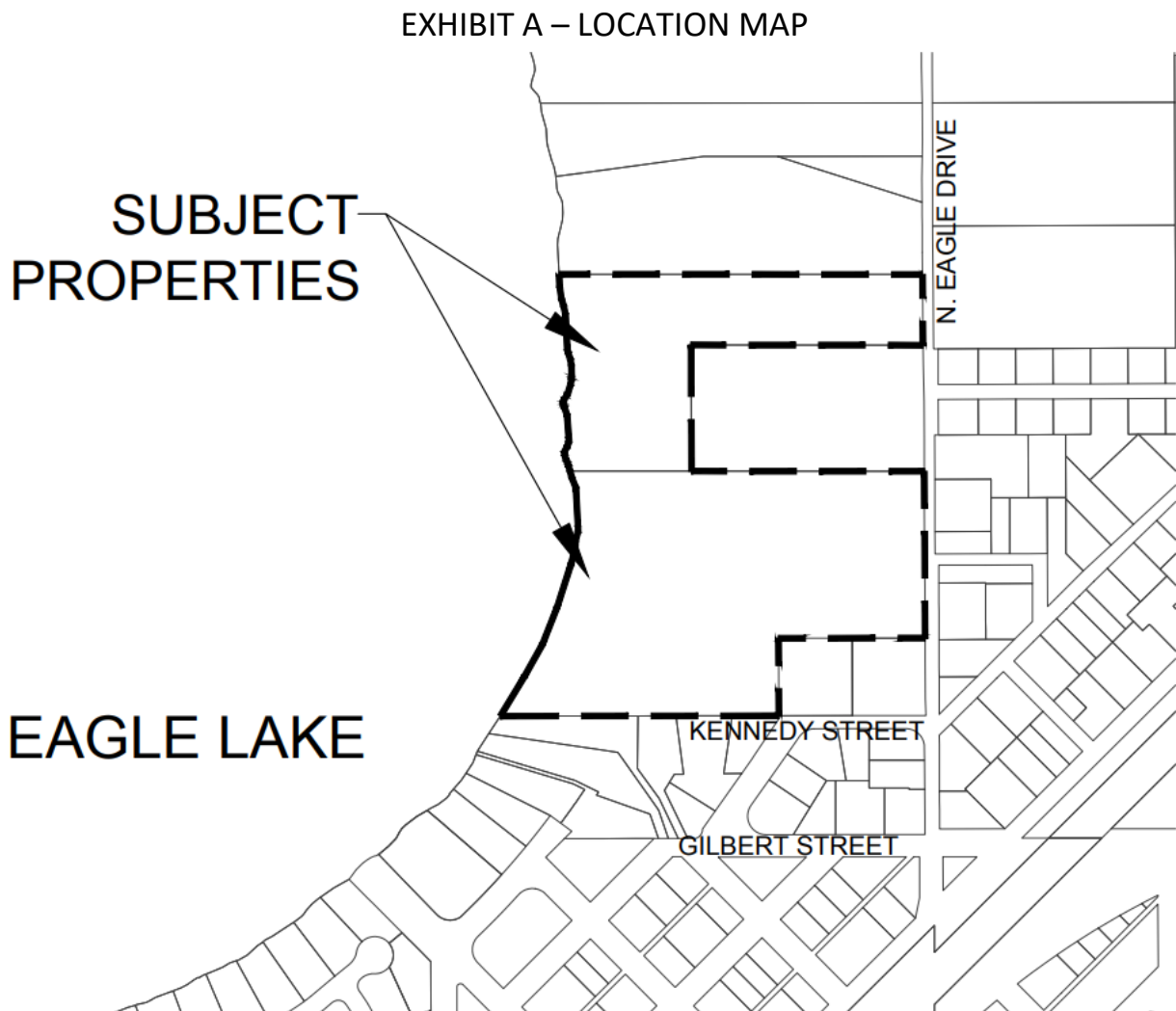


EXHIBIT B – AERIAL PHOTOGRAPH

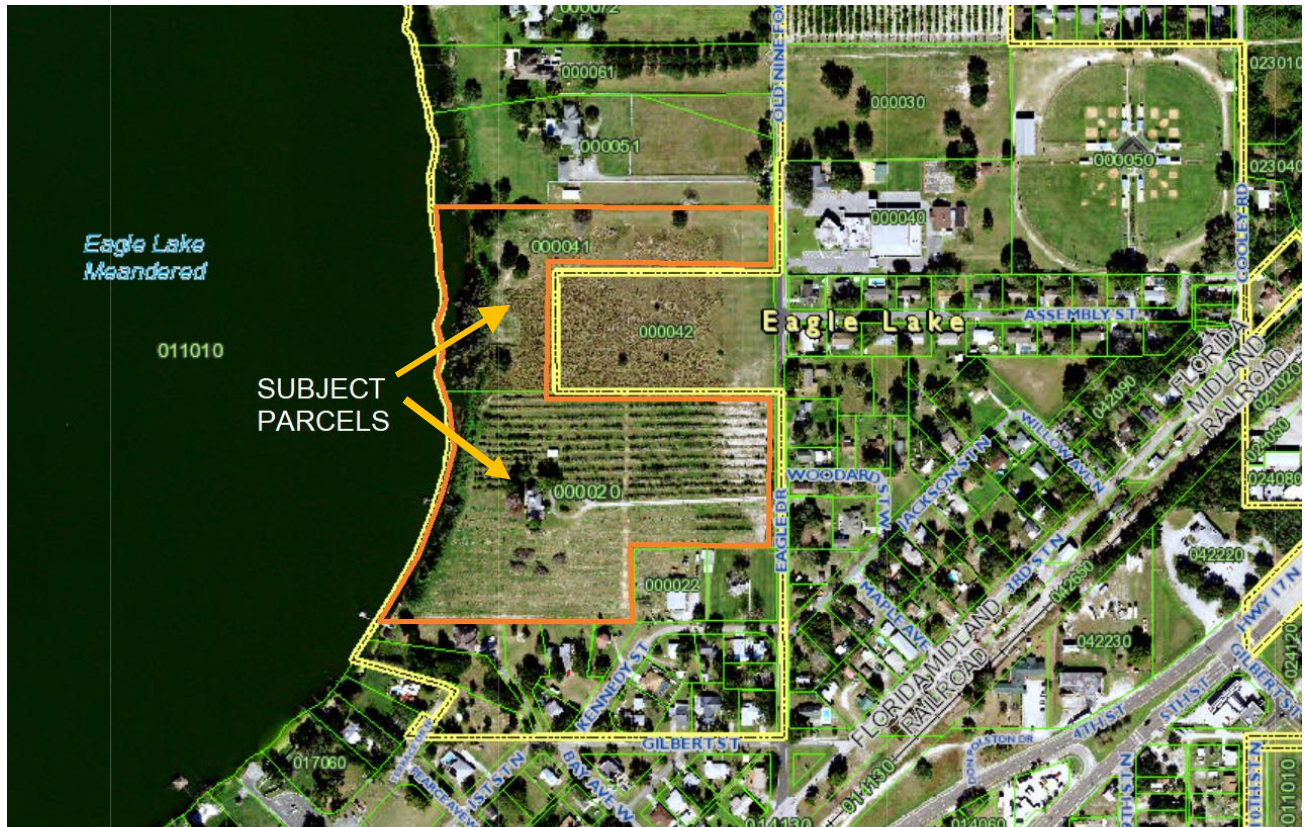


EXHIBIT C – FUTURE LAND USE

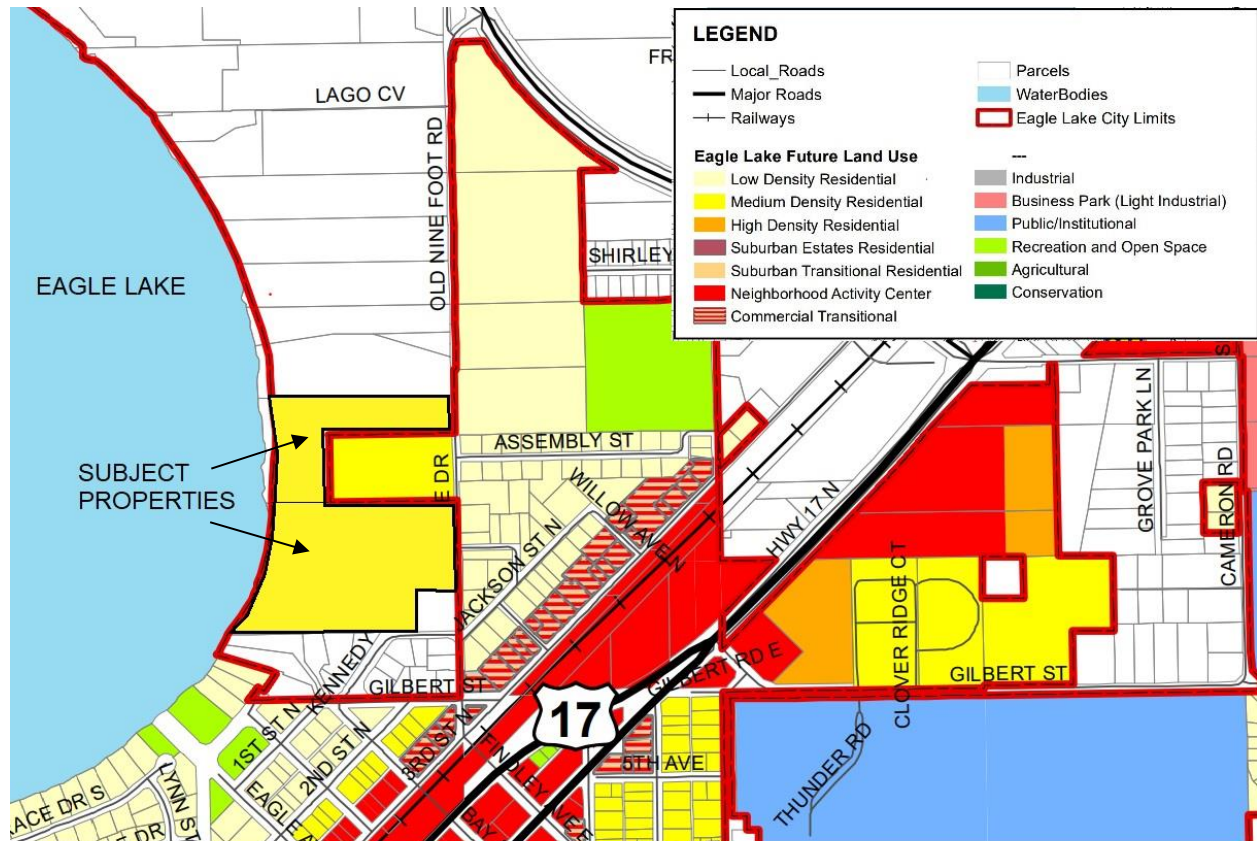


EXHIBIT D – LEGAL DESCRIPTION

LEGAL DESCRIPTION:

LAWTEY & THOMPSONS SUB PB 1 PG 18 LYING IN SECTION 1, TOWNSHIP 29, RANGE 25, AND SECTION 6, TOWNSHIP 29, RANGE 26, LOT 4 EAST 640 FEET & LOT 5 LESS NORTH 130 FEET & LESS SOUTH 10 FEET OF EAST 640 FEET.

AND

LAWTEY & THOMPSONS SUB PB 1, PG 18, SECTION 1, TOWNSHIP 29, RANGE 26 LOTS 2 & 3 LESS 1 ACRE IN SE CORNER OF 2 & LESS COMM SE CORNER OF LOT 2 N89-30-00W 208.71 FEET TO POB N89-30-00W 209.78 FEET N00-01-27W 207.53 FEET S89-30-00E 209.78 FEET S00-01-27E 207.76 TO POB.



HEALTH AND HUMAN SERVICES DIVISION

February 9, 2022

Hello City Managers,

Polk County's Housing and Neighborhood Development Office is seeking Community Development Block Grant (CDBG) Requests for Municipal Partner applications for FY2022-2023. Please submit a schedule with your application that indicates the dates of your project's public hearing and any citizen input/participation as a result of the hearing. This information will satisfy citizen participation requirements for this year's CDBG project. For planning purposes, please use the amount listed for your city below and include rollover funds from prior years.

Municipal Partners

Town of Hillcrest Heights	\$1,350
Eagle Lake	\$14,650
Frostproof	\$17,850
Mulberry	\$23,050
Dundee	\$25,200
Davenport	\$26,150
Lake Alfred	\$32,350
Auburndale	\$88,250
Bartow	\$109,600
Winter Haven	\$230,450

Each municipal partner is required by federal regulations to hold a public hearing concerning your proposed expenditure of CDBG funds. To allow sufficient time for your required public hearings, the due date for your proposal is **Noon on Friday April 1, 2022**.

Staff is available to answer questions and provide technical assistance Monday through Friday from 8 am to 5 pm. You may coordinate a meeting by emailing Victoria Starling VictoriaStarling@polk-county.net or Kelly Carter kellycarter@polk-county.net.

Sincerely,

*Tamara West*Tamara West, MPA, Manager
Housing and Neighborhood Development

Request for Municipal Partner Proposals

FY2022-2023 COMMUNITY DEVELOPMENT BLOCK GRANT

POLK COUNTY BOARD OF COUNTY COMMISSIONERS
Housing and Neighborhood Development



Proposals are due by 12:00 NOON on Friday, April 1, 2022
NO PROPOSALS WILL BE ACCEPTED AFTER THIS DEADLINE

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CDBG REGULATIONS	under separate cover

GENERAL INFORMATION

First, complete the cover sheet and assemble the required documentation. Next, develop the proposal using the following proposal guidelines. The two attachments must also be completed. To be considered for funding, four copies of these collated materials (one original and three (3) copies) must be mailed or delivered to:

Community Development Supervisor
Housing and Neighborhood Development
Post Office Box 9005, Drawer HS04
Bartow, FL 33831-9005

**Proposal submission deadline is 12:00 NOON Friday, April 1, 2022.
NO PROPOSALS WILL BE ACCEPTED AFTER THIS TIME.**

Copies may also be delivered to the Housing and Neighborhood Development (HND) offices located at 1290 Golfview Avenue, Suite 167, Bartow. HND staff will answer questions and provide technical assistance during normal working hours either in person or by phone. Call 863-534-5240 to make appointments for technical assistance.

Municipalities are required to provide sufficient opportunity for public comment on proposed projects. Input may be gained through a lay advisory board, a public hearing, or a meeting when the project is approved by the City Council. Notice of public comment should be formally advertised. Documentation of public participation must accompany the proposal.

Municipalities are encouraged to review the Federal regulations regarding administration of the CDBG. Special attention should be given to Federal and County reporting and procurement policies. The Federal government stresses accountability and achievement of measurable outcomes to meet identified needs in use of its funds by grantees and subrecipients.

COVER SHEET

Project Name:

Name of City:

Project Location (Address if available):

Brief Project Description:

Contact Person:

Address (if different)

Phone:

Name of City Manager /Authorized Representative:

Signature of Authorized Representative:

Title:

Checklist of Required Documents

- _____ Financial Audit (most recent year-end)
- _____ Completed proposal narrative with attachments
- _____ List of City Commissioners/City Council members
- _____ Job descriptions of service delivery positions for which salaries and benefits are requested
- _____ Certificate of Insurance
- _____ Construction plans (if applicable)
- _____ Appraisal report(s) for proposals involving purchase or renovation of building(s)
- _____ Documentation of public participation
- _____ Map depicting project's service benefit area
- _____ Procurement Policy (current/most recent version)

PROPOSAL GUIDELINES

A. Project Description

1. *Give a detailed explanation of what the municipality proposes to do. The description needs to include specifications such as types, sizes, and locations of buildings to be constructed or rehabilitated, materials used, how many feet of pipes, ditches, roadways or sidewalks are to be installed or improved, types of recreational equipment or fencing installed, and other information such as professional services to be procured, and whether contract or city labor is to be used. Please provide site location information which includes, but is not limited to property address, Parcel ID number, Year the structure was built (for building renovation projects), and photographs of the subject property.*

The response to this question is the most important part of the proposal and will be the basis for the Scope of Services in the contract. It will be incorporated into a project description verbatim. Accordingly, the description should include the following specifics (when applicable):

1. **Building**-Size (square footage), type (concrete block, metal frame), doors/windows/floors (type and size), renovation (number of rooms, restrooms), roofing (fiber glass/warranty, metal), accessibility ramps (length, width, landing stations).
2. **Street** - New or reconstruction, type material (base and surface), length and width, curbing/sidewalks/driveways.
3. **Sewer** -New or upgrade, type and size of sewer line, length, mains, pumps, stations, manholes, house lateral and connections.
4. **Water** – New or upgrade, type and size of water line, length, mains, house lateral and connections.
5. **Drainage** - Type (reinforced concrete pipe), length and size, number of inlets, retention areas, pump stations, horsepower.
6. **Land** - Buy or lease, ownership, size (square footage), number of parcels.
7. **Playground** - Play set type (plastic - covered galvanized, wood), landing area type (sand, mulch, synthetic), number of play stations, activity courts, lighting, irrigation, number and size of bleachers, restroom and picnic shelters.
8. **Fencing** - Type of fencing material, length and height, number of gates, usage.
9. **Equipment** - Rental (backhoe, trenchers, dozers), pumps, handrails, exercise equipment and stations.

10. **Professional services** - Architectural, engineering, appraisal, survey.
11. **Labor** - Contract or city labor or combination of both.

Discussion of budgets and project implementation should not be addressed in this section.

1. *Explain how the activity is part of a larger neighborhood improvement strategy in the municipality.*

Polk County encourages Municipal Partners to use CDBG funds to improve the quality of life in locally designated neighborhood improvement areas that have a long-term improvement strategy in place. Municipalities are required to designate such areas and to combine local and federal resources to fund the related improvements.

2. *If there is a distinct service area, please submit a map outlining the service area to ensure that the area contains predominantly low- and moderate-income persons.*

The service area may be a neighborhood, a street, a fire district, or an entire municipality, depending upon the nature of the proposal. Proposals involving public facilities or infrastructure often have a defined service area and could be designated as an area benefit project. This would qualify for funds even though many of its residents are not considered to be low/moderate income. However, in order for a project to be considered an "area-benefit project" under CDBG regulations, a majority (51% or greater) of the persons residing in the service area must receive low or moderate incomes. Submit a map outlining the project's service area to ensure it is a predominantly low- and moderate-income area.

A proposed project's service area may include a pocket of poverty within a block group that is not predominantly of low /moderate income. In this case, Housing and Neighborhood Development staff can assist in determining eligible service areas.

3. *Does your activity include the acquisition, rehabilitation, construction or reconstruction of land or building(s)? Yes_____ No_____*

Question 3 only applies if your proposed activity involves purchase of land and/or construction or renovation of buildings. **If not, skip to Section B.**

a. What is the current condition of the land/building?

This question asks for a narrative description of the current condition of the property. The intent is for the reviewers to: 1) be aware of any land use constraints that may limit use of the property; 2) be aware of any unusual environmental conditions on the property such as the presence of wetlands or hazardous materials storage; and 3) be able to document to U.S. HUD that slum and blighted conditions exist if the project is to be eligible for funding under the CDBG National Objective of slum and blight removal.

Acceptable documentation for the latter situation consists of a report by a qualified inspector detailing the condition of the building and listing what needs to be done to renovate the structure.

b. Does the municipality own the site or building? Yes____ No____

Federal funds cannot be used for improvements to private property not owned by the subrecipient. Therefore, applicants must own all properties for which improvement funds are being requested. (This does not apply if funds are being requested for acquisition; however, funds cannot be spent for improvements until the acquisition is complete.)

c. *Does the activity involve construction or rehabilitation of a building(s)?*
Yes____ No____

If the activity involves construction or rehabilitation of a building(s), provide construction plans. This information is needed to ensure that the project and proposed time frames are feasible, and that the construction budget is realistic.

d. *For activities involving acquisition, has an appraisal been made?*
Yes____ No____

If yes, attach the appraisal report.

Fair market values must be paid for property acquired utilizing Federal funds. Fair market value is determined and documented through an appraisal, and confirmed with a review appraisal.

e. *How many parcels are to be purchased?*

Information provided should clarify which parcels are being acquired.

B. Implementation Schedule

1. *What is the proposed time frame for implementation and completion? Use the attached Implementation Schedule to delineate time frames for completion of all major tasks.*

An implementation schedule is crucial to planning for the budget and proposed funding sources. The implementation schedule is the work program for completion of the project. Development of the schedule is a three-step process:

Step 1: Divide program objectives stated in the Project Description into subtasks. The project goal is considered to be a “destination on a map”. The objectives are a verbal description of the journey to reach that destination. The subtasks are the “roads” one would actually take to get there.

For example, a municipality is proposing to develop a park in a targeted neighborhood. The goal (the destination) is to revitalize or stabilize the neighborhood. The objective is to expand recreational opportunities (the description of the journey). The work program (subtasks) is what is needed to do to develop the park - acquire the land, prepare a site plan, develop construction plans and specifications, advertise and receive bids for construction and equipment, and construct the facility.

Step 2: Next, attach a time frame to each of the subtasks identified in Step 1. Establish a sequence for the subtasks -- subtask 1 is followed by subtask 2, and so on. (Remember, that some subtasks can proceed concurrently.) Next one must decide how much time is needed to complete each task. This is largely done through prior experience and combining lag times (e.g., time between ordering and delivery of equipment and site furniture). Plot the subtasks against expected timelines next. Step 3 tells how to do this.

Step 3: The attached Implementation Schedule diagramming the project's sequence of tasks will be incorporated into the contract. To complete the form, first list each of the subtasks in the left-hand column. These subtasks were developed in Step 1 above in the sequence that they will be completed. The next twelve columns represent monthly increments in your contract period. Number the months. (For example, if the contract will extend for 12 months, number the columns A1" to A12".) Next, go across each subtask's row and make a mark each month when the subtask will be going on. For example, if the first task is to acquire land, write "Land acquisition" in the left-hand column. If it will take a month between signing the purchase agreement and the closing, mark the column labeled "1" after this first entry. Now repeat this procedure for all of subtasks. What emerges is a complete picture of how the proposal will be implemented and how the subtasks relate to each other. It can then be seen if completion of one task conflicts with another; if one has planned too much for a given month; and how the tasks overlap. Necessary revisions and refinements are easily made to both. Additional copies of this schedule may be needed to describe all the proposed activities.

2. *List the milestones the municipality intends to use to ensure that the project will be implemented in a timely manner.*

The Federal government stresses accountability by measuring progress toward stated milestones. Accountability is the basis for the monitoring activities to which all grantees and subrecipients are subject. Consequently, the project must have built-in milestones. A milestone states up front that by a certain date, a certain task will be ongoing or completed. In the example given above, the milestone at the end of the first month of the contract period is the transfer of title on the land. Applicants must define the milestones of the project's implementation schedule and how its progress will be reported. **If a municipality is awarded funds, it will submit monthly reports documenting milestone completions to the Polk County Housing and Neighborhood Development Office.** Failure to do so will delay

reimbursements and may lead to termination of the contract. The monthly report is in a standardized format and will be an attachment to your contract.

3. *What provisions have been made to ensure that the project will be ready to start when funding becomes available?*

To circumvent start-up time delays, identify all tasks that may have unforeseen activities and constraints.

4. *Describe in detail the steps that will be taken to ensure the continued maintenance and operation of the proposed activity?*

In preparing the proposal, consider how the continued maintenance and operation of the activity will be financed. CDBG funds are intended for startup or seed money, not to subsidize an activity indefinitely. There is no guarantee that Federal funding will be maintained at existing levels in future years. **Thus, describe how provisions for future alternative funding sources have been established.**

C. Project Budget

1. *Provide a line-item budget using the attached Budget Summary.*

All proposals must contain line-item budgets. Should the proposal be funded, this budget will become part of the Agreement authorizing the expenditures. Be concise when completing this Summary, as it is crucial to the proposal. It will assist evaluators in discerning the projects' specific purpose and to examine its feasibility and cost-effectiveness. The budget also assists the municipality in planning details of the project.

The attached Budget Summary must be used. The first column labeled "Category" separates line items into related groups. The categories listed are typical expense groupings such as labor costs, materials, and supplies, etc. **Note that salaries and benefits can be paid for project related activities only.** The second "Line Item" column is for specific line items in each category. The next two columns are for the amounts for each line item listed under the appropriate funding source. The last column is for totaling the amounts of each line item. There is an additional row for totaling CDBG, and other funding sources amounts at the bottom of the chart.

2. *Will municipal resources be used to complete the project? Explain how this will be accomplished.*

Local resources should be used in combination with Federal funds to complete the project to ensure community reinvestment. In many cases, municipalities will contribute labor to construct public facilities or infrastructure. In answering this question, state the value of the match, as well as how the match will be accomplished. Specify this amount and all in-kind amounts such as volunteer services, donations, and city general funds, in the Budget Summary.

D. Outcome Measures

HUD, along with other public and private agencies, developed an Outcome Performance Measurement System for use by CDBG, ESG and HOME grantees. The system includes objectives, outcome measures, and indicators that describe outputs.

The objectives include:

- **Suitable Living Environment** - In general, this objective relates to activities that are designed to benefit communities, families, or individuals by addressing issues in their living environment.
- **Decent Housing** - The activities that typically would be found under this objective are designed to cover the wide range of housing possible under HOME, CDBG or ESG. This objective focuses on housing programs where the purpose of the program is to meet individual family or community needs and not programs where housing is an element of a larger effort, since such programs would be more appropriately reported under Suitable Living Environment.
- **Creating Economic Opportunities** - This objective applies to the types of activities related to economic development, commercial revitalization, or job creation.

The outcome categories include:

- **Availability/Accessibility.** This outcome category applies to activities that make services, infrastructure, public services, public facilities, housing, or shelter available or accessible to low- and moderate-income people, including persons with disabilities. In this category, accessibility does not refer only to physical barriers, but also to making the affordable basics of daily living available and accessible to low- and moderate-income people where they live.
- **Affordability.** This outcome category applies to activities that provide affordability in a variety of ways in the lives of low- and moderate-income people. It can include the creation or maintenance of affordable housing, basic infrastructure hook-ups, or services such as transportation or day care.
- **Sustainability: Promoting Livable or Viable Communities.** This outcome applies to projects where the activity or activities are aimed at improving communities or neighborhoods, helping to make them livable or viable by providing benefit to persons of low- and moderate-income or by removing or eliminating slums or blighted areas, through multiple activities or services that sustain communities or neighborhoods.

The following questions should be addressed in this section of the proposal:

1. *Which objective fits the proposed project? (Select one)*

- ☐ Creating Suitable Living Environments
- ☐ Providing Decent Affordable Housing
- ☐ Creating Economic Opportunities

2. *Which outcome measure describes the proposed project? (Select one)*

- ☐ Accessibility/Availability
- ☐ Affordability
- ☐ Sustainability

List the output indicators that relate to the type of project being proposed.

Attached to this document is a standardized list of output indicators that grantees will report on as appropriate for their chosen objectives and outcomes.

IMPLEMENTATION SCHEDULE
Attachment 1

Implementation Task	Contract Month											

BUDGET SUMMARY
Attachment 2

Category	Line Item	CDBG Funds	Match/ Other Funding Sources	Total
Salaries & benefits (service delivery or labor costs only)				
Supplies & Materials				
Consultants & professional services				
Land acquisition				
Other expenses				
Totals				

Project Site Location Information Form

Property Address:

Parcel ID Number: (You may provide a copy of the property appraiser's information for documentation)

Boundaries of the project area if proposed project covers large area: (Names of the streets to north, south, east, and west of the subject property)

Property Owner:

Year Structure Built: (if project is a renovation of an existing building):

Please provide the following to assist staff in their review of your proposed project:

Location Map

Photos of Site

Census Tract:

SPECIFIC OUTCOME INDICATORS

Attachment 3

Please select the outcome measure that supports your proposal from the examples listed below.

1) Public facility or infrastructure activities

Number of persons assisted:

- ☐ with new access to a facility or infrastructure benefit
- ☐ with improved access to a facility or infrastructure benefit
- ☐ where activity was used to meet a quality standard or measurably improved quality, report the number that no longer only have access to a substandard facility or infrastructure

2) Activities are part of a geographically targeted revitalization effort (Y/N)?

If Yes (circle one)

- a) Comprehensive
- b) Commercial
- c) Housing
- d) Other

Choose all the indicators that apply, or at least 3 indicators if the effort is (a) Comprehensive.

- ☐ Number of new businesses assisted
- ☐ Number of businesses retained
- ☐ Number of jobs created or retained in target area
- ☐ Amount of money leveraged (from other public or private sources)
- ☐ Number of low- or moderate-income (LMI) persons served
- ☐ Slum/blight demolition
- ☐ Number of LMI households assisted
- ☐ Number of acres of remediated brownfields
- ☐ Number of households with new or improved access to public facilities/services
- ☐ Number of commercial façade treatment/business building rehab
- ☐ Optional indicators a grantee may elect to use include crime rates, property value change, housing code violations, business occupancy rates, employment rates, homeownership rates (optional)

3) Number of commercial façade treatment/business building rehab (site, not target area based)

4) Homeownership Units Constructed, Acquired, and/or Acquired with Rehabilitation (per project or activity)

Total number of units

Of those:

- ☐ Number of affordable units
- ☐ Number of years of affordability
- ☐ Number qualified as Energy Star
- ☐ Number section 504 accessible
- ☐ Number of households previously living in subsidized housing

Of those affordable:

- ☐ Number occupied by elderly
- ☐ Number specifically designated for persons with HIV/AIDS
- ☐ Number specifically for chronically homeless

Number specifically designated for homeless

- ☐ Of those, number specifically for chronically homeless

5) Owner occupied units rehabilitated or improved

Total number of units:

- ☐ Number occupied by elderly
- ☐ Number of units brought from substandard to standard condition (HQS or local code)
- ☐ Number qualified as Energy Star
- ☐ Number of units brought into compliance with lead safe housing rule (24 CFR part 35)
- ☐ Number of units made accessible for persons with disabilities

6) Businesses assisted

Total businesses assisted

- ☐ New businesses assisted

Existing businesses assisted

Of those:

- ☐ Business expansions
- ☐ Business relocations

DUNS number(s) of businesses assisted

(HUD will use the DUNS numbers to track number of new businesses that remain operational for 3 years after assistance)

CDBG Regulations 24CFR 570

http://www.ecfr.gov/cgi-bin/text-idx?tpl=/ecfrbrowse/Title24/24cfr570_main_02.tpl

Title 24	Housing and Urban Development	Part / Section	
Subtitle B	Regulations Relating to Housing and Urban Development	<u>100 – 4199</u>	
Chapter V	Office of Assistant Secretary for Community Planning and Development, Department of Housing and Urban Development		<u>500 – 599</u>
Subchapter C	Community Facilities	<u>570 – 599</u>	
Part 570	<u>Community Development Block Grants</u>	<u>570.1 – 570.913</u>	
Subpart A	<u>General Provisions</u>		<u>570.1 – 570.5</u>
	§ <u>Purpose and primary objective.</u>		
	570.1		
	§ <u>Definitions.</u>		
	570.3		
	§ <u>Allocation of funds.</u>		
	570.4		
	§ <u>Waivers.</u>		
	570.5		
	<i>Subpart B [Reserved]</i>		
Subpart C	<u>Eligible Activities</u>		<u>570.200 – 570.210</u>
Subpart D	<u>Entitlement Grants</u>		<u>570.300 – 570.309</u>
Subpart E	<u>Special Purpose Grants</u>		<u>570.400 – 570.416</u>
Subpart F	<u>Small Cities, Non-Entitlement CDBG Grants in Hawaii and Insular Areas</u>		<u>570.420 – 570.442</u>
Subpart G	<u>Programs</u>		<u>570.450 – 570.466</u>
Subpart H	<u>Urban Development Action Grants</u>		<u>570.480 – 570.497</u>
Subpart I	<u>State Community Development Block Grant Program</u>		<u>570.500 – 570.513</u>
Subpart J	<u>Grant Administration</u>		<u>570.600 – 570.615</u>
Subpart K	<u>Other Program Requirements</u>		<u>570.700 – 570.712</u>
Subpart L	<u>Loan Guarantees</u>		<u>570.800</u>
Subpart M	<u>Urban Renewal Provisions</u>		<u>570.900 – 570.913</u>
Subpart N	§ <u>Urban renewal regulations.</u>		
Subpart O	<u>Performance Reviews</u>		<u>570.900 – 570.913</u>

Appendix A to Part 570

Guidelines and Objectives for Evaluating Project Costs and Financial Requirements

PUBLIC OFFICIAL OATH



I, RANDY BILLINGS, A CITIZEN OF THE STATE OF FLORIDA AND OF THE UNITED STATES OF AMERICA, AND BEING EMPLOYED AS AN OFFICIAL OF THE CITY OF EAGLE LAKE, FLORIDA AND RECIPIENT OF PUBLIC FUNDS AS SUCH EMPLOYEE OR OFFICIAL, DO HEREBY SOLEMNLY SWEAR OR AFFIRM THAT I WILL SUPPORT THE CONSTITUTION OF THE UNITED STATES AND THE STATE OF FLORIDA AND UPHOLD THE LAWS AND ORDINANCES OF THE CITY OF EAGLE LAKE.

EMPLOYEE OR PUBLIC OFFICIAL SIGNATURE

DATE:

APRIL 18, 2022

ATTEST:

SIGNATURE OF WITNESS

PUBLIC OFFICIAL OATH



I, STEVEN METOSH SR, A CITIZEN OF THE STATE OF FLORIDA AND OF THE UNITED STATES OF AMERICA, AND BEING EMPLOYED AS AN OFFICIAL OF THE CITY OF EAGLE LAKE, FLORIDA AND RECIPIENT OF PUBLIC FUNDS AS SUCH EMPLOYEE OR OFFICIAL, DO HEREBY SOLEMNLY SWEAR OR AFFIRM THAT I WILL SUPPORT THE CONSTITUTION OF THE UNITED STATES AND THE STATE OF FLORIDA AND UPHOLD THE LAWS AND ORDINANCES OF THE CITY OF EAGLE LAKE.

EMPLOYEE OR PUBLIC OFFICIAL SIGNATURE

DATE:

APRIL 18, 2022

ATTEST:

SIGNATURE OF WITNESS

PUBLIC OFFICIAL OATH



I, CORY COLER, A CITIZEN OF THE STATE OF FLORIDA AND OF THE UNITED STATES OF AMERICA, AND BEING EMPLOYED AS AN OFFICIAL OF THE CITY OF EAGLE LAKE, FLORIDA AND RECIPIENT OF PUBLIC FUNDS AS SUCH EMPLOYEE OR OFFICIAL, DO HEREBY SOLEMNLY SWEAR OR AFFIRM THAT I WILL SUPPORT THE CONSTITUTION OF THE UNITED STATES AND THE STATE OF FLORIDA AND UPHOLD THE LAWS AND ORDINANCES OF THE CITY OF EAGLE LAKE.

EMPLOYEE OR PUBLIC OFFICIAL SIGNATURE

DATE:

APRIL 18, 2022

ATTEST:

SIGNATURE OF WITNESS

PEACE RIVER PROJECT INTERLOCAL WATER PLANT CONSENT AGREEMENT

THIS PEACE RIVER PROJECT INTERLOCAL WATER PLANT CONSENT AGREEMENT (the "Agreement") is made and entered into as of the Effective Date as hereinafter defined, by and among the Polk Regional Water Cooperative ("Cooperative"), whose address is 330 W. Church Street, Bartow, FL 33830, City of Auburndale whose address is P.O. Box 186, Auburndale, FL 33823, the City of Bartow whose address is P.O. Box 1069, Bartow, FL 33831, the City of Davenport whose address is P.O. Box 125, Davenport, FL 33836, the City of Eagle Lake whose address is P.O. Box 129, Eagle Lake, FL 33839, the City of Fort Meade, Florida, a Florida municipal corporation, whose address is P.O. Box 856, Fort Meade, FL 33841, the City of Frostproof whose address is P.O. Box 308, Frostproof, FL 33843, the City of Haines City whose address is 620 E. Main Street, Haines City, FL 33844, the City of Lake Alfred whose address is 120 E. Pomelo Street, Lake Alfred, FL 33850, the City of Lakeland whose address is 228 S. Massachusetts Ave., Lakeland, FL 33801, the City of Lake Wales whose address is P.O. Box 1320, Lake Wales, FL 33859, the City of Mulberry whose address is P.O. Box 707, Mulberry, FL 33860, Polk City, Florida, a Florida municipal corporation, (fka "City of Polk City") whose address is 123 Broadway Blvd SE, Polk City, FL 33868, the City of Winter Haven whose address is P.O. Box 2277, Winter Haven, FL 33883, the Town of Dundee whose address is P.O. Box 1000, Dundee, FL 33838, the Town of Lake Hamilton whose address is P.O. Box 126, Lake Hamilton, FL 33851 and Polk County ("Polk County"), a charter county and political subdivision of the State of Florida, whose address is P.O. Box 9005, Bartow, Florida 33831, individually also referred to as a "Party" and collectively referred to as the "Parties".

RECITALS

1. The parties entered into that Interlocal Agreement relating to the Establishment of the Polk Regional Water Cooperative effective June 1, 2016 (hereafter "Charter Interlocal Agreement.")
2. The purpose of the Charter Interlocal Agreement is to create and establish a separate legal entity, public agency and unit of special purpose local government, pursuant to §§ 163.01(7)(g) and 373.713, Florida Statutes, with all of the privileges, benefits, powers and terms provided in the Charter Interlocal Agreement and by law.
3. In its Preamble, the Charter Interlocal Agreement states that "The intent of the Cooperative is to support the right of the Member Governments to keep their existing permitted allocations and to advocate on behalf of the Member Governments with federal, state, regional or local authorities, including, but not limited to legislative bodies and executive agencies regarding matters within the scope of the responsibilities assigned to the Cooperative under this Interlocal Agreement."

4. Pursuant to § 1.04(K) of the Charter Interlocal Agreement, the Member Governments agreed that the Cooperative may not exercise any power granted under this Interlocal Agreement within the water service territory of a Member Government so as to interfere with said Member Government's existing water distribution and treatment facilities, existing consumptive use permits or existing water supplies, except with the consent of the Member Government.

5. Section 1.04(K) also provided that this provision is supplemental to and shall not be interpreted as limiting the restrictions placed on the Cooperative's exercise of power by Sections 1.04(J), 2.07(D), 2.11(E) and 2.11(F) of the Charter Interlocal Agreement.

6. The Preamble and §§ 1.04(J), 1.04(K), 2.01(B), 2.06(A)(35), and 2.06(D) contained in the Charter Interlocal Agreement provides that the Water Cooperative shall advocate and support on behalf of the Member Governments with federal, state, regional or local authorities, including, but not limited to legislative bodies and executive agencies regarding matters within the scope of the responsibilities assigned to the Cooperative under this Interlocal Agreement, including, but not limited to supporting the right of the Member Governments to keep their existing permitted allocations.

7. But for the obligation to refrain from entering the water service territories or interfere with existing water distribution and treatment facilities, existing water use permits, or existing water supplies, the City of Fort Meade would not have entered into the Charter Interlocal Agreement.

8. The Peace River/Land Use Transmission Project (hereafter "Peace River Project") is one of the Combined Projects identified in the Combined Projects Implementation Agreement.

9. Portions of the Peace River Project may be located in the City of Fort Meade's exclusive chapter 180 Utility Service Area for all water-related utilities created by Fort Meade Ordinance No. 00-26 ("Ordinance No. 00-26"), codified as §§ 24-3 and 24-4 of Article I, Chapter 24, City of Fort Meade City Code.

10. The City of Fort Meade has borrowed significant debt based upon the assumption and representation that its exclusive Utility Service Area shall remain free of other utilities.

11. As a condition of granting its consent to the permitting, construction and operation of the Peace River Project in its exclusive Utility Service Area, the Parties agree to the terms and conditions set forth in this Agreement.

12. The purpose of this Agreement is to protect the City of Fort Meade's rights with regards to the permitting, construction operation of the Peace River Project and to provide Fort Meade's consent to the permitting, construction and operation of the Peace River Project.

NOW, THEREFORE, in consideration of the mutual covenants herein contained and for other good and valuable consideration, each to the other, receipt of which is hereby acknowledged, the Parties hereby agree, stipulate and covenant as follows:

SECTION 1. RECITALS. The above Recitals are true and correct, and form a material part of this Agreement.

SECTION 2. DEFINITIONS. As used in this Agreement, the following terms shall have the following meanings, unless the context clearly requires otherwise:

1.1 “Agreement” means this Peace River Project Interlocal Water Plant Consent Agreement, as may be amended or restated from time to time.

1.2 “Charter Interlocal Agreement” means that Interlocal Agreement creating the Cooperative, with an effective date of June 1, 2016, including any amendments and supplements thereto.

1.3 “Combined Projects Implementation Agreement” means the Combined Projects Implementation Agreement with an effective date of May 1, 2017, including any amendments thereto.

1.4 “Cooperative” shall have the same meaning as in the Charter Interlocal Agreement. Pursuant to and in accordance with the Charter Interlocal Agreement, all powers, privileges, and duties vested in or imposed on the Cooperative with regards to the approval and implementation of the Project shall be exercised by the Project Board. Accordingly, references to the “Cooperative” within this Agreement pertaining to the exercise of such powers, privileges, and duties are understood as resulting from the Project Board’s exercise of such authority by and on behalf of the Polk Regional Water Cooperative. For purposes of this Agreement, the Cooperative acts through the Project Board for the Combined Projects Implementation Agreement.

1.5 “Director” shall have the same meaning as in the Charter Interlocal Agreement. For purposes of this Agreement, Directors shall be Directors and/or alternates appointed by the Combined Projects Implementation Agreement Project Participants.

1.6 “District” means the Southwest Florida Water Management District.

1.7 “Effective Date” means the date the Agreement takes legal effect as specified in Section 5.

1.8 “Project Board” shall have the same meaning as in the Charter Interlocal Agreement. The Project Board for the Peace River Project will consist of

Directors and/or alternates appointed by the Project Participants to the Combined Projects Implementation Agreement.

1.9 “Project Permits” means all permits, licenses or other third-party approvals necessary or convenient for the acquisition, construction, management or operation of the Peace River Project.

SECTION 2. PURPOSE OF THE AGREEMENT; EFFECT UPON OTHER AGREEMENTS. This Agreement governs the terms and conditions applicable to the City of Fort Meade’s grant of consent to the permitting and construction of the Peace River Project in the City of Fort Meade’s exclusive Utility Service Area. While the Parties to this Agreement have not yet decided to implement the Peace River Project, the terms and conditions of this Agreement shall govern over conflicting terms and conditions of the Combined Project Implementation Agreement with regards to the Peace River Project. Any other agreement between some or all of the Parties not specifically referenced herein is not intended to be changed or affected by this Agreement. Additionally, nothing in this Agreement is intended to change any existing agreement, permit and/or other similar administrative matters between the District and any Party.

SECTION 3. CONSTRUCTION OF TERMS. Terms defined in a given number, tense or form shall have the corresponding meaning when used in this Agreement with initial capitals in another number, tense or form. References containing terms such as “hereof,” “herein,” “hereto,” “hereinafter” and other terms of like import are not limited in applicability to the specific provision within which such references are set forth, but instead refer to this Agreement taken as a whole. “Includes” or “including” shall not be deemed limited to the specific enumeration of items, but shall be deemed without limitation. The term “or” is not exclusive. The headings contained in this Agreement are solely for the convenience of the Parties. Accounting terms used but not defined herein have the meanings given to them under generally accepted accounting principles in the United States of America consistently applied throughout the specified period and in the immediately comparable period.

SECTION 4. REPRESENTATIONS OF THE PARTIES. As of the Effective Date, each Party makes the following representations (no representation is made by any Party for another Party):

4.1 Status of the Parties. The Parties are each duly organized, validly existing and in good standing under the laws of the State of Florida and are each duly qualified and authorized to satisfy their responsibilities pursuant to this Agreement.

4.2 Authority to Enter Agreement. The Parties each have the power, authority and legal right to enter into and perform the obligations set forth in this Agreement, and the execution and delivery and performance hereof by the Parties: (1) has been duly authorized by the governing authority of each of the Parties; (2) does not require any consent or referendum of the voters; and, (3) does not constitute a default under, or result in the creation of any lien, charge, encumbrance or security interest upon,

the assets of the Parties under any agreement or instrument to which the Parties and their assets may be bound or affected, except as otherwise provided herein.

4.3 Validity of the Contract. This Agreement has been duly entered into and delivered by the Parties as of the Effective Date, constitutes a legal, valid and binding obligation of the Parties, fully enforceable in accordance with its terms, except to the extent that the enforceability of this Agreement may be limited by any applicable bankruptcy, moratorium, reorganization or other similar laws affecting creditor's rights generally, or by the exercise of judicial discretion in accordance with general principles of equity.

4.4 Pending Litigation. There is no action, suit or proceeding, at law or in equity, before or by any court or governmental authority, pending against any Party, wherein an unfavorable decision, ruling or finding would materially and adversely affect the performance by any Party of their obligations hereunder or the other transactions contemplated hereby, or which, in any way, would adversely affect the validity or enforceability of the Agreement.

SECTION 5. TERM AND TERMINATION. The term of this Agreement shall begin on the Effective Date and remain in effect, unless terminated by written agreement of all the Parties.

SECTION 6. CONSENT TO FILE PERMITS, DESIGN & CONSTRUCT PEACE RIVER PROJECT. Pursuant to § 180.06, Florida Statutes, the City of Fort Meade hereby grants its consent to the Cooperative acting through the Project Board to apply for and obtain all required Project Permits for the Peace River Project and, to design, construct, maintain and operate the Peace River Project (hereafter "City Consent") subject to the following terms and conditions:

6.1 The Parties hereby covenant and agree that they shall take no action or fail to take an action that will result in the loss or reduction of the City of Fort Meade's permitted water use allocation of 759,500 gallons per day, annual average, 1,169,600 gallons per day, peak month and 759,500 gallons per day, drought annual average (hereinafter "Fort Meade Permitted Allocation") authorized by Water Use Permit No. 20 000645.008 dated April 10, 2014 (hereafter "Fort Meade Water Use Permit").

6.2. The Parties shall not interfere with Fort Meade Water Use Permit or existing water, wastewater, or reclaimed water facilities of Fort Meade, except as may otherwise be consented to in writing by Fort Meade under this Agreement or some other contract.

6.3 The Parties shall not include, list, or seek, either verbally or in writing, any portion of the City of Fort Meade's exclusive Utility Service Area as described in Ordinance No. 00-26 as being a part of the need or to be served in any capacity by the Peace Project in any application for a Project Permit, including but not limited to the water

use permit/allocation applicable to the Peace River Project, nor shall they serve or offer to provide any water service within the City of Fort Meade's exclusive Utility Service Area.

6.4 In seeking to obtain any consumptive/water use permit for the Peace River Project, the Parties shall have an affirmative duty to seek to include a condition that specifies that the said permitted water use is not and does not and will not be used as substitute for the Fort Meade Permitted Allocation.

6.5 The Parties shall cooperate with each other and no Party to this Agreement shall interfere with the ability of the Cooperative acting through the Project Board to obtain, maintain and comply with any Project Permits so long as that Project Permit does not interfere with the Fort Meade Water Use Permit.

6.6 No Party to this Agreement shall purposefully submit information to a regulatory agency that conflicts with information submitted by the Cooperative acting through the Project Board in support of any application for a Project Permit for the Peace River Project, unless the Project Permit directly threatens an existing legal right of a Peace River Project Participant to use the water resources of the state, in existence prior to the date of the Project Permit.

6.7 No Party to this Agreement shall legally challenge or support any legal challenge against any proposed or final agency action or any legal instrument with regard to the Peace River Project Permit sought by the Cooperative acting through the Project Board, unless the proposed Project Permit directly threatens an existing legal right of a Peace River Project Participant to use the water resources of the state, in existence prior to the date of the application for the Project Permit.

6.8 A Member Government of the Cooperative that is not a Party to this Agreement is not responsible, either directly or indirectly, for compliance with the terms and conditions of any Project Permits nor shall it be liable or responsible, either directly or indirectly, for compliance with the terms and conditions of any Project Permits nor shall it be liable or responsible, either directly or indirectly, for any fines, penalties or damages associated with any Project Permits.

6.9 No Party shall take any action or fail to take an action that results in the City of Fort Meade being unable to utilize its existing constructed water treatment plant and wells.

6.10 Should the District reduce or terminate the Fort Meade Permitted Allocation as the proximate result of the permitting, construction or operation of the Peace River Project, after the conclusion of all legal proceedings, including but not limited to exhaustion of all reasonable and ethically justifiable appeals, then the Parties shall be responsible for the costs of replacing any such reduced or terminated Fort Meade Permitted Allocation from one of the Alternative Water Supply Projects implemented by the Cooperative.

SECTION 7. DISPUTE RESOLUTION. If there is a dispute between two or more Parties arising out of or related to this Agreement which cannot be resolved, then unless it shall be unreasonable to do so or an emergency situation or necessity dictates otherwise, before proceeding to the default and remedy provisions of this Agreement in Section 8, the affected Parties (“Mediating Parties”) shall attempt to resolve the dispute by non-binding mediation. The mediation will be conducted by a mediator mutually agreeable to all Mediating Parties who has experience in mediating disputes of a similar nature. The Mediating Parties will use a procedure agreeable to those Parties and the mediator. The Mediating Parties will mediate in good faith, and will be bound by any resulting mediation agreement that is approved by the governing body for each Party, equally share the costs of mediation and timely pay same. Mediation will commence within thirty (30) days after the date a Party requests mediation of a dispute, or if the agreed mediator is not available within that time period, then at the first opportunity the agreed mediator is available. A Party may not commence litigation of the dispute pursuant to Section 8 until (a) the mediator has declared the Mediating Parties are at an impasse, or (ii) one or all Mediating Parties have terminated the mediation. Among other matters the Parties intend this mediation process as an alternative to the conflict resolution procedure described in the Florida Governmental Conflict Resolution Act, Chapter 164, Florida Statutes.

SECTION 8. DEFAULT AND REMEDY. If any Party fails to observe, comply with, perform or maintain in any material way any term, covenant, condition, duty, obligation, representation or warranty contained or arising under this Agreement, such action shall constitute a default and the other Parties may seek remedies set forth herein, if that default is not timely cured within thirty (30) days, unless such default is capable of being cured within thirty (30) day, in which case the Party must cure the default as soon as practicable. Recognizing the Project Participants’ paramount need for a safe and dependable water supply, the Parties agree that the exclusive remedy for default under this Agreement shall be for the non-defaulting Parties to individually or jointly seek specific performance arising from such default.

SECTION 9. SOVEREIGN IMMUNITY AND INDEMNIFICATION. The Parties intend to avail themselves of the benefits of Section 768.28, Florida Statutes, and any other statute and common law governing sovereign immunity to the fullest extent possible and nothing herein shall be construed as a waiver of sovereign immunity by these Parties. Additionally, Parties other than the Cooperative are not jointly or severally liable for any torts attributable to the Cooperative and only the Cooperative shall be liable for torts attributable to it or for the torts of its officers, agents, attorneys or employees under this Agreement, and then only to the extent of the waiver of sovereign immunity or limitation specified in Section 768.28, Florida Statutes, regardless of whether such claims are grounded in contract, statute, tort, negligence, product liability, strict liability, or otherwise. Finally, the Cooperative agrees to indemnify and hold the other Parties harmless from any injury that the Cooperative, the Project Board or its officers, agents, attorneys, employees or invitees sustain while carrying out the Cooperative’s obligations under this Agreement.

SECTION 10. APPLICABLE LAW, VENUE AND WAIVER OF JURY TRIAL.

This Agreement and the rights and obligations of the Parties are to be governed by, construed and interpreted in accordance with the laws of the State of Florida. In the event of any legal proceeding arising under this Agreement, the exclusive venue for such proceeding shall be either in a State court of competent jurisdiction located in Polk County, Florida or the United States District Court in and for the Middle District of Florida, Tampa Division. In any such legal proceeding, the Parties hereby consent to trial by the court and waive the right to a jury trial as to any issues that are triable before a jury.

SECTION 11. NOTICES.

11.1 All notices provided for in this Agreement must be in writing and shall be sufficient and deemed to be given when sent by certified mail or registered mail, return receipt requested. A copy shall also be sent to the Party by email. All notices shall be delivered or sent to the Parties at their respective addresses shown in the Combined Projects Implementation Agreement.

11.2 All notices shall also be sent to the Project Board.

11.3 Any Party, may, by notice in writing given to the others, designate any further or different addresses to which subsequent notices, certificates or other communications shall be sent. Any notice shall be deemed given on the date such notice is delivered by hand (or facsimile transmission) or three (3) days after the date mailed.

SECTION 12. DISCLAIMER OF THIRD-PARTY BENEFICIARIES. This Agreement is solely for the benefit of the Parties and no right or cause of action shall accrue to or for the benefit of anyone that is not a Party hereto. Nothing in this Agreement, expressed or implied, is intended or shall be construed to confer upon or give any person or entity, other than the Parties any right, remedy or claim under or by reason of this Agreement or any provisions or conditions hereof; and all of the provisions, representations, covenants and conditions herein contained shall inure to the sole benefit of and shall be binding upon the Parties.

SECTION 13. AMENDMENT. The Agreement may only be amended in writing executed by all the Parties.

SECTION 14. WAIVER. No failure by a Party to exercise any right, power or privilege under this Agreement is a waiver of that or any other right, power or privilege under this Agreement, except as otherwise expressly set forth in the Agreement.

SECTION 15. SEVERABILITY. If any provision of this Agreement is found by a court of competent jurisdiction to be invalid, it shall be considered deleted, and shall not invalidate the remaining provisions. However, if the deleted language is considered a key provision of the Agreement, the Parties must agree to a substitute provision that will accomplish the intent of the Parties. If the Parties cannot agree to a substitute provision

within ninety (90) days of the determination by the court, then the Agreement shall be deemed terminated.

SECTION 16. ENTIRE AGREEMENT. This Agreement, including Exhibits, constitutes the entire contract among the Parties pertaining to the subject matter hereof, and there are no warranties, representations or other agreements in connection with the subject matter hereof, except as specifically set forth herein.

SECTION 17. EXECUTION OF DOCUMENTS. This Agreement shall be executed in multiple duplicate copies, any of which shall be regarded for all purposes as an original and all of which shall constitute one and the same instrument.

SECTION 18. AMBIGUITY. The Parties agree that each has played an equal part in negotiation and drafting of this Agreement, and in the event ambiguity should be asserted or realized in the interpretation or construction of this Agreement, the result of such ambiguity shall be equally assumed and realized by each Party.

SECTION 19. RELATIONSHIP OF THE PARTIES. Nothing herein shall make any Party a partner or joint venturer or create any fiduciary relationship among the Parties.

SECTION 20. GOOD FAITH. The Parties hereto agree to exercise good faith and fair dealings in respect to all matters relating to this Agreement.

SECTION 21. FURTHER ASSURANCES. The Parties shall use all reasonable efforts to provide such information, execute such further instruments and documents and take actions as may be reasonably requested by another Party and not inconsistent with the provisions of this Agreement and not involving the assumption of obligations or liabilities different from, in excess of, or in addition to those expressly provided for in this Agreement to carry out the intent of this Agreement.

SECTION 22. PUBLIC RECORDS. Should any Party assert any exemption to, or inapplicability of, the requirements of Chapter 119 and related statutes, the burden and cost of establishing such an assertion, by way of injunctive or other relief as provided by law, shall be upon that Party. The Parties shall allow public access to all Project documents and materials that are subject to the requirements of Chapter 119, Florida Statutes or claim that a document does not constitute a public record, the burden of establishing such an exemption or excluding a document as a public record, by way of injunctive or other relief as provided by law, shall be upon the Party asserting the exemption or the claim that a document does not constitute a public record. Additionally, nothing in this Agreement shall be construed nor is intended to, expand the scope of Chapter 119, Florida Statutes or make into a public record a document that is not a public record under the applicable law.

SECTION 23. NON-PARTICIPATING MEMBER GOVERNMENTS. This Agreement is not binding upon and cannot negatively affect a Member Government, who

is not a Party to the Agreement nor shall a Member Government, who is not a Party to the Agreement, incur any liability under this Agreement solely by virtue of being a Member Government of the Cooperative.

IN WITNESS WHEREOF, the undersigned have caused this Agreement to be duly executed and entered into as of the Effective Date:

CITY COMMISSION OF THE
CITY OF AUBURNDALE, FLORIDA

By: _____
Timothy J. Pospichal, Mayor

Date: _____

ATTEST:

By: _____
Shirley Lowrance, City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Fredrick J. Murphy, Jr., City Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

CITY COMMISSION OF THE
CITY OF BARTOW, FLORIDA

By: _____
Scott Sjoblom Coler, Mayor

Date: _____

ATTEST:

By: _____
Jacqueline Poole, City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Sean Parker, City Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

CITY COMMISSION OF THE
CITY OF DAVENPORT, FLORIDA

By: _____
H. B. Robinson, III, Mayor

Date: _____

ATTEST:

By: _____
Rachel Castillo, City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Thomas A. Cloud, City Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

CITY COMMISSION OF THE
CITY OF EAGLE LAKE, FLORIDA

By: _____
Cory Coler, Mayor

Date: _____

ATTEST:

By: _____
Dawn Wright, City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Thomas A. Cloud, City Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

CITY COMMISSION OF THE
CITY OF FORT MEADE, FLORIDA

By: _____
Samuel Berrien, Mayor

Date: _____

ATTEST:

By: _____
Melissa Cannon, Deputy City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Thomas A. Cloud, City Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

CITY COMMISSION OF THE
CITY OF FROSTPROOF, FLORIDA

By: _____
Jon Albert, Mayor

Date: _____

ATTEST:

By: _____
Audrey Figel, City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Albert C. Galloway, Jr., City Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

CITY COMMISSION OF THE
CITY OF HAINES CITY, FLORIDA

By: _____
Morris L. West, Mayor

Date: _____

ATTEST:

By: _____
Erica Anderson, City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Frederick J. Reilly, City Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

CITY COMMISSION OF THE
CITY OF LAKE ALFRED, FLORIDA

By: _____
Nancy Z. Daley, Mayor

Date: _____

ATTEST:

By: _____
Linda Bourgeois, City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Frederick J. Murphy, City Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

CITY COMMISSION OF THE
CITY OF LAKE WALES, FLORIDA

By: _____
Eugene L. Fultz, Mayor

Date: _____

ATTEST:

By: _____
Jennifer Nanek, City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Albert C. Galloway, Jr., City Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

CITY COMMISSION OF THE
CITY OF LAKELAND, FLORIDA

By: _____
William "Bill" Mutz, Mayor

Date: _____

ATTEST:

By: _____
Kelly Koos, City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Palmer Davis, City Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

CITY COMMISSION OF THE
CITY OF MULBERRY, FLORIDA

By: _____
George H. Hatch, Mayor

Date: _____

ATTEST:

By: _____
Sharon Lauther, City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Frederick J. Murphy, City Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

POLK CITY, FLORIDA, a Florida Municipal Corporation

By: _____
Joseph LaCascia, Mayor

Date: _____

ATTEST:

By: _____
Patricia R. Jackson, City Clerk

APPROVED AS TO FORM & LEGALITY:

Thomas A. Cloud, City Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

CITY COMMISSION OF THE
CITY OF WINTER HAVEN, FLORIDA

By: _____
Bradley T. Dantzler, Mayor

Date: _____

ATTEST:

By: _____
Vanessa Castillo, City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Frederick J. Murphy, City Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

TOWN COMMISSION OF THE
TOWN OF DUNDEE, FLORIDA

By: _____
Samuel Pennant, Mayor

Date: _____

ATTEST:

By: _____
Jenn Garcia, City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Frederick J. Murphy, Town Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

TOWN COMMISSION OF THE
TOWN OF LAKE HAMILTON, FLORIDA

By: _____
Michael Kehoe, Mayor

Date: _____

ATTEST:

By: _____
Brittney Sandovalsoto, City Clerk

APPROVED AS TO FORM AND CORRECTNESS:

Jeffrey Dawson, Town Attorney

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

ATTEST:
of

POLK COUNTY, a political subdivision
The State of Florida
as a Project Participant.

Stacy M. Butterfield
Clerk to the Board of County Commissioners

By:

By: _____
Deputy Clerk

W.C. Braswell, Chair
Board of County Commissioners

Dated and signed by the Chairman: _____

Reviewed as to form and legal sufficiency:

County Attorney's Office

IN WITNESS WHEREOF, the undersigned has caused this Agreement to be duly executed and entered into as of the Effective Date.

POLK REGIONAL WATER COOPERATIVE

By: _____
George Lindsey, Vice-Chair

Date: _____

ATTEST:

By: _____
William "Bill" Mutz, Secretary/Treasurer

APPROVED AS TO FORM AND CORRECTNESS:

Edward P. de la Parte, Jr., Legal Counsel

CITY OF EAGLE LAKE
REGULAR CITY COMMISSION MEETING
MONDAY, MARCH 7, 2022
7:00 P.M.
TO BE HELD IN THE COMMISSION CHAMBERS
675 E EAGLE AVE
EAGLE LAKE, FLORIDA 33839

I. CALL TO ORDER

City Manager Ernharth called the meeting to order at 7:00 p.m.

II. INVOCATION

Commissioner Metosh gave the invocation.

III. PLEDGE OF ALLEGIANCE TO THE FLAG

The Commission and audience said the Pledge of Allegiance to the Flag.

IV. ROLL CALL

PRESENT: Billings, Metosh, Clark

ABSENT: Wilson, Coler

City Clerk Wright advised Mayor Coler advised he would not be at the meeting tonight.

City Clerk Wright advised Commissioner Wilson was unable to attend the meeting due to medical issues.

MOTION was a made by Commissioner Metosh and seconded by Commissioner Clark to excuse Mayor Coler and Commissioner Wilson from the meeting.

The vote was as follows:

AYES: 3

NAYS: 0

Staff Present: City Manager Ernharth, Attorney Maxwell, City Clerk Wright

Due to the Mayor Coler and Vice Mayor Wilson being absent; it was the consensus of the Commission to have City Manager Ernharth direct the meeting.

V. AUDIENCE

There were no comments from the audience.

VI. SPECIAL PRESENTATIONS/RECOGNITIONS/PROCLAMATIONS, REQUESTS

A. Staff Reports

Deputy Register updated the Commission regarding the events that have occurred in the city.

B. City Manager Report

City Manager Ernharth requested approval to pay off the USDA 2010 Water System Revenue Bonds (Water Meter Bonds) in the amount of \$87,599.23.

MOTION was made by Commissioner Metosh and seconded by Commissioner Clark to approve paying of the USDA 2010 Water System Revenue Bonds (Water Meter Bonds) in the amount of \$87,599.23 to be paid out of the utility fund.

City Manager Ernharth asked for audience and Commission discussion; there was none.

The roll call vote was as follows:

AYES: Billings, Metosh, Clark

NAYS: None

C. Consideration of the appointment of Raquel Martinez as an Alternate to the Planning Commission

MOTION was made by Commissioner Metosh and seconded by Commissioner Billings to approve the appointment of Raquel Martinez as an Alternate to the Planning Commission.

The vote was as follows:

AYES: 3

NAYS: 0

VII. PUBLIC HEARINGS

- A. Consideration of the second reading of Ordinance No.: O-22-02, An Ordinance Amending the City of Eagle Lake Comprehensive Plan to Revise and Update the Plan to Address Changes in Florida Statutes, to Update Dates for Completion of Specific Requirements, to Clean up Duplicate Sections, to Update Maps to Reflect City Limit Expansions, and to Remove the Administrative and Technical Support Sections from the Document; Repealing all Ordinances in Conflict Herewith and Providing an Effective Date.** effective upon second reading

Attorney Maxwell read Ordinance No.: O-22-02 by title only.

MOTION was made by Commissioner Metosh and seconded by Commissioner Billings to table Ordinance No.: O-22-02 to April 18, 2022.

City Manager Ernharth asked for audience and Commissioner discussion; there was none.

The vote was as follows:

AYES: 3

NAYS: 0

- B. Consideration of the first reading of Ordinance No.: O-22-04, An Ordinance of the City of Eagle Lake, Florida, Relating to Conservation; Creating Section 5-4 of the Code of Ordinances of the City of Eagle Lake to be Entitled "Water Conservation for Efficient Indoor Plumbing Requirements, Landscaping Design and Installation Standards, and Irrigation System Design and Installation Standards"; Providing Procedures and Standards for the Use of Water Efficient Plumbing in New Construction, and the Design and Installation of New Irrigation Systems;**

Providing Standards for Irrigation System Maintenance; Providing for Exemptions, Alternative Compliance and Enforcement; Providing for Codification; Providing for Conflicts; Providing for Severability and Providing an Effective Date.

Attorney Maxwell read Ordinance No.: O-22-04 by title only.

MOTION was made by Commissioner Metosh and seconded by Commissioner Billings to approve Ordinance No.: O-22-04.

City Manager Ernharth asked for audience and Commissioner discussion; there was none.

The roll call vote was as follows:

AYES: Billings, Metosh, Clark

NAYS: None

- C. Consideration of the second reading of **Ordinance No.: O-22-05**, An Ordinance of the City of Eagle Lake, Florida Extending the Corporate Limits of the City of Eagle Lake, to Include therein Additional Territory Lying Contiguous and Adjacent to the Present Boundaries of the City of Eagle Lake; Describing said Additional Territory; Repealing all Ordinances Conflicting Herewith and Providing an Effective Date. (General Location: Two parcels of land totaling approximately 19.96 acres in size, lying West of N. Eagle Drive and East of Eagle Lake, with a Street Address of 0 Eagle Drive and 555 Eagle Drive, Eagle Lake, Florida 33839) Donley Property

Attorney Maxwell read Ordinance No.: O-22-05 by title only.

MOTION was made by Commissioner Metosh and seconded by Commissioner Billings to approve Ordinance No.: O-22-05.

City Manager Ernharth asked for audience and Commissioner discussion; there was none.

The roll call vote was as follows:

AYES: Billings, Metosh, Clark

NAYS: None

- D. Consideration of the second reading of **Ordinance No.: O-22-07**, An Ordinance of the City Commission of Eagle Lake, Florida, Consenting to the Inclusion of the Entire Territory Within the Municipal Boundaries of the City into a Polk County Municipal Service Benefit Unit; providing for Intent, Purpose and Effect; Providing for the Repeal of Laws in Conflict; Providing for Severability; and Providing an Effective Date.

Attorney Maxwell read Ordinance No.: O-22-07 by title only.

MOTION was made by Commissioner Metosh and seconded by Commissioner Billings to approve Ordinance No.: O-22-07.

City Manager Ernharth asked for audience and Commissioner discussion; there was none.

The roll call vote was as follows:

AYES: Billings, Metosh, Clark

NAYS: None

- E. Consideration of the second reading of **Ordinance No.: O-22-08**, An Ordinance of the City of Eagle Lake, Florida Establishing the Eagle Hammock Community Development District Pursuant to Chapter 190, Florida Statutes (2021); Providing a Title; Providing Findings; Creating and Naming the District; Describing the External boundaries of the District; Designating Five Persons to Serve as the initial Members of the District's Board of Supervisors; Providing a Severability Clause; and Providing an Effective Date.

Attorney Maxwell read Ordinance No.: O-22-08 by title only.

MOTION was made by Commissioner Metosh and seconded by Commissioner Clark to approve Ordinance No.: O-22-08 include pre-filed the testimony and affidavit of publication.

City Manager Ernharth asked for audience and Commissioner discussion; there was none.

The roll call vote was as follows:

AYES: Billings, Metosh, Clark

NAYS:

VIII. OLD BUSINESS

There was no old business.

IX. NEW BUSINESS

- A. Consideration of **Resolution No. R-22-04**, A Resolution by the City of Eagle Lake recognizing the 50th Anniversary of the Florida Association of City Clerks (FACC) and Honoring this Achievement.

Attorney Maxwell read Resolution No.: R2-22-04 by title only.

MOTION was made by Commissioner Metosh and seconded by Commissioner Clark to approve Resolution No.: R-22-04.

City Manager Ernharth asked for audience and Commissioner discussion; there was none.

The vote was as follows:

AYES: 3

NAYS: 0

- B. Consideration of Amended and Restated Implementation Agreement Southeast Wellfield Project (Polk Regional Water Co-Operative)

MOTION was made by Commissioner Metosh and seconded by Commissioner Billings to approve Amended and Restated Implementation Agreement Southeast Wellfield Project (Polk Regional Water Co-Operative).

City Manager Ernharth asked for audience and Commissioner discussion; there was none.

The vote was as follows:

AYES: 3

NAYS: 0

Scrivener's error corrected in title. Title was listed as Southwest and should have been listed as Southeast.

X. CONSENT AGENDA

- A. Approval of the Regular City Commission Minutes -----02/07/2022
- B. Approve Financials
- C. Approval of Bad Debt List in the amount of -----\$1540.44
- D. Approval of Agreement Between Polk County, Florida and the City of Eagle Lake, Florida, Regarding Polk County Providing Building Official Services, Building Plans Review Services and Building Inspection Services

MOTION was made by Commissioner Billings and seconded by Commissioner Metosh to approve the Consent Agenda; items A. the Regular City Commission Minutes of 02/07/2022, B. the Financials, C. the Bad Debt List in the amount of \$1540.44, and D. the Agreement Between Polk County, Florida and the City of Eagle Lake, Florida, Regarding Polk County Providing Building Official Services, Building Plans Review Services and Building Inspection Services.

City Manager Ernharth asked for audience and Commissioner discussion; there was none.

The vote was as follows:

AYES: 3

NAYS: 0

XI. AUDIENCE

There were no comments from the audience.

XII. CITY ATTORNEY

City Attorney Maxwell stated she has been working with the City Manager and Code Enforcement Officer to update our contract with the Property Appraiser to put non-ad valorem code enforcement assessments on the tax roll. She stated our current agreement is being updated and we will pass a new ordinance that includes the entire city using the updated legal description.

XIII. CITY COMMISSION

Commissioner Metosh had no report.

Commissioner Billings had no report.

Commissioner Clark asked about using the Ruritan property to relocate the park bathrooms. City Manager Ernharth stated we are currently looking at grants.

XIV. ADJOURNMENT

MOTION was made Commissioner Metosh and seconded by Commissioner Clark to adjourn at 7:14 p.m.

The vote was as follows:

AYES: 3

NAYS: 0

MAYOR CORY COLER

ATTEST:

CITY CLERK DAWN WRIGHT

CITY OF EAGLE LAKE - GENERAL FUND

ACCOUNT BALANCE

FEB 2022

ACCOUNT BALANCE AS OF JAN 31, 2022	2,821,970.69
DEPOSITS	634,248.94
CLEARED CHECKS	(592,653.45)
WITHDRAWALS/ACH	0.00
RETURNED CHECKS	0.00
ACCOUNT BALANCE AS OF FEB 28, 2022	2,863,566.18

OUTSTANDING CHECKS:

44158	FLORIDA PEST CONTROL	(890.00)
44277	PENNONI	(3,274.96)
44279	PENNONI	(3,027.65)
44272	PENNONI	(1,637.50)
44275	PENNONI	(1,292.65)
44271	PENNONI	(1,240.00)
44273	PENNONI	(1,210.00)
44244	PARKER & KNOWLES GAS SERVICE	(535.00)
44276	PENNONI	(531.69)
44278	PENNONI	(272.50)
44231	ALONDRA LOPEZ - REF*	(200.00)
44270	YOLANDA SANCHEZ* - REF	(200.00)
44242	MARILYN TORRES - REF	(200.00)
44246	PENNONI	(185.00)
44240	HRdirect	(169.98)
44249	POLK COUNTY LIBRARY COOPERATIVE *	(90.00)
44274	PENNONI	(81.25)
44238	FLORIDA ELECTION COMMISSION	(49.17)
44243	NEXAIR, LLC	(43.68)
44268	Walker Fence Company Inc	(34.50)
44258	SAMANTHA ETHRIDGE - REF	(23.05)
44280	PENNONI	(16.25)
44251	Precision Safe & Lock	(5.00)
44282	FLORIDA BLUE	(18,098.24)
44284	GUARDIAN	(650.61)
44285	Liberty National Insurance Company QB	(360.17)
44289	WASHINGTON NATIONAL INS CO	(332.70)
44286	LINCOLN FINANCIAL GROUP	(265.99)
44287	MINNESOTA LIFE	(212.50)
44283	Florida Municipal Insurance Trust QB	(119.17)
44288	New York Life Ins QB	(21.68)
JE #3	Florida Department of Revenue	(36.75)

CITY OF EAGLE LAKE - GENERAL FUND
ACCOUNT BALANCE

TOTAL OUTSTANDING CHECKS:		<u>(35,307.64)</u>
General Journal	01/07/2022	254.64
Deposit	01/31/2022	346.00
TOTAL OUTSTANDING DEPOSITS:		<u>600.64</u>
REMAINING ACCOUNT BALANCE:		<u>2,828,859.18</u>

CITY OF EAGLE LAKE
Profit & Loss Budget vs. Actual
October 2021 through February 2022

	Oct '21 - Feb ...	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
310.000 · Taxes				
311.000 · Ad Valorem Taxes	861,922.55	935,029.00	-73,106.45	92.2%
312.000 · Sales, Use & Gas Taxes				
312.300 · 9th Cent Gas Tax	5,454.27	15,500.00	-10,045.73	35.2%
312.410 · Local Option Gas Tax	34,911.90	85,598.00	-50,686.10	40.8%
312.412 · Local Gov. 1/2 cent sales tax	91,166.45	186,566.00	-95,399.55	48.9%
312.420 · 5-cent Local Option Gas Tax	24,556.87	53,842.00	-29,285.13	45.6%
Total 312.000 · Sales, Use & Gas Taxes	156,089.49	341,506.00	-185,416.51	45.7%
314.000 · Utility Service Taxes				
314.100 · Electric Utility Service Tax	73,392.24	160,000.00	-86,607.76	45.9%
314.150 · Water Utility Service Tax	16,882.87	40,000.00	-23,117.13	42.2%
314.400 · Natural Gas Service Tax	615.15	1,000.00	-384.85	61.5%
314.800 · Propane Service Tax	713.96	1,500.00	-786.04	47.6%
315.000 · Local Communications Serv. Tax	33,038.42	72,000.00	-38,961.58	45.9%
Total 314.000 · Utility Service Taxes	124,642.64	274,500.00	-149,857.36	45.4%
323.000 · Franchise Fees				
323.100 · Electric Franchise Fees	77,358.17	155,000.00	-77,641.83	49.9%
323.700 · Solid Waste Franchise Fee	10,513.49	23,000.00	-12,486.51	45.7%
Total 323.000 · Franchise Fees	87,871.66	178,000.00	-90,128.34	49.4%
Total 310.000 · Taxes	1,230,526.34	1,729,035.00	-498,508.66	71.2%
330.000 · Intergovernmental Revenue				
331.000 · Federal Grants				
331.391 · CDBG Revenue	0.00	54,176.00	-54,176.00	0.0%
Total 331.000 · Federal Grants	0.00	54,176.00	-54,176.00	0.0%
335.000 · State Shared Revenues				
335.120 · SRS Sales Tax	35,060.15	70,000.00	-34,939.85	50.1%
335.122 · SRS - Motor Fuel Tax	13,634.50	30,000.00	-16,365.50	45.4%
335.150 · Alcoholic Beverage Licenses	3.31	500.00	-496.69	0.7%
Total 335.000 · State Shared Revenues	48,697.96	100,500.00	-51,802.04	48.5%
338.800 · County Shared Revenue				
337.700 · Library Cooperative	0.00	25,000.00	-25,000.00	0.0%
337.710 · Delivery Driver System Funding	46,519.26	114,794.00	-68,274.74	40.5%
338.200 · Polk County Occupational Licens	-379.32	1,800.00	-2,179.32	-21.1%
Total 338.800 · County Shared Revenue	46,139.94	141,594.00	-95,454.06	32.6%
Total 330.000 · Intergovernmental Revenue	94,837.90	296,270.00	-201,432.10	32.0%
340.000 · Charges for Services				
341.200 · Zoning Fees	4,100.00	500.00	3,600.00	820.0%
341.300 · Copies/Certifications	13.65	75.00	-61.35	18.2%
342.900 · FDOT Roadway Maintenance	5,982.52	12,000.00	-6,017.48	49.9%
342.901 · FDOT Lighting Maintenance	0.00	15,784.00	-15,784.00	0.0%
352.000 · Library Fines and Collections	562.30	1,500.00	-937.70	37.5%
Total 340.000 · Charges for Services	10,658.47	29,859.00	-19,200.53	35.7%
350.000 · Fines & Forfeitures				
341.541 · Police Fines	2,541.38	5,000.00	-2,458.62	50.8%
350.100 · Other Fines and Forfeitures	0.00	100.00	-100.00	0.0%
350.000 · Fines & Forfeitures - Other	489.00			
Total 350.000 · Fines & Forfeitures	3,030.38	5,100.00	-2,069.62	59.4%
360.000 · Other Revenue				
361.100 · Interest Income	149.56	7,000.00	-6,850.44	2.1%
361.110 · Facilities Deposits	6,250.00	1,500.00	4,750.00	416.7%

CITY OF EAGLE LAKE
Profit & Loss Budget vs. Actual
October 2021 through February 2022

	Oct '21 - Feb ...	Budget	\$ Over Budget	% of Budget
362.100 · Facilities Rental	8,649.99	9,000.00	-350.01	96.1%
362.200 · Sprint Tower Lease	0.00	37,325.00	-37,325.00	0.0%
362.201 · T-Mobile Tower Lease	21,816.60	22,500.00	-683.40	97.0%
366.000 · Private Donations				
366.101 · Trick or Treat Lane Donations	2,000.00			
366.000 · Private Donations - Other	0.00	1,500.00	-1,500.00	0.0%
Total 366.000 · Private Donations	2,000.00	1,500.00	500.00	133.3%
369.900 · Miscellaneous Income				
369.125 · LIEN PAYMENTS	50.00			
369.310 · Misc Revenue - Engineering Fees	57,626.94			
369.994 · Library Grant	3,500.00			
369.996 · E-Rate Reimbursement	755.78			
369.900 · Miscellaneous Income - Other	22,219.06	14,000.00	8,219.06	158.7%
Total 369.900 · Miscellaneous Income	84,151.78	14,000.00	70,151.78	601.1%
Total 360.000 · Other Revenue	123,017.93	92,825.00	30,192.93	132.5%
367.000 · Licenses and Permits				
316.000 · Business Tax Receipts	3,674.84	8,500.00	-4,825.16	43.2%
322.000 · Building Permits Other				
322.060 · Plan Review Fee	40,253.76	2,000.00	38,253.76	2,012.7%
322.070 · DCA BLDG Cert Charge 1%	80.87	50.00	30.87	161.7%
322.100 · DBPR Radon Surcharge-1%	114.41	50.00	64.41	228.8%
322.150 · Contractor's Registration	390.00	300.00	90.00	130.0%
322.200 · Polk County Imp.Fees 3%	2,465.19	100.00	2,365.19	2,465.2%
322.300 · Building Inspection Fees	5,880.00	9,000.00	-3,120.00	65.3%
322.400 · Building Permits	87,284.73	10,000.00	77,284.73	872.8%
324.610 · Parks and Rec Impact Fee	36,666.00	0.00	36,666.00	100.0%
324.611 · Public BLDG & Fac - Res	124,992.00	0.00	124,992.00	100.0%
Total 322.000 · Building Permits Other	298,126.96	21,500.00	276,626.96	1,386.6%
Total 367.000 · Licenses and Permits	301,801.80	30,000.00	271,801.80	1,006.0%
369.030 · MISC INC - POLK CTY CLERKS ASSO	1,300.00			
382.000 · Transfers - IN	44,251.70	143,004.00	-98,752.30	30.9%
382.100 · CRA Transfer - IN	8,335.00	20,004.00	-11,669.00	41.7%
Total Income	1,817,759.52	2,346,097.00	-528,337.48	77.5%
Gross Profit	1,817,759.52	2,346,097.00	-528,337.48	77.5%
Expense				
510.000 · General Government				
511.000 · Commissioner Costs				
511.100 · Employee Benefits				
511.210 · FICA Taxes	261.25	600.00	-338.75	43.5%
Total 511.100 · Employee Benefits	261.25	600.00	-338.75	43.5%
511.110 · City Commission Fees/Salaries	3,414.75	8,195.00	-4,780.25	41.7%
511.300 · Operating Expenditures				
511.240 · Workers Compensation Insurance	41.04	150.00	-108.96	27.4%
511.310 · Engineering Services	76,850.71	5,000.00	71,850.71	1,537.0%
511.311 · Legal Services	2,085.00	10,000.00	-7,915.00	20.9%
511.313 · Planning Services	0.00	5,000.00	-5,000.00	0.0%
511.320 · Accounting & Auditing	8,700.00	11,500.00	-2,800.00	75.7%
511.321 · Financial Reporting Svcs	11,263.83	15,000.00	-3,736.17	75.1%
511.340 · Contractual Services	0.00	2,500.00	-2,500.00	0.0%
511.341 · Election Fees	49.17	3,000.00	-2,950.83	1.6%
511.410 · Communication Services	3,301.75	3,600.00	-298.25	91.7%
511.420 · Postage	-66.42	1,000.00	-1,066.42	-6.6%
511.450 · Insurance Property	88,055.00	50,000.00	38,055.00	176.1%
511.460 · Repair & Maint Svcs Comm Bldg	0.00	10,500.00	-10,500.00	0.0%
511.470 · Printing and Binding/ Municipal	1,175.00	4,500.00	-3,325.00	26.1%

CITY OF EAGLE LAKE
Profit & Loss Budget vs. Actual
October 2021 through February 2022

	Oct '21 - Feb ...	Budget	\$ Over Budget	% of Budget
511.480 · Advertising / Promotions	1,645.84	5,000.00	-3,354.16	32.9%
511.490 · Other Current Charges	1,535.63	12,000.00	-10,464.37	12.8%
511.512 · Trick or Treat Lane	4,801.42	2,500.00	2,301.42	192.1%
511.541 · Travel, Meetings, and Dues	591.00	5,000.00	-4,409.00	11.8%
511.991 · Contingency Fund	0.00	5,500.00	-5,500.00	0.0%
511.992 · Debt Service 1999 Rev Bond	0.00	91,100.00	-91,100.00	0.0%
511.993 · CRA/Community Redevelopment Age	20,000.00	20,000.00	0.00	100.0%
511.998 · Reserve / Contingency	0.00	186,065.00	-186,065.00	0.0%
Total 511.300 · Operating Expenditures	220,028.97	448,915.00	-228,886.03	49.0%
511.600 · CAPITAL OUTLAY	31,600.50	70,000.00	-38,399.50	45.1%
Total 511.000 · Commissioner Costs	255,305.47	527,710.00	-272,404.53	48.4%
512.000 · CITY MANAGER				
512.100 · Employee Benefits				
512.210 · FICA TAXES-CM	3,287.72			
512.100 · Employee Benefits - Other	9,073.82	32,400.00	-23,326.18	28.0%
Total 512.100 · Employee Benefits	12,361.54	32,400.00	-20,038.46	38.2%
512.120 · Salaries and Wages	43,148.00	102,183.00	-59,035.00	42.2%
512.300 · Operating Expenditures				
512.240 · Workers Compensation Insurance	628.11	1,900.00	-1,271.89	33.1%
512.340 · Contractual Services	0.00	500.00	-500.00	0.0%
512.410 · Communication Services	1,009.05	2,450.00	-1,440.95	41.2%
512.420 · Postage	0.00	650.00	-650.00	0.0%
512.460 · Repairs & Maintenance	0.00	500.00	-500.00	0.0%
512.490 · Other Expenditures	0.00	1,500.00	-1,500.00	0.0%
512.540 · Education & Training	0.00	3,000.00	-3,000.00	0.0%
512.541 · Travel, Meetings, and Dues	1,240.10	2,000.00	-759.90	62.0%
512.991 · Contingency Fund	0.00	2,000.00	-2,000.00	0.0%
Total 512.300 · Operating Expenditures	2,877.26	14,500.00	-11,622.74	19.8%
Total 512.000 · CITY MANAGER	58,386.80	149,083.00	-90,696.20	39.2%
513.000 · Administration				
513.030 · PCCA EXPENSE- ATHENIAN DIALOGUE	263.00			
513.100 · Employee Benefits				
513.210 · Fica Taxes - AD	5,552.43			
513.100 · Employee Benefits - Other	23,095.96	78,000.00	-54,904.04	29.6%
Total 513.100 · Employee Benefits	28,648.39	78,000.00	-49,351.61	36.7%
513.121 · Salaries and Wages	72,545.39	177,344.00	-104,798.61	40.9%
513.140 · Overtime	214.12	300.00	-85.88	71.4%
513.300 · Operating Expenditures				
513.240 · Workers Compensation Insurance	1,197.18	4,500.00	-3,302.82	26.6%
513.340 · Contractual Svcs (Copier/Lease)	4,145.13	12,000.00	-7,854.87	34.5%
513.410 · Communication Services	1,731.69	15,000.00	-13,268.31	11.5%
513.420 · Postage	3,099.99	5,000.00	-1,900.01	62.0%
513.430 · Utility Services	1,203.14	3,500.00	-2,296.86	34.4%
513.460 · Repair & Maintenance	0.00	5,000.00	-5,000.00	0.0%
513.490 · Other Expenditures	594.38	9,500.00	-8,905.62	6.3%
513.510 · Office Supplies	1,356.15	5,000.00	-3,643.85	27.1%
513.540 · Education and Training	1,556.41	8,000.00	-6,443.59	19.5%
513.541 · Travel, Meetings, & Dues	1,887.06	6,000.00	-4,112.94	31.5%
513.991 · Contingency Fund	0.00	1,500.00	-1,500.00	0.0%
Total 513.300 · Operating Expenditures	16,771.13	75,000.00	-58,228.87	22.4%
Total 513.000 · Administration	118,442.03	330,644.00	-212,201.97	35.8%
Total 510.000 · General Government	432,134.30	1,007,437.00	-575,302.70	42.9%
521.000 · Police Department				

CITY OF EAGLE LAKE
Profit & Loss Budget vs. Actual
October 2021 through February 2022

	Oct '21 - Feb ...	Budget	\$ Over Budget	% of Budget
521.300 · Operating Expenditures - PD				
521.340 · Contractual Services - Sheriff	279,000.50	558,001.00	-279,000.50	50.0%
521.410 · Communication Services	754.51	2,000.00	-1,245.49	37.7%
521.430 · Utility Services	1,203.14	3,000.00	-1,796.86	40.1%
521.490 · Other Expenditures	40.00			
Total 521.300 · Operating Expenditures - PD	280,998.15	563,001.00	-282,002.85	49.9%
Total 521.000 · Police Department	280,998.15	563,001.00	-282,002.85	49.9%
541.000 · Streets				
541.100 · Employee Benefits				
541.210 · Fica Taxes - ST	1,011.87			
541.100 · Employee Benefits - Other	6,631.07	21,600.00	-14,968.93	30.7%
Total 541.100 · Employee Benefits	7,642.94	21,600.00	-13,957.06	35.4%
541.120 · Salaries and Wages	13,244.09	27,040.00	-13,795.91	49.0%
541.140 · Overtime	0.00	2,000.00	-2,000.00	0.0%
541.300 · Operating Expenditures - ST				
541.240 · Workers Compensation Insurance	222.06	700.00	-477.94	31.7%
541.310 · Engineering	5,941.04	2,000.00	3,941.04	297.1%
541.311 · NPDES Charges	124.00			
541.340 · Contractual Services	0.00	2,000.00	-2,000.00	0.0%
541.400 · Petroleum Products	296.45	3,500.00	-3,203.55	8.5%
541.410 · Communication Services	352.19	2,400.00	-2,047.81	14.7%
541.430 · Utility Services	13,266.95	40,000.00	-26,733.05	33.2%
541.460 · Repair and Maintenance	4,091.99	11,000.00	-6,908.01	37.2%
541.490 · Other Expenditures	24.64	1,000.00	-975.36	2.5%
541.521 · Supplies & Materials	215.58	2,000.00	-1,784.42	10.8%
541.522 · Uniforms	0.00	375.00	-375.00	0.0%
541.530 · Road Materials/Street Repair	0.00	2,500.00	-2,500.00	0.0%
541.630 · Street Signs	0.00	5,000.00	-5,000.00	0.0%
Total 541.300 · Operating Expenditures - ST	24,534.90	72,475.00	-47,940.10	33.9%
541.600 · Captial Outlay - ST				
541.603 · Trsfer Out-Restr. 5 Cent GasTx	0.00	79,000.00	-79,000.00	0.0%
541.600 · Captial Outlay - ST - Other	248,287.16			
Total 541.600 · Captial Outlay - ST	248,287.16	79,000.00	169,287.16	314.3%
Total 541.000 · Streets	293,709.09	202,115.00	91,594.09	145.3%
550.000 · Building and Code Enforcement				
550.100 · Employee Benefits				
550.210 · FICA TAXES- CODE	1,803.79			
550.100 · Employee Benefits - Other	7,139.00	24,000.00	-16,861.00	29.7%
Total 550.100 · Employee Benefits	8,942.79	24,000.00	-15,057.21	37.3%
550.120 · Salaries and Wages	29,256.07	63,744.00	-34,487.93	45.9%
550.300 · Operating Expenditures				
550.240 · Workers Compensation Insurance	428.54	1,200.00	-771.46	35.7%
550.311 · Legal Services & Magistrate	659.00	5,000.00	-4,341.00	13.2%
550.400 · Petroleum Products	0.00	1,500.00	-1,500.00	0.0%
550.410 · Communication Services	288.32	2,100.00	-1,811.68	13.7%
550.420 · Postage	184.98	400.00	-215.02	46.2%
550.490 · Other Expenditures	368.97	525.00	-156.03	70.3%
550.491 · Code Enforcement Other	11,135.00	22,000.00	-10,865.00	50.6%
550.522 · Uniforms	0.00	300.00	-300.00	0.0%
550.540 · Education & Training	0.00	1,000.00	-1,000.00	0.0%
550.541 · Travel, Meetings & Dues	75.00	2,000.00	-1,925.00	3.8%
Total 550.300 · Operating Expenditures	13,139.81	36,025.00	-22,885.19	36.5%
Total 550.000 · Building and Code Enforcement	51,338.67	123,769.00	-72,430.33	41.5%
571.000 · Library				

CITY OF EAGLE LAKE
Profit & Loss Budget vs. Actual
October 2021 through February 2022

	Oct '21 - Feb ...	Budget	\$ Over Budget	% of Budget
571.100 · Employee Benefits				
571.210 · Fica Taxes - LB	885.33			
571.100 · Employee Benefits - Other	14,579.28	49,600.00	-35,020.72	29.4%
Total 571.100 · Employee Benefits	15,464.61	49,600.00	-34,135.39	31.2%
571.120 · Salaries and Wages	11,572.99	27,363.00	-15,790.01	42.3%
571.128 · Delivery Van Drivers				
571.140 · Overtime	0.00	4,500.00	-4,500.00	0.0%
571.212 · FICA VAN DRIVER	2,379.82			
571.242 · Workers Comp.-LB Van Driver	228.17			
571.128 · Delivery Van Drivers - Other	28,705.91	67,849.00	-39,143.09	42.3%
Total 571.128 · Delivery Van Drivers	31,313.90	72,349.00	-41,035.10	43.3%
571.300 · Operating Expenditures				
571.240 · Workers Compensation Insurance	446.93	2,200.00	-1,753.07	20.3%
571.410 · Communication Services	1,104.41	3,300.00	-2,195.59	33.5%
571.420 · Postage	149.20	250.00	-100.80	59.7%
571.430 · Utility Services	1,203.12	3,300.00	-2,096.88	36.5%
571.460 · Repair and Maintenance	0.00	500.00	-500.00	0.0%
571.490 · Other Expenditures	105.94			
571.510 · Office Supplies				
571.551 · OFFICE SUPPLIES - GRANT	165.34			
571.510 · Office Supplies - Other	0.00	600.00	-600.00	0.0%
Total 571.510 · Office Supplies	165.34	600.00	-434.66	27.6%
571.521 · Operating Expenses---LB Van Dri	363.34	500.00	-136.66	72.7%
571.660 · Books & Materials				
571.665 · BOOKS & MATERIALS - GRANT	1,187.40			
571.660 · Books & Materials - Other	875.83	1,500.00	-624.17	58.4%
Total 571.660 · Books & Materials	2,063.23	1,500.00	563.23	137.5%
Total 571.300 · Operating Expenditures	5,601.51	12,150.00	-6,548.49	46.1%
Total 571.000 · Library	63,953.01	161,462.00	-97,508.99	39.6%
572.000 · Parks & Rec				
572.100 · Employee Benefits				
572.210 · Fica Taxes - PR	953.06			
572.100 · Employee Benefits - Other	5,943.43	19,200.00	-13,256.57	31.0%
Total 572.100 · Employee Benefits	6,896.49	19,200.00	-12,303.51	35.9%
572.120 · Salaries and Wages	12,629.58	28,863.00	-16,233.42	43.8%
572.300 · Operating Expenditures				
572.240 · Workers Compensation Insurance	224.96	750.00	-525.04	30.0%
572.340 · Contractual Services	2,010.00	10,000.00	-7,990.00	20.1%
572.400 · Petroleum Products	978.69	6,000.00	-5,021.31	16.3%
572.410 · Communication Services	202.06	2,000.00	-1,797.94	10.1%
572.430 · Utility Services	16,018.52	49,000.00	-32,981.48	32.7%
572.460 · Repair & Maintenance	14,735.67	20,000.00	-5,264.33	73.7%
572.461 · Grounds-Bldg/Clean/Maint/Veh	7,105.93	24,000.00	-16,894.07	29.6%
572.490 · Other Expenditures	150.84	500.00	-349.16	30.2%
572.512 · Trick or Treat Lane	0.00	2,500.00	-2,500.00	0.0%
572.513 · Hometown Festival (Fireworks)	3,025.00	5,500.00	-2,475.00	55.0%
572.521 · Supplies & Materials	156.65	7,000.00	-6,843.35	2.2%
572.654 · Mistletoe Marketplace	1,339.75	3,000.00	-1,660.25	44.7%
572.814 · CDBG (Grants)	8,000.00	90,000.00	-82,000.00	8.9%
572.888 · Facilities Deposit Refunds - PR	6,100.00			
Total 572.300 · Operating Expenditures	60,048.07	220,250.00	-160,201.93	27.3%
572.600 · Capital Outlay - PR	11,270.00	20,000.00	-8,730.00	56.4%
Total 572.000 · Parks & Rec	90,844.14	288,313.00	-197,468.86	31.5%

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Accrual Basis

CITY OF EAGLE LAKE
Profit & Loss Budget vs. Actual
October 2021 through February 2022

	Oct '21 - Feb ...	Budget	\$ Over Budget	% of Budget
6560 · Payroll Expenses	-440.27			
Total Expense	1,212,537.09	2,346,097.00	-1,133,559.91	51.7%
Net Ordinary Income	605,222.43	0.00	605,222.43	100.0%
Net Income	605,222.43	0.00	605,222.43	100.0%

CITY OF EAGLE LAKE
Balance Sheet
As of February 28, 2022

	Feb 28, 22
ASSETS	
Current Assets	
Checking/Savings	
100.000 · Cash & Cash Equivalents	
101.103 · CS - GENERAL FUND	2,828,859.18
102.000 · Reclass to restricted cash	-71,116.79
102.216 · Petty Cash	200.00
102.217 · Petty Cash Library	15.00
Total 100.000 · Cash & Cash Equivalents	2,757,957.39
101.256 · CS - BUILDING/CODE ENFORCEMENT	837.44
101.257 · CS - PARKS & REC FUND	249,498.62
101.258 · CS - PUBLIC BUILDING FUND	914,306.31
101.259 · CS- TRANSPORTATION FUND	207,033.92
115.100 · Reclass FROM unrestricted cash	0.28
Total Checking/Savings	4,129,633.96
Accounts Receivable	
115.101 · *Accounts Receivable	86,504.95
Total Accounts Receivable	86,504.95
Other Current Assets	
115.000 · Due From Other Governments	71,116.79
115.200 · A/R Due from Others	36,518.43
115.300 · A/R - Due from Governments	27,635.87
116.110 · Return Checks Receivable	80.00
130.000 · Due From (To) Utility/CRA Fund	
131.100 · Due From Utility Fund-Payroll	18,718.87
131.200 · Due From Utility-Sani/Storm	-15,772.00
131.250 · Due From/To Utility Daily Dep.	788.98
131.350 · Due To/From Utility Fund -OTHER	-4,517.86
131.382 · DUE FROM CRA FUND-ADMIN FEES	11,934.94
131.390 · DUE FROM CRA	16,000.00
Total 130.000 · Due From (To) Utility/CRA Fund	27,152.93
149.900 · Undeposited Funds	16,853.50
2120 · Payroll Asset	0.01
Total Other Current Assets	179,357.53
Total Current Assets	4,395,496.44
TOTAL ASSETS	4,395,496.44
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
202.100 · Accounts Payable	356,034.15
Total Accounts Payable	356,034.15
Other Current Liabilities	
202.200 · Accounts Pay.Yr.End.	9,294.82
203.100 · Sales Tax Payable	286.28
205.000 · Polk County Impact Fees Payable	216,620.08
205.101 · POLK COUNTY SHERIFF EDUCATION	2,227.71
205.102 · POLK COUNTY FIRE REVIEW	792.80
205.200 · DBPR Fee Payable	-250.15
205.201 · DCA PAYABLE	-1,408.37
208.101 · DUE TO STATE UNCLAIMED PROPERTY	-75.00
210.000 · Accrd Exp & Other Liabilities	
218.110 · Withholding Payable	-52.96
218.190 · Cobra Insurance Payable	156.94

03/10/22

CITY OF EAGLE LAKE
Balance Sheet
As of February 28, 2022

	Feb 28, 22
Total 210.000 · Accrd Exp & Other Liabilities	103.98
2100 · Payroll Liabilities	
2100.06 · UNITED WAY QB	30.00
2100.07 · EMPLOYEE FUND QB	75.00
2100.10 · LIBERTY LIFE QB	-0.07
2100.11 · COLONIAL ACCIDENT CANCER QB	0.03
2100.26 · PAYROLL TAXES	1.00
Total 2100 · Payroll Liabilities	105.96
215.000 · Accrued Payroll and Benefits	25,087.98
Total Other Current Liabilities	252,786.09
Total Current Liabilities	608,820.24
Total Liabilities	608,820.24
Equity	
271.100 · Fund Balance	3,181,453.77
Net Income	605,222.43
Total Equity	3,786,676.20
TOTAL LIABILITIES & EQUITY	4,395,496.44

CITY OF EAGLE LAKE - UTILITY FUND

ACCOUNT BALANCE

FEB 2022

ACCOUNT BALANCE AS OF JAN 31, 2022	2,437,793.94
DEPOSITS	233,266.71
CLEARED CHECKS	(174,872.86)
WITHDRAWALS/ACH	0.00
RETURNED CHECKS	0.00
ACCOUNT BALANCE AS OF FEB 28, 2022	2,496,187.79

OUTSTANDING CHECKS:

19236	ADVANCED FINGERPRINTING SERVICES - REF	(73.42)
19424	LOUIS KELLY MOHAMMED ALAM - REF	(18.20)
19445	MATTHEW ASHMORE - REF	(41.49)
19567	DAWN ANDR MATT LANKFORD - REF	(131.81)
19692	LUIS SANCHI ROBERT WHITCHARD	(49.53)
19719	ANH NGUYEI MATILDE VELAZQUEZ - REF	(200.00)
20121	MICHELLE RI JAMES PITTS	(45.26)
20283	AROMA CHR BETTY MILLER	(58.76)
20561	SHEILA PAGI ANDREW SANBOWER	(120.13)
21507	JESUS CANA HAROLD REESE - REF	(31.23)
21682	WALTER O'B MARY BISHOP - REF	(50.88)
21667	HEATHER M(XUE YANG	(19.42)
21713	SHELBY DIA; JOSE E GONZALEZ	(55.65)
21740	ALFONSO AF MARGARET JONES	(166.24)
21769	RESHEENA F PATRICIO SANDOVAL	(29.33)
21793	PAULA TIER; CENDY MACEDO	(37.70)
21892	TOM PERRY JAMIE HOOD - REF	(30.81)
21972	BRANDON GIBSON - REF	(31.01)
22400	LORIN OVER NANCY MCKINNEY - REF	(122.65)
22458	DORIS RATT; SEAN KELLEY - REF	(115.85)
22465	RICHARD DA ALVARO CAMPUZANO - REF	(102.68)
22468	TONY HAMM DANIEL VARGAS - REF	(2.59)
22523	FIDENCIO CC AMY CONLEY - REF	(15.62)
22568	VSP TAMPA LLC - REF	(124.38)
22554	KEREN ALEX LEROY HORTON - REF	(95.26)
22550	JEANNIE SH; CARLISSA DEESE - REF	(27.47)
22571	ARIEL SANT(CHURCH OF CHRIST - REF	(120.30)
JE #32	ANGEL AMERSON - REF	(5.00)
22616	STEIN MEIR ; ROGELIO LOPEZ - REF	(7.00)
22671	RYAN RAMO; FLORIDA REFUSE SERVICE	(76.87)
22678	BLUE HILL C(Tampa Electric Company	(3.11)
22740	CHRISTOPHE THE MAIL HOUSE	(285.24)
22746	EAGLE LAKE KENNY WILLIAMS - REF	(206.52)

CITY OF EAGLE LAKE - UTILITY FUND
ACCOUNT BALANCE

22801	KATHERINE I MARY BRYANT - REF	(149.70)
22805	RAJU GANDI SHAWN CROW - REF	(69.91)
22845	CAROLYN W DEMETRIO APARICIO - REF	(68.07)
22866	CITY OF BAR 2001 SRF SINKING FUND	(556.74)
22868	D R HORTON GENERAL FUND	(200.00)
22867	CLAYTON PF GENERAL FUND	(120.85)
22883	RM1 SFR PR LIFT STATION FUND	(110.30)
22878	LUIS TORRE RUS FUND	(100.53)
22889	CLAYTON PF WATER METER PROJECT-BB &T	(77.12)
22890	CLAYTON PF GENERAL FUND	(71.63)
22885	TERRELL ROSE - REF	(50.50)
22881	RAYMOND SYKES JR - REF	(41.70)
22879	MIGUEL RIVERA - REF	(41.70)
22887	ZILLOW HOMES PROPERTY TRUST - REF	(41.70)
22891	CLAYTON PROPERTIES GROUP - REF	(29.77)
22915	RING POWER CORPORATION*	(68,100.00)
22926	RING POWER CORPORATION*	(44,653.00)
22900	CITY OF BARTOW	(2,783.70)
22908	GREY DONLEY - REF	(349.94)
22918	SUZY WILSON - REF	(88.95)
22895	ALAN LINGINFELTER -REF	(86.35)
22916	RODERIC MOORE JR - REF	(34.45)
22912	LUIGI MASTROPPASQUA - REF	(17.82)
22896	ANDREW POWERS - REF	(10.00)

(120,355.84)

General Journal	02/27/2022	200.73
Deposit	02/28/2022	1,000.00
General Journal	02/28/2022	5,618.32

TOTAL OUTSTANDING DEPOSITS: 6,819.05

REMAINING ACCOUNT BALANCE: 2,382,651.00

City of Eagle Lake-Utility Fund
Profit & Loss Budget vs. Actual
October 2021 through February 2022

	Oct '21 - Feb 22	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
324.210 · Impact Fees-Water-residential	368,500.00			
324.211 · Impact Fees-Sewer-residential	280,500.00			
343.000 · Charges for Services				
343.300 · Water Charges / User Fee	264,794.31	600,000.00	-335,205.69	44.1%
343.310 · Water Taps	24,900.00	3,000.00	21,900.00	830.0%
343.311 · New Water Meters	86,390.00	5,000.00	81,390.00	1,727.8%
343.312 · Water Reconnect Fee	0.00	8,000.00	-8,000.00	0.0%
343.330 · Service Charge - 1/2	12,930.56	16,000.00	-3,069.44	80.8%
343.360 · Customer Billing Fee - 1/3	26,067.00	55,000.00	-28,933.00	47.4%
343.400 · Garbage Collection	223,418.75	435,000.00	-211,581.25	51.4%
343.500 · Sewer Charges / User Fee	327,506.52	700,000.00	-372,493.48	46.8%
343.510 · Tap Fees - Sewer	31,500.00	3,000.00	28,500.00	1,050.0%
343.520 · Polk County Utility Tax-CITY SH	54.49	100.00	-45.51	54.5%
343.900 · Stormwater Fees	35,452.90	65,000.00	-29,547.10	54.5%
349.000 · Late Fees - 1/2	18,884.60	30,000.00	-11,115.40	62.9%
Total 343.000 · Charges for Services	1,051,899.13	1,920,100.00	-868,200.87	54.8%
361.000 · Interest Income	219.72	4,500.00	-4,280.28	4.9%
369.901 · Miscellaneous Income - 1/2	2,195.08	2,000.00	195.08	109.8%
Total Income	1,703,313.93	1,926,600.00	-223,286.07	88.4%
Gross Profit	1,703,313.93	1,926,600.00	-223,286.07	88.4%
Expense				
533.000 · Water				
533.100 · Employee Benefits				
533.210 · Fica Taxes - WD	4,576.47			
533.222 · PENSION	3,664.01			
533.230 · Life & Health Insurance - WD	14,936.95			
533.100 · Employee Benefits - Other	0.00	66,000.00	-66,000.00	0.0%
Total 533.100 · Employee Benefits	23,177.43	66,000.00	-42,822.57	35.1%
533.120 · Salaries and Wages	56,496.35	132,559.00	-76,062.65	42.6%
533.125 · On Call Pay	4,190.07	8,500.00	-4,309.93	49.3%
533.140 · Overtime	1,250.09	3,500.00	-2,249.91	35.7%
533.300 · Operating Expenses				
533.240 · Insurance	1,203.30	3,000.00	-1,796.70	40.1%
533.310 · Engineering Services	315.60	10,000.00	-9,684.40	3.2%
533.311 · Legal Services	1,015.00	5,000.00	-3,985.00	20.3%
533.320 · Accounting & Auditing - WD	6,000.00	6,000.00	0.00	100.0%
533.340 · Contractual Services	2,002.85	6,500.00	-4,497.15	30.8%
533.400 · Petroleum Products	3,268.87	10,000.00	-6,731.13	32.7%
533.410 · Communications Services	2,518.48	7,000.00	-4,481.52	36.0%
533.420 · Postage Supplies & Billing 1/3	3,306.70	9,500.00	-6,193.30	34.8%
533.430 · Utilities	3,761.87	57,000.00	-53,238.13	6.6%
533.450 · Insurance Auto & Equipment	0.00	15,000.00	-15,000.00	0.0%
533.460 · Repairs & Maint Svc (Equip/Veh)	10,146.13	25,000.00	-14,853.87	40.6%
533.480 · ADVERTISING	109.25	2,500.00	-2,390.75	4.4%
533.490 · Other Expenditures	557.26	2,000.00	-1,442.74	27.9%
533.521 · Supplies & Materials (Tools)	5,642.71	5,000.00	642.71	112.9%
533.522 · Uniforms	102.13	1,000.00	-897.87	10.2%
533.540 · Education and Training	0.00	200.00	-200.00	0.0%
533.541 · Travel, Meetings, & Dues	164.68	200.00	-35.32	82.3%
533.555 · Chemicals	0.00	14,500.00	-14,500.00	0.0%
533.560 · POLK REGIONAL WATER COOPERATI...	4,061.41	2,500.00	1,561.41	162.5%
533.581 · Transfer to General Fund/Adm	17,708.35	60,900.00	-43,191.65	29.1%
533.602 · Repairs & Maint Svc (Plants)	36,668.49	40,000.00	-3,331.51	91.7%
533.996 · Debt Service Rus Water	0.00	54,709.00	-54,709.00	0.0%
533.998 · Reserve/Contingency	0.00	75,855.00	-75,855.00	0.0%
Total 533.300 · Operating Expenses	98,553.08	413,364.00	-314,810.92	23.8%

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Accrual Basis

City of Eagle Lake-Utility Fund
Profit & Loss Budget vs. Actual
October 2021 through February 2022

	Oct '21 - Feb 22	Budget	\$ Over Budget	% of Budget
533.600 · Capital Outlay - WD	0.00	40,000.00	-40,000.00	0.0%
533.900 · Bad Debt Expense - WD	1,989.54			
Total 533.000 · Water	185,656.56	663,923.00	-478,266.44	28.0%
533.999 · AMERICAN RESCUE PLAN EXPENSE WD	200,253.18			
534.000 · Solid Waste				
534.300 · Operating Expenses				
534.340 · Contract for Solid Waste	112,927.12	320,000.00	-207,072.88	35.3%
534.913 · Due to Gen Fund Admin S Waste	8,835.00	21,204.00	-12,369.00	41.7%
Total 534.300 · Operating Expenses	121,762.12	341,204.00	-219,441.88	35.7%
Total 534.000 · Solid Waste	121,762.12	341,204.00	-219,441.88	35.7%
535.000 · Sewer/Waste Water Services				
535.100 · Employee Benefits				
535.210 · FICA Taxes - SW	5,763.58			
535.222 · PENSION	5,317.10			
535.230 · Life & Health Insurance - SW	20,326.83			
535.100 · Employee Benefits - Other	0.00	90,000.00	-90,000.00	0.0%
Total 535.100 · Employee Benefits	31,407.51	90,000.00	-58,592.49	34.9%
535.120 · Salaries and Wages	69,550.89	163,496.00	-93,945.11	42.5%
535.125 · On Call Pay	4,337.01	9,000.00	-4,662.99	48.2%
535.140 · Overtime	1,484.83	3,000.00	-1,515.17	49.5%
535.300 · Operating Expenses				
535.240 · Insurance	1,277.38	3,000.00	-1,722.62	42.6%
535.310 · Engineering	16,766.78	5,000.00	11,766.78	335.3%
535.311 · Legal Services	0.00	600.00	-600.00	0.0%
535.312 · NPDES Charges	0.00	1,000.00	-1,000.00	0.0%
535.320 · Accounting & Auditing - SW	7,100.00	11,000.00	-3,900.00	64.5%
535.340 · Contractual Services	3,293.65	4,500.00	-1,206.35	73.2%
535.400 · Petroleum Products	2,670.36	10,000.00	-7,329.64	26.7%
535.410 · Communications Services	1,536.10	4,500.00	-2,963.90	34.1%
535.420 · Postage Supplies & Billing 1/3	3,174.34	9,000.00	-5,825.66	35.3%
535.430 · Utilities	17,268.12	28,000.00	-10,731.88	61.7%
535.431 · Wastewater Treatment - SW	49,180.42	155,000.00	-105,819.58	31.7%
535.450 · Insurance Auto & Equip	0.00	29,500.00	-29,500.00	0.0%
535.460 · Repairs & Maint Svc (Equip/Veh)	920.72	5,000.00	-4,079.28	18.4%
535.490 · Other Expenditures	197.45	500.00	-302.55	39.5%
535.521 · Supplies & Materials (Tools)	12.96	1,500.00	-1,487.04	0.9%
535.522 · Uniforms	291.35	900.00	-608.65	32.4%
535.541 · Travel, Meetings & Dues	164.64	1,500.00	-1,335.36	11.0%
535.581 · Transfer Out - Other Funds	17,708.35	60,900.00	-43,191.65	29.1%
535.602 · Repairs & Maint-Syst (Lift Sta)	3,051.60	12,000.00	-8,948.40	25.4%
535.994 · Debt Service SRF 201 Planning	57,510.16	115,000.00	-57,489.84	50.0%
535.995 · Lift Station Debt Svc-Bond Pmt	17,085.73	21,721.00	-4,635.27	78.7%
535.998 · Reserve / Contingency	0.00	75,856.00	-75,856.00	0.0%
Total 535.300 · Operating Expenses	199,210.11	555,977.00	-356,766.89	35.8%
Total 535.000 · Sewer/Waste Water Services	305,990.35	821,473.00	-515,482.65	37.2%
535.600 · Capital Outlay	0.00	50,000.00	-50,000.00	0.0%
535.999 · AMERICAN RESCUE PLAN EXPENSE SD	200,253.16			
538.581 · Trnsfer of Stormwater Fees	0.00	50,000.00	-50,000.00	0.0%
Total Expense	1,013,915.37	1,926,600.00	-912,684.63	52.6%
Net Ordinary Income	689,398.56	0.00	689,398.56	100.0%
Net Income	689,398.56	0.00	689,398.56	100.0%

City of Eagle Lake-Utility Fund
Balance Sheet
As of February 28, 2022

	Feb 28, 22
ASSETS	
Current Assets	
Checking/Savings	
101.108 · UNRESTRICTED CASH - ALL	
101.109 · CS- UTILITY FUND	2,382,651.00
151.990 · RECLASS TO RESTRICTED	826,917.16
101.108 · UNRESTRICTED CASH - ALL - Other	200.00
Total 101.108 · UNRESTRICTED CASH - ALL	3,209,768.16
102.216 · PETTY CASH-DRAWER SET UP	50.00
150.001 · RESTRICTED CASH - ALL	
101.104 · CS STORMWATER UTILITY FUND	289,172.17
101.110 · CS- DEPOSIT FUND	280,911.09
101.111 · CS - WATER IMPACT FUND	10,466.91
101.112 · CS- SEWER IMPACT FUND	9,254.16
101.121 · CS- WATER IMPACT SAVINGS	1,644,826.28
101.122 · CS- SEWER IMPACT SAVINGS	1,253,581.77
101.215 · WATER METER PROJECT-BB&T	43,836.90
151.113 · CS- RUS FUND	45,324.85
151.114 · CS- SRF SINKING FUND	5,444.02
151.116 · CS- LIFT STATION FUND	20,057.33
151.999 · RESTRICTED CASH RECLASSIFICATIO	-826,917.16
Total 150.001 · RESTRICTED CASH - ALL	2,775,958.32
Total Checking/Savings	5,985,776.48
Accounts Receivable	
1200 · *Accounts Receivable	5,083.63
Total Accounts Receivable	5,083.63
Other Current Assets	
110.000 · Accounts Receivable, Net	
115.100 · Accounts Receivable	173,182.54
116.100 · Unbilled Accounts Receivable	54,953.48
116.110 · Utility Returned Checks Rec.	21,914.63
117.100 · Allowance for Bad Debts	-5,695.49
110.000 · Accounts Receivable, Net - Other	-5,618.32
Total 110.000 · Accounts Receivable, Net	238,736.84
131.000 · Due From Other Funds	
131.250 · Due to/from General Fund	64,605.38
131.350 · Due From/To Gen.Fund - Other	2,426.20
207.100 · Due to General Fund-Payroll	-18,718.88
207.200 · Due to General Fund-Sani/Storm	15,772.00
Total 131.000 · Due From Other Funds	64,084.70
141.100 · Inventory of Supplies	10,749.32
1499 · Undeposited Funds	1,661.45
Total Other Current Assets	315,232.31
Total Current Assets	6,306,092.42
Fixed Assets	
160.900 · Fixed Assets, Net	
161.900 · Land-Water	28,526.62
164.900 · Water Plant	2,553,762.84
164.901 · Sewer Plant	5,487,382.51
164.902 · Stormwater Plant	1,913,068.76
166.900 · Furniture & Equipment - Water	489,315.21
166.901 · Furniture & Equipment - Sewer	145,818.82
167.900 · Accumulated Depreciation-Water	-1,800,890.09
167.901 · Accumulated Depr - Sewer	-3,266,158.13

City of Eagle Lake-Utility Fund
Balance Sheet
As of February 28, 2022

	Feb 28, 22
167.902 · Accumulated Depr. - Stormwater	-524,123.66
Total 160.900 · Fixed Assets, Net	5,026,702.88
Total Fixed Assets	5,026,702.88
TOTAL ASSETS	11,332,795.30
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
202.100 · Accounts Payable	229,676.47
Total Accounts Payable	229,676.47
Other Current Liabilities	
202.500 · Polk County Utility Tax	9,793.85
202.501 · Bartow Sewer Impact Fee Payable	71,820.00
208.100 · DUE TO STATE-UNCLAIMED PROPERTY	-955.10
215.000 · Accrued Payroll and Benefits	13,972.06
217.000 · Accrued Compensated Absences	
217.100 · Accrued Sick Pay	57,385.00
217.200 · Accrued Vacation Pay	22,664.81
217.300 · Accrued Compensatory Time	2,738.21
Total 217.000 · Accrued Compensated Absences	82,788.02
220.100 · Customer Deposits	284,066.42
223.100 · UNEARNED REVENUE - ARPA GRANT	674,459.64
232.950 · Accrued Interest Payable	11,799.59
239.100 · OPEB LIABILITY	35,932.86
Total Other Current Liabilities	1,183,677.34
Total Current Liabilities	1,413,353.81
Long Term Liabilities	
203.100 · State Revolving Loan - SW	383,460.36
203.120 · RUS Water Revenue Bonds - 2007	229,935.00
203.130 · USDA - Water Meter Loan	85,719.00
203.140 · USDA LOAN - LIFT STATIONS	388,066.00
203.150 · CURRENT PORTION OF LONG TERM D	155,318.74
203.155 · LESS CURRENT PORTION OF LTD	-155,318.74
203.902 · PLATINUM BANK - HARRISON	0.01
Total Long Term Liabilities	1,087,180.37
Total Liabilities	2,500,534.18
Equity	
281.500 · Retained Earnings	8,142,862.56
Net Income	689,398.56
Total Equity	8,832,261.12
TOTAL LIABILITIES & EQUITY	11,332,795.30

CITY OF EAGLE LAKE - CRA

ACCOUNT BALANCE

FEB 2022

ACCOUNT BALANCE AS OF JAN 31, 2022	223,130.13
DEPOSITS	20,001.86
CLEARED CHECKS	(1,900.45)
WITHDRAWALS/ACH	0.00
RETURNED CHECKS	0.00

ACCOUNT BALANCE AS OF FEB 28, 2022	<u>241,231.54</u>
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OUTSTANDING CHECKS:

TOTAL OUTSTANDING CHECKS	<u>0.00</u>
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REMAINING ACCOUNT BALANCE	<u>241,231.54</u>
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Accrual Basis

City of Eagle Lake CRA
Profit & Loss Budget vs. Actual
 October 2021 through February 2022

	<u>Oct '21 - F...</u>	<u>Budget</u>	<u>\$ Over Bu...</u>	<u>% of Budget</u>
Income				
310.000 · Taxes-Other				
311.100 · CRA Ad Valorem taxes - E.L.	20,000.00	20,000.00	0.00	100.0%
311.101 · Polk Cty.-tax increment EL-...	44,068.66	40,500.00	3,568.66	108.8%
Total 310.000 · Taxes-Other	64,068.66	60,500.00	3,568.66	105.9%
361.100 · Interest Income	8.55	400.00	-391.45	2.1%
Total Income	64,077.21	60,900.00	3,177.21	105.2%
Gross Profit	64,077.21	60,900.00	3,177.21	105.2%
Expense				
510.000 · Operating Expenses				
510.311 · Legal Services	0.00	2,000.00	-2,000.00	0.0%
510.313 · Planning Services	0.00	2,000.00	-2,000.00	0.0%
510.420 · Postage, Supplies & Materi...	0.00	100.00	-100.00	0.0%
510.430 · Utilities	925.68	2,000.00	-1,074.32	46.3%
510.460 · Repair & Maint Service	175.00	1,000.00	-825.00	17.5%
510.470 · Printing and Binding-CRA	0.00	500.00	-500.00	0.0%
510.480 · Advertising	0.00	500.00	-500.00	0.0%
510.490 · Other Expenditures	25.00			
510.510 · Office Supplies - CRA	0.00	500.00	-500.00	0.0%
510.520 · OPERATING SUPPLIES	0.00	500.00	-500.00	0.0%
510.541 · Travel, Meetings and Dues	0.00	100.00	-100.00	0.0%
510.832 · Facade Grant	0.00	4,000.00	-4,000.00	0.0%
510.991 · CRA CONTIGENCY	0.00	24,696.00	-24,696.00	0.0%
Total 510.000 · Operating Expenses	1,125.68	37,896.00	-36,770.32	3.0%
510.320 · Accounting & Auditing	0.00	3,000.00	-3,000.00	0.0%
510.581 · Transfer Out - Other Funds	8,335.00	20,004.00	-11,669.00	41.7%
Total Expense	9,460.68	60,900.00	-51,439.32	15.5%
Net Income	54,616.53	0.00	54,616.53	100.0%

City of Eagle Lake CRA
Balance Sheet
As of February 28, 2022

	Feb 28, 22
ASSETS	
Current Assets	
Checking/Savings	
101.408 · PB- CRA COMMUNITY REDEVELOPMENT	241,231.54
Total Checking/Savings	241,231.54
Other Current Assets	
131.382 · DUE TO GENERAL FUND-ADMIN FEES	-11,934.94
Total Other Current Assets	-11,934.94
Total Current Assets	229,296.60
TOTAL ASSETS	229,296.60
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
131.390 · DUE TO GENERAL FUND --LOAN PAY	16,000.00
Total Other Current Liabilities	16,000.00
Total Current Liabilities	16,000.00
Total Liabilities	16,000.00
Equity	
1110 · Retained Earnings	158,680.07
Net Income	54,616.53
Total Equity	213,296.60
TOTAL LIABILITIES & EQUITY	229,296.60

CITY OF EAGLE LAKE - GENERAL FUND

ACCOUNT BALANCE

MARCH 2022

ACCOUNT BALANCE AS OF MAR 31, 2022	2,863,566.18
DEPOSITS	1,263,559.30
CLEARED CHECKS	(1,117,349.36)
WITHDRAWALS/ACH	0.00
RETURNED CHECKS	0.00

ACCOUNT BALANCE AS OF FEB 28, 2022	3,009,776.12
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OUTSTANDING CHECKS:

44249	POLK COUNTY LIBRARY COOPERATIVE *	(90.00)
44328	DALE STORMS	(129.34)
44335	RHONDA HAWLEY - REF	(43.98)
44346	FLORIDA BLUE	(16,967.10)
44357	Demco	(821.63)
44348	GUARDIAN	(541.22)
44349	Liberty National Insurance Company QB	(301.48)
44351	MINNESOTA LIFE	(190.80)
44363	RICOH USA INC	(165.85)
44347	Florida Municipal Insurance Trust QB	(101.84)
44352	New York Life Ins QB	(21.68)
44356	DAWN WRIGHT - REIMB	(20.75)
JE #5		(3,364.62)
JE #3	Florida Department of Revenue	(57.75)

TOTAL OUTSTANDING CHECKS:	(22,818.04)
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General Journal	01/07/2022	254.64
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TOTAL OUTSTANDING DEPOSITS:	254.64
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REMAINING ACCOUNT BALANCE:	2,987,212.72
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CITY OF EAGLE LAKE
Profit & Loss Budget vs. Actual
October 2021 through March 2022

	Oct '21 - Mar ...	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
310.000 · Taxes				
311.000 · Ad Valorem Taxes	870,474.34	935,029.00	-64,554.66	93.1%
312.000 · Sales, Use & Gas Taxes				
312.300 · 9th Cent Gas Tax	6,771.78	15,500.00	-8,728.22	43.7%
312.410 · Local Option Gas Tax	41,037.58	85,598.00	-44,560.42	47.9%
312.412 · Local Gov. 1/2 cent sales tax	109,385.07	186,566.00	-77,180.93	58.6%
312.420 · 5-cent Local Option Gas Tax	29,115.65	53,842.00	-24,726.35	54.1%
Total 312.000 · Sales, Use & Gas Taxes	186,310.08	341,506.00	-155,195.92	54.6%
314.000 · Utility Service Taxes				
314.100 · Electric Utility Service Tax	86,983.60	160,000.00	-73,016.40	54.4%
314.150 · Water Utility Service Tax	22,493.41	40,000.00	-17,506.59	56.2%
314.400 · Natural Gas Service Tax	641.09	1,000.00	-358.91	64.1%
314.800 · Propane Service Tax	833.81	1,500.00	-666.19	55.6%
315.000 · Local Communications Serv. Tax	38,826.80	72,000.00	-33,173.20	53.9%
Total 314.000 · Utility Service Taxes	149,778.71	274,500.00	-124,721.29	54.6%
323.000 · Franchise Fees				
323.100 · Electric Franchise Fees	89,910.12	155,000.00	-65,089.88	58.0%
323.700 · Solid Waste Franchise Fee	10,513.49	23,000.00	-12,486.51	45.7%
Total 323.000 · Franchise Fees	100,423.61	178,000.00	-77,576.39	56.4%
Total 310.000 · Taxes	1,306,986.74	1,729,035.00	-422,048.26	75.6%
330.000 · Intergovernmental Revenue				
331.000 · Federal Grants				
331.391 · CDBG Revenue	0.00	54,176.00	-54,176.00	0.0%
Total 331.000 · Federal Grants	0.00	54,176.00	-54,176.00	0.0%
335.000 · State Shared Revenues				
335.120 · SRS Sales Tax	42,072.18	70,000.00	-27,927.82	60.1%
335.122 · SRS - Motor Fuel Tax	16,361.40	30,000.00	-13,638.60	54.5%
335.150 · Alcoholic Beverage Licenses	3.31	500.00	-496.69	0.7%
Total 335.000 · State Shared Revenues	58,436.89	100,500.00	-42,063.11	58.1%
338.800 · County Shared Revenue				
337.700 · Library Cooperative	12,500.00	25,000.00	-12,500.00	50.0%
337.710 · Delivery Driver System Funding	55,710.38	114,794.00	-59,083.62	48.5%
338.200 · Polk County Occupational Licens	-266.58	1,800.00	-2,066.58	-14.8%
Total 338.800 · County Shared Revenue	67,943.80	141,594.00	-73,650.20	48.0%
Total 330.000 · Intergovernmental Revenue	126,380.69	296,270.00	-169,889.31	42.7%
340.000 · Charges for Services				
341.200 · Zoning Fees	4,100.00	500.00	3,600.00	820.0%
341.300 · Copies/Certifications	16.65	75.00	-58.35	22.2%
342.900 · FDOT Roadway Maintenance	5,982.52	12,000.00	-6,017.48	49.9%
342.901 · FDOT Lighting Maintenance	0.00	15,784.00	-15,784.00	0.0%
352.000 · Library Fines and Collections	669.40	1,500.00	-830.60	44.6%
Total 340.000 · Charges for Services	10,768.57	29,859.00	-19,090.43	36.1%
350.000 · Fines & Forfeitures				
341.541 · Police Fines	3,381.61	5,000.00	-1,618.39	67.6%
350.100 · Other Fines and Forfeitures	0.00	100.00	-100.00	0.0%
350.000 · Fines & Forfeitures - Other	774.00			
Total 350.000 · Fines & Forfeitures	4,155.61	5,100.00	-944.39	81.5%
360.000 · Other Revenue				
361.100 · Interest Income	186.30	7,000.00	-6,813.70	2.7%
361.110 · Facilities Deposits	6,250.00	1,500.00	4,750.00	416.7%

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Accrual Basis

CITY OF EAGLE LAKE
Profit & Loss Budget vs. Actual
October 2021 through March 2022

	Oct '21 - Mar ...	Budget	\$ Over Budget	% of Budget
362.100 · Facilities Rental	9,474.99	9,000.00	474.99	105.3%
362.200 · Sprint Tower Lease	0.00	37,325.00	-37,325.00	0.0%
362.201 · T-Mobile Tower Lease	31,787.40	22,500.00	9,287.40	141.3%
366.000 · Private Donations				
366.101 · Trick or Treat Lane Donations	2,000.00			
366.000 · Private Donations - Other	0.00	1,500.00	-1,500.00	0.0%
Total 366.000 · Private Donations	2,000.00	1,500.00	500.00	133.3%
369.900 · Miscellaneous Income				
369.125 · LIEN PAYMENTS	50.00			
369.310 · Misc Revenue - Engineering Fees	76,019.90			
369.994 · Library Grant	3,500.00			
369.996 · E-Rate Reimbursement	755.78			
369.900 · Miscellaneous Income - Other	23,307.71	14,000.00	9,307.71	166.5%
Total 369.900 · Miscellaneous Income	103,633.39	14,000.00	89,633.39	740.2%
Total 360.000 · Other Revenue	153,332.08	92,825.00	60,507.08	165.2%
367.000 · Licenses and Permits				
316.000 · Business Tax Receipts	3,674.84	8,500.00	-4,825.16	43.2%
322.000 · Building Permits Other				
322.060 · Plan Review Fee	62,290.26	2,000.00	60,290.26	3,114.5%
322.070 · DCA BLDG Cert Charge 1%	125.57	50.00	75.57	251.1%
322.100 · DBPR Radon Surcharge-1%	178.90	50.00	128.90	357.8%
322.150 · Contractor's Registration	490.00	300.00	190.00	163.3%
322.200 · Polk County Imp.Fees 3%	3,756.48	100.00	3,656.48	3,756.5%
322.300 · Building Inspection Fees	7,840.00	9,000.00	-1,160.00	87.1%
322.400 · Building Permits	131,914.73	10,000.00	121,914.73	1,319.1%
324.610 · Parks and Rec Impact Fee	55,872.00	0.00	55,872.00	100.0%
324.611 · Public BLDG & Fac - Res	190,464.00	0.00	190,464.00	100.0%
Total 322.000 · Building Permits Other	452,931.94	21,500.00	431,431.94	2,106.7%
Total 367.000 · Licenses and Permits	456,606.78	30,000.00	426,606.78	1,522.0%
369.030 · MISC INC - POLK CTY CLERKS ASSO	1,600.00			
382.000 · Transfers - IN	53,102.04	143,004.00	-89,901.96	37.1%
382.100 · CRA Transfer - IN	10,002.00	20,004.00	-10,002.00	50.0%
Total Income	2,122,934.51	2,346,097.00	-223,162.49	90.5%
Gross Profit	2,122,934.51	2,346,097.00	-223,162.49	90.5%
Expense				
510.000 · General Government				
511.000 · Commissioner Costs				
511.100 · Employee Benefits				
511.210 · FICA Taxes	313.50	600.00	-286.50	52.3%
Total 511.100 · Employee Benefits	313.50	600.00	-286.50	52.3%
511.110 · City Commission Fees/Salaries	4,097.70	8,195.00	-4,097.30	50.0%
511.300 · Operating Expenditures				
511.240 · Workers Compensation Insurance	41.97	150.00	-108.03	28.0%
511.310 · Engineering Services	103,069.22	5,000.00	98,069.22	2,061.4%
511.311 · Legal Services	5,745.00	10,000.00	-4,255.00	57.5%
511.313 · Planning Services	0.00	5,000.00	-5,000.00	0.0%
511.320 · Accounting & Auditing	8,700.00	11,500.00	-2,800.00	75.7%
511.321 · Financial Reporting Svcs	11,263.83	15,000.00	-3,736.17	75.1%
511.340 · Contractual Services	6,900.00	2,500.00	4,400.00	276.0%
511.341 · Election Fees	49.17	3,000.00	-2,950.83	1.6%
511.410 · Communication Services	1,082.10	3,600.00	-2,517.90	30.1%
511.420 · Postage	-46.93	1,000.00	-1,046.93	-4.7%
511.450 · Insurance Property	88,055.00	50,000.00	38,055.00	176.1%
511.460 · Repair & Maint Svcs Comm Bldg	0.00	10,500.00	-10,500.00	0.0%
511.470 · Printing and Binding/ Municipal	1,175.00	4,500.00	-3,325.00	26.1%

CITY OF EAGLE LAKE
Profit & Loss Budget vs. Actual
October 2021 through March 2022

	Oct '21 - Mar ...	Budget	\$ Over Budget	% of Budget
511.480 · Advertising / Promotions	1,645.84	5,000.00	-3,354.16	32.9%
511.490 · Other Current Charges	3,186.82	12,000.00	-8,813.18	26.6%
511.512 · Trick or Treat Lane	4,801.42	2,500.00	2,301.42	192.1%
511.541 · Travel, Meetings, and Dues	691.00	5,000.00	-4,309.00	13.8%
511.991 · Contingency Fund	0.00	5,500.00	-5,500.00	0.0%
511.992 · Debt Service 1999 Rev Bond	0.00	91,100.00	-91,100.00	0.0%
511.993 · CRA/Community Redevelopment Age	20,000.00	20,000.00	0.00	100.0%
511.998 · Reserve / Contingency	0.00	186,065.00	-186,065.00	0.0%
Total 511.300 · Operating Expenditures	256,359.44	448,915.00	-192,555.56	57.1%
511.600 · CAPITAL OUTLAY	41,350.50	70,000.00	-28,649.50	59.1%
Total 511.000 · Commissioner Costs	302,121.14	527,710.00	-225,588.86	57.3%
512.000 · CITY MANAGER				
512.100 · Employee Benefits				
512.210 · FICA TAXES-CM	3,885.35			
512.100 · Employee Benefits - Other	10,833.76	32,400.00	-21,566.24	33.4%
Total 512.100 · Employee Benefits	14,719.11	32,400.00	-17,680.89	45.4%
512.120 · Salaries and Wages	50,994.40	102,183.00	-51,188.60	49.9%
512.300 · Operating Expenditures				
512.240 · Workers Compensation Insurance	639.68	1,900.00	-1,260.32	33.7%
512.340 · Contractual Services	0.00	500.00	-500.00	0.0%
512.410 · Communication Services	1,210.26	2,450.00	-1,239.74	49.4%
512.420 · Postage	0.00	650.00	-650.00	0.0%
512.460 · Repairs & Maintenance	0.00	500.00	-500.00	0.0%
512.490 · Other Expenditures	0.00	1,500.00	-1,500.00	0.0%
512.540 · Education & Training	0.00	3,000.00	-3,000.00	0.0%
512.541 · Travel, Meetings, and Dues	1,240.10	2,000.00	-759.90	62.0%
512.991 · Contingency Fund	0.00	2,000.00	-2,000.00	0.0%
Total 512.300 · Operating Expenditures	3,090.04	14,500.00	-11,409.96	21.3%
Total 512.000 · CITY MANAGER	68,803.55	149,083.00	-80,279.45	46.2%
513.000 · Administration				
513.030 · PCCA EXPENSE- ATHENIAN DIALOGUE	363.00			
513.100 · Employee Benefits				
513.210 · Fica Taxes - AD	6,539.39			
513.100 · Employee Benefits - Other	27,601.72	78,000.00	-50,398.28	35.4%
Total 513.100 · Employee Benefits	34,141.11	78,000.00	-43,858.89	43.8%
513.121 · Salaries and Wages	85,473.97	177,344.00	-91,870.03	48.2%
513.140 · Overtime	222.74	300.00	-77.26	74.2%
513.300 · Operating Expenditures				
513.240 · Workers Compensation Insurance	1,217.29	4,500.00	-3,282.71	27.1%
513.340 · Contractual Svcs (Copier/Lease)	4,712.23	12,000.00	-7,287.77	39.3%
513.410 · Communication Services	2,077.98	15,000.00	-12,922.02	13.9%
513.420 · Postage	3,491.35	5,000.00	-1,508.65	69.8%
513.430 · Utility Services	1,411.07	3,500.00	-2,088.93	40.3%
513.460 · Repair & Maintenance	0.00	5,000.00	-5,000.00	0.0%
513.490 · Other Expenditures	594.38	9,500.00	-8,905.62	6.3%
513.510 · Office Supplies	1,356.15	5,000.00	-3,643.85	27.1%
513.540 · Education and Training	1,752.17	8,000.00	-6,247.83	21.9%
513.541 · Travel, Meetings, & Dues	1,887.06	6,000.00	-4,112.94	31.5%
513.991 · Contingency Fund	0.00	1,500.00	-1,500.00	0.0%
Total 513.300 · Operating Expenditures	18,499.68	75,000.00	-56,500.32	24.7%
Total 513.000 · Administration	138,700.50	330,644.00	-191,943.50	41.9%
Total 510.000 · General Government	509,625.19	1,007,437.00	-497,811.81	50.6%
521.000 · Police Department				

CITY OF EAGLE LAKE
Profit & Loss Budget vs. Actual
October 2021 through March 2022

	Oct '21 - Mar ...	Budget	\$ Over Budget	% of Budget
521.300 · Operating Expenditures - PD				
521.340 · Contractual Services - Sheriff	279,000.50	558,001.00	-279,000.50	50.0%
521.410 · Communication Services	904.59	2,000.00	-1,095.41	45.2%
521.430 · Utility Services	1,411.07	3,000.00	-1,588.93	47.0%
521.490 · Other Expenditures	40.00			
Total 521.300 · Operating Expenditures - PD	281,356.16	563,001.00	-281,644.84	50.0%
Total 521.000 · Police Department	281,356.16	563,001.00	-281,644.84	50.0%
541.000 · Streets				
541.100 · Employee Benefits				
541.210 · Fica Taxes - ST	1,183.04			
541.100 · Employee Benefits - Other	7,819.07	21,600.00	-13,780.93	36.2%
Total 541.100 · Employee Benefits	9,002.11	21,600.00	-12,597.89	41.7%
541.120 · Salaries and Wages	15,481.72	27,040.00	-11,558.28	57.3%
541.140 · Overtime	0.00	2,000.00	-2,000.00	0.0%
541.300 · Operating Expenditures - ST				
541.240 · Workers Compensation Insurance	300.28	700.00	-399.72	42.9%
541.310 · Engineering	6,384.60	2,000.00	4,384.60	319.2%
541.311 · NPDES Charges	124.00			
541.340 · Contractual Services	0.00	2,000.00	-2,000.00	0.0%
541.400 · Petroleum Products	296.45	3,500.00	-3,203.55	8.5%
541.410 · Communication Services	422.91	2,400.00	-1,977.09	17.6%
541.430 · Utility Services	19,698.46	40,000.00	-20,301.54	49.2%
541.460 · Repair and Maintenance	5,270.21	11,000.00	-5,729.79	47.9%
541.490 · Other Expenditures	24.64	1,000.00	-975.36	2.5%
541.521 · Supplies & Materials	255.04	2,000.00	-1,744.96	12.8%
541.522 · Uniforms	0.00	375.00	-375.00	0.0%
541.530 · Road Materials/Street Repair	0.00	2,500.00	-2,500.00	0.0%
541.630 · Street Signs	0.00	5,000.00	-5,000.00	0.0%
Total 541.300 · Operating Expenditures - ST	32,776.59	72,475.00	-39,698.41	45.2%
541.600 · Captial Outlay - ST				
541.603 · Trsfer Out-Restr. 5 Cent GasTx	0.00	79,000.00	-79,000.00	0.0%
541.600 · Captial Outlay - ST - Other	248,287.16			
Total 541.600 · Captial Outlay - ST	248,287.16	79,000.00	169,287.16	314.3%
Total 541.000 · Streets	305,547.58	202,115.00	103,432.58	151.2%
550.000 · Building and Code Enforcement				
550.100 · Employee Benefits				
550.210 · FICA TAXES- CODE	1,947.66			
550.100 · Employee Benefits - Other	8,542.73	24,000.00	-15,457.27	35.6%
Total 550.100 · Employee Benefits	10,490.39	24,000.00	-13,509.61	43.7%
550.120 · Salaries and Wages	32,271.99	63,744.00	-31,472.01	50.6%
550.300 · Operating Expenditures				
550.240 · Workers Compensation Insurance	533.41	1,200.00	-666.59	44.5%
550.311 · Legal Services & Magistrate	2,185.00	5,000.00	-2,815.00	43.7%
550.400 · Petroleum Products	0.00	1,500.00	-1,500.00	0.0%
550.410 · Communication Services	345.71	2,100.00	-1,754.29	16.5%
550.420 · Postage	214.47	400.00	-185.53	53.6%
550.490 · Other Expenditures	368.97	525.00	-156.03	70.3%
550.491 · Code Enforcement Other	11,135.00	22,000.00	-10,865.00	50.6%
550.522 · Uniforms	0.00	300.00	-300.00	0.0%
550.540 · Education & Training	0.00	1,000.00	-1,000.00	0.0%
550.541 · Travel, Meetings & Dues	75.00	2,000.00	-1,925.00	3.8%
Total 550.300 · Operating Expenditures	14,857.56	36,025.00	-21,167.44	41.2%
Total 550.000 · Building and Code Enforcement	57,619.94	123,769.00	-66,149.06	46.6%
571.000 · Library				

CITY OF EAGLE LAKE
Profit & Loss Budget vs. Actual
October 2021 through March 2022

	Oct '21 - Mar ...	Budget	\$ Over Budget	% of Budget
571.100 · Employee Benefits				
571.210 · Fica Taxes - LB	1,055.53			
571.100 · Employee Benefits - Other	17,507.43	49,600.00	-32,092.57	35.3%
Total 571.100 · Employee Benefits	18,562.96	49,600.00	-31,037.04	37.4%
571.120 · Salaries and Wages	13,797.79	27,363.00	-13,565.21	50.4%
571.128 · Delivery Van Drivers				
571.140 · Overtime	0.00	4,500.00	-4,500.00	0.0%
571.212 · FICA VAN DRIVER	2,804.80			
571.242 · Workers Comp.-LB Van Driver	454.96			
571.128 · Delivery Van Drivers - Other	34,265.68	67,849.00	-33,583.32	50.5%
Total 571.128 · Delivery Van Drivers	37,525.44	72,349.00	-34,823.56	51.9%
571.300 · Operating Expenditures				
571.240 · Workers Compensation Insurance	450.03	2,200.00	-1,749.97	20.5%
571.410 · Communication Services	1,324.47	3,300.00	-1,975.53	40.1%
571.420 · Postage	149.20	250.00	-100.80	59.7%
571.430 · Utility Services	1,411.04	3,300.00	-1,888.96	42.8%
571.460 · Repair and Maintenance	43.98	500.00	-456.02	8.8%
571.490 · Other Expenditures	416.56			
571.510 · Office Supplies				
571.551 · OFFICE SUPPLIES - GRANT	666.98			
571.510 · Office Supplies - Other	0.00	600.00	-600.00	0.0%
Total 571.510 · Office Supplies	666.98	600.00	66.98	111.2%
571.521 · Operating Expenses---LB Van Dri	393.70	500.00	-106.30	78.7%
571.660 · Books & Materials				
571.665 · BOOKS & MATERIALS - GRANT	2,089.70			
571.660 · Books & Materials - Other	1,053.94	1,500.00	-446.06	70.3%
Total 571.660 · Books & Materials	3,143.64	1,500.00	1,643.64	209.6%
Total 571.300 · Operating Expenditures	7,999.60	12,150.00	-4,150.40	65.8%
Total 571.000 · Library	77,885.79	161,462.00	-83,576.21	48.2%
572.000 · Parks & Rec				
572.100 · Employee Benefits				
572.210 · Fica Taxes - PR	1,123.05			
572.100 · Employee Benefits - Other	7,132.05	19,200.00	-12,067.95	37.1%
Total 572.100 · Employee Benefits	8,255.10	19,200.00	-10,944.90	43.0%
572.120 · Salaries and Wages	14,885.98	28,863.00	-13,977.02	51.6%
572.300 · Operating Expenditures				
572.240 · Workers Compensation Insurance	295.55	750.00	-454.45	39.4%
572.340 · Contractual Services	2,234.00	10,000.00	-7,766.00	22.3%
572.400 · Petroleum Products	978.69	6,000.00	-5,021.31	16.3%
572.410 · Communication Services	242.42	2,000.00	-1,757.58	12.1%
572.430 · Utility Services	20,354.41	49,000.00	-28,645.59	41.5%
572.460 · Repair & Maintenance	20,442.06	20,000.00	442.06	102.2%
572.461 · Grounds-Bldg/Clean/Maint/Veh	8,008.47	24,000.00	-15,991.53	33.4%
572.490 · Other Expenditures	150.84	500.00	-349.16	30.2%
572.512 · Trick or Treat Lane	0.00	2,500.00	-2,500.00	0.0%
572.513 · Hometown Festival (Fireworks)	3,025.00	5,500.00	-2,475.00	55.0%
572.521 · Supplies & Materials	156.65	7,000.00	-6,843.35	2.2%
572.654 · Mistletoe Marketplace	1,339.75	3,000.00	-1,660.25	44.7%
572.814 · CDBG (Grants)	8,000.00	90,000.00	-82,000.00	8.9%
572.888 · Facilities Deposit Refunds - PR	7,100.00			
Total 572.300 · Operating Expenditures	72,327.84	220,250.00	-147,922.16	32.8%
572.600 · Capital Outlay - PR	13,545.00	20,000.00	-6,455.00	67.7%
Total 572.000 · Parks & Rec	109,013.92	288,313.00	-179,299.08	37.8%

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Accrual Basis

CITY OF EAGLE LAKE
Profit & Loss Budget vs. Actual
October 2021 through March 2022

	Oct '21 - Mar ...	Budget	\$ Over Budget	% of Budget
6560 · Payroll Expenses	-479.90			
Total Expense	1,340,568.68	2,346,097.00	-1,005,528.32	57.1%
Net Ordinary Income	782,365.83	0.00	782,365.83	100.0%
Net Income	782,365.83	0.00	782,365.83	100.0%

CITY OF EAGLE LAKE
Balance Sheet
As of March 31, 2022

	Mar 31, 22
ASSETS	
Current Assets	
Checking/Savings	
100.000 · Cash & Cash Equivalents	
101.103 · CS - GENERAL FUND	2,987,212.72
102.000 · Reclass to restricted cash	-71,116.79
102.216 · Petty Cash	200.00
102.217 · Petty Cash Library	15.00
Total 100.000 · Cash & Cash Equivalents	2,916,310.93
101.256 · CS - BUILDING/CODE ENFORCEMENT	837.44
101.257 · CS - PARKS & REC FUND	268,706.74
101.258 · CS - PUBLIC BUILDING FUND	979,786.09
101.259 · CS- TRANSPORTATION FUND	5,745.19
115.100 · Reclass FROM unrestricted cash	0.28
Total Checking/Savings	4,171,386.67
Accounts Receivable	
115.101 · *Accounts Receivable	90,742.68
Total Accounts Receivable	90,742.68
Other Current Assets	
115.000 · Due From Other Governments	71,116.79
115.200 · A/R Due from Others	36,518.43
115.300 · A/R - Due from Governments	27,635.87
116.110 · Return Checks Receivable	80.00
130.000 · Due From (To) Utility/CRA Fund	
131.100 · Due From Utility Fund-Payroll	23,479.14
131.200 · Due From Utility-Sani/Storm	-15,772.00
131.250 · Due From/To Utility Daily Dep.	1,058.98
131.350 · Due To/From Utility Fund -OTHER	-2,478.06
131.382 · DUE FROM CRA FUND-ADMIN FEES	11,934.94
131.390 · DUE FROM CRA	16,000.00
Total 130.000 · Due From (To) Utility/CRA Fund	34,223.00
149.900 · Undeposited Funds	76.65
2120 · Payroll Asset	0.01
Total Other Current Assets	169,650.75
Total Current Assets	4,431,780.10
TOTAL ASSETS	4,431,780.10
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
202.100 · Accounts Payable	80,106.51
Total Accounts Payable	80,106.51
Other Current Liabilities	
202.200 · Accounts Pay.Yr.End.	9,294.82
203.100 · Sales Tax Payable	286.28
205.000 · Polk County Impact Fees Payable	352,273.39
205.101 · POLK COUNTY SHERIFF EDUCATION	2,278.05
205.102 · POLK COUNTY FIRE REVIEW	2,691.20
205.200 · DBPR Fee Payable	-1,125.76
205.201 · DCA PAYABLE	-3,066.91
208.101 · DUE TO STATE UNCLAIMED PROPERTY	-75.00
210.000 · Accrd Exp & Other Liabilities	
218.110 · Withholding Payable	-52.96
218.190 · Cobra Insurance Payable	156.94

CITY OF EAGLE LAKE
Balance Sheet
As of March 31, 2022

	Mar 31, 22
Total 210.000 · Accrd Exp & Other Liabilities	103.98
2100 · Payroll Liabilities	
2100.06 · UNITED WAY QB	30.00
2100.07 · EMPLOYEE FUND QB	75.00
2100.10 · LIBERTY LIFE QB	-0.07
2100.11 · COLONIAL ACCIDENT CANCER QB	0.03
2100.26 · PAYROLL TAXES	1.00
Total 2100 · Payroll Liabilities	105.96
215.000 · Accrued Payroll and Benefits	25,087.98
Total Other Current Liabilities	387,853.99
Total Current Liabilities	467,960.50
Total Liabilities	467,960.50
Equity	
271.100 · Fund Balance	3,181,453.77
Net Income	782,365.83
Total Equity	3,963,819.60
TOTAL LIABILITIES & EQUITY	4,431,780.10

CITY OF EAGLE LAKE - UTILITY FUND

ACCOUNT BALANCE

MARCH 2022

ACCOUNT BALANCE AS OF MAR 31, 2022	2,496,187.79
DEPOSITS	328,570.72
CLEARED CHECKS	(445,523.53)
WITHDRAWALS/ACH	0.00
RETURNED CHECKS	0.00
ACCOUNT BALANCE AS OF FEB 28, 2022	2,379,234.98

OUTSTANDING CHECKS:

19236	ADVANCED FINGERPRINTING SERVICES - REF	(73.42)
19424	LOUIS KELLY MOHAMMED ALAM - REF	(18.20)
19445	MATTHEW ASHMORE - REF	(41.49)
19567	DAWN ANDR MATT LANKFORD - REF	(131.81)
19692	LUIS SANCHI ROBERT WHITCHARD	(49.53)
19719	ANH NGUYEI MATILDE VELAZQUEZ - REF	(200.00)
20121	MICHELLE RI JAMES PITTS	(45.26)
20283	AROMA CHR BETTY MILLER	(58.76)
20561	SHEILA PAGI ANDREW SANBOWER	(120.13)
21507	JESUS CANA HAROLD REESE - REF	(31.23)
21682	WALTER O'B MARY BISHOP - REF	(50.88)
21667	HEATHER M(XUE YANG	(19.42)
21713	SHELBY DIA; JOSE E GONZALEZ	(55.65)
21740	ALFONSO AF MARGARET JONES	(166.24)
21769	RESHEENA F PATRICIO SANDOVAL	(29.33)
21793	PAULA TIER; CENDY MACEDO	(37.70)
21892	TOM PERRY JAMIE HOOD - REF	(30.81)
21972	BRANDON GIBSON - REF	(31.01)
22400	LORIN OVER NANCY MCKINNEY - REF	(122.65)
22458	DORIS RATT; SEAN KELLEY - REF	(115.85)
22465	RICHARD DA ALVARO CAMPUZANO - REF	(102.68)
22468	TONY HAMM DANIEL VARGAS - REF	(2.59)
22523	FIDENCIO CC AMY CONLEY - REF	(15.62)
22568	VSP TAMPA LLC - REF	(124.38)
22554	KEREN ALEX LEROY HORTON - REF	(95.26)
22550	JEANNIE SH; CARLISSA DEESE - REF	(27.47)
22571	ARIEL SANT(CHURCH OF CHRIST - REF	(120.30)
JE #32	ANGEL AMERSON - REF	(5.00)
22616	STEIN MEIR ; ROGELIO LOPEZ - REF	(7.00)
22671	RYAN RAMO; FLORIDA REFUSE SERVICE	(76.87)
22678	BLUE HILL C(Tampa Electric Company	(3.11)
22740	CHRISTOPHE THE MAIL HOUSE	(285.24)
22746	EAGLE LAKE KENNY WILLIAMS - REF	(206.52)

CITY OF EAGLE LAKE - UTILITY FUND
ACCOUNT BALANCE

22801	KATHERINE I MARY BRYANT - REF	(149.70)
22805	RAJU GANDI SHAWN CROW - REF	(69.91)
22866	CITY OF BAR DEMETRIO APARICIO - REF	(556.74)
22868	D R HORTON 2001 SRF SINKING FUND	(200.00)
22867	CLAYTON PF GENERAL FUND	(120.85)
22889	CLAYTON PF GENERAL FUND	(77.12)
22890	CLAYTON PF LIFT STATION FUND	(71.63)
22887	ZILLOW HOM RUS FUND	(41.70)
22881	RAYMOND S' WATER METER PROJECT-BB &T	(41.70)
22891	CLAYTON PF GENERAL FUND	(29.77)
22896	ANDREW POWERS - REF	(10.00)
	STORMWATER UTILITY FUND	(4,852.00)
JE #20		(10.00)
22988	CLAYTON PROPERTIES GROUP - REF	(120.85)
22983	TAMALYN SOBEY - REF	(120.85)
22957	CLAYTON PROPERTIES GROUP - REF	(113.34)
22972	MARK MORRISON - REF	(80.83)
22946	ADRE POLEON - REF	(69.33)
22978	ROBIN SHEPPARD - REF	(38.70)
22981	SHERDRICA BAZIL - REF	(16.48)
22976	REBECCA WISE - REF	(6.90)
22997	CITY OF BARTOW	(16,702.20)
22998	D R HORTON - REF	(84.31)
22996	ARUNKUMAR KANJI DEVANI - REF	(70.85)
JE #20		(826.70)

(26,983.87)

Deposit	03/30/2022	400.00
General Journal	03/30/2022	887.60
Deposit	03/31/2022	400.00
General Journal	03/31/2022	614.59
General Journal	03/31/2022	826.70

TOTAL OUTSTANDING DEPOSITS:

3,128.89

REMAINING ACCOUNT BALANCE:

2,355,380.00

City of Eagle Lake-Utility Fund
Profit & Loss Budget vs. Actual
October 2021 through March 2022

	Oct '21 - Mar 22	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
324.210 · Impact Fees-Water-residential	506,000.00			
324.211 · Impact Fees-Sewer-residential	412,735.90			
343.000 · Charges for Services				
343.300 · Water Charges / User Fee	318,149.12	600,000.00	-281,850.88	53.0%
343.310 · Water Taps	35,950.00	3,000.00	32,950.00	1,198.3%
343.311 · New Water Meters	124,235.00	5,000.00	119,235.00	2,484.7%
343.312 · Water Reconnect Fee	0.00	8,000.00	-8,000.00	0.0%
343.330 · Service Charge - 1/2	17,020.56	16,000.00	1,020.56	106.4%
343.360 · Customer Billing Fee - 1/3	31,581.00	55,000.00	-23,419.00	57.4%
343.400 · Garbage Collection	269,961.44	435,000.00	-165,038.56	62.1%
343.500 · Sewer Charges / User Fee	394,325.84	700,000.00	-305,674.16	56.3%
343.510 · Tap Fees - Sewer	48,000.00	3,000.00	45,000.00	1,600.0%
343.520 · Polk County Utility Tax-CITY SH	69.56	100.00	-30.44	69.6%
343.900 · Stormwater Fees	42,911.90	65,000.00	-22,088.10	66.0%
349.000 · Late Fees - 1/2	22,484.60	30,000.00	-7,515.40	74.9%
Total 343.000 · Charges for Services	1,304,689.02	1,920,100.00	-615,410.98	67.9%
361.000 · Interest Income	268.52	4,500.00	-4,231.48	6.0%
369.901 · Miscellaneous Income - 1/2	2,548.68	2,000.00	548.68	127.4%
Total Income	2,226,242.12	1,926,600.00	299,642.12	115.6%
Gross Profit	2,226,242.12	1,926,600.00	299,642.12	115.6%
Expense				
533.000 · Water				
533.100 · Employee Benefits				
533.210 · Fica Taxes - WD	5,660.69			
533.222 · PENSION	4,551.95			
533.230 · Life & Health Insurance - WD	16,732.66			
533.100 · Employee Benefits - Other	0.00	66,000.00	-66,000.00	0.0%
Total 533.100 · Employee Benefits	26,945.30	66,000.00	-39,054.70	40.8%
533.120 · Salaries and Wages	71,237.40	132,559.00	-61,321.60	53.7%
533.125 · On Call Pay	5,123.93	8,500.00	-3,376.07	60.3%
533.140 · Overtime	1,323.22	3,500.00	-2,176.78	37.8%
533.300 · Operating Expenses				
533.240 · Insurance	1,203.30	3,000.00	-1,796.70	40.1%
533.310 · Engineering Services	1,686.99	10,000.00	-8,313.01	16.9%
533.311 · Legal Services	2,105.00	5,000.00	-2,895.00	42.1%
533.320 · Accounting & Auditing - WD	6,000.00	6,000.00	0.00	100.0%
533.340 · Contractual Services	2,403.42	6,500.00	-4,096.58	37.0%
533.400 · Petroleum Products	3,268.87	10,000.00	-6,731.13	32.7%
533.410 · Communications Services	3,253.00	7,000.00	-3,747.00	46.5%
533.420 · Postage Supplies & Billing 1/3	3,689.23	9,500.00	-5,810.77	38.8%
533.430 · Utilities	4,525.39	57,000.00	-52,474.61	7.9%
533.450 · Insurance Auto & Equipment	0.00	15,000.00	-15,000.00	0.0%
533.460 · Repairs & Maint Svc (Equip/Veh)	11,744.78	25,000.00	-13,255.22	47.0%
533.480 · ADVERTISING	109.25	2,500.00	-2,390.75	4.4%
533.490 · Other Expenditures	933.41	2,000.00	-1,066.59	46.7%
533.521 · Supplies & Materials (Tools)	7,163.01	5,000.00	2,163.01	143.3%
533.522 · Uniforms	102.13	1,000.00	-897.87	10.2%
533.540 · Education and Training	175.00	200.00	-25.00	87.5%
533.541 · Travel, Meetings, & Dues	191.83	200.00	-8.17	95.9%
533.555 · Chemicals	0.00	14,500.00	-14,500.00	0.0%
533.560 · POLK REGIONAL WATER COOPERATI...	4,313.34	2,500.00	1,813.34	172.5%
533.581 · Transfer to General Fund/Adm	21,250.02	60,900.00	-39,649.98	34.9%
533.602 · Repairs & Maint Svc (Plants)	64,442.91	40,000.00	24,442.91	161.1%
533.996 · Debt Service Rus Water	0.00	54,709.00	-54,709.00	0.0%
533.998 · Reserve/Contingency	0.00	75,855.00	-75,855.00	0.0%
Total 533.300 · Operating Expenses	138,560.88	413,364.00	-274,803.12	33.5%

City of Eagle Lake-Utility Fund
Profit & Loss Budget vs. Actual
October 2021 through March 2022

	Oct '21 - Mar 22	Budget	\$ Over Budget	% of Budget
533.600 · Capital Outlay - WD	0.00	40,000.00	-40,000.00	0.0%
533.900 · Bad Debt Expense - WD	2,010.71			
Total 533.000 · Water	245,201.44	663,923.00	-418,721.56	36.9%
533.999 · AMERICAN RESCUE PLAN EXPENSE WD	231,889.35			
534.000 · Solid Waste				
534.300 · Operating Expenses				
534.340 · Contract for Solid Waste	141,737.70	320,000.00	-178,262.30	44.3%
534.913 · Due to Gen Fund Admin S Waste	10,602.00	21,204.00	-10,602.00	50.0%
Total 534.300 · Operating Expenses	152,339.70	341,204.00	-188,864.30	44.6%
Total 534.000 · Solid Waste	152,339.70	341,204.00	-188,864.30	44.6%
535.000 · Sewer/Waste Water Services				
535.100 · Employee Benefits				
535.210 · FICA Taxes - SW	6,851.76			
535.222 · PENSION	6,321.69			
535.230 · Life & Health Insurance - SW	24,510.33			
535.100 · Employee Benefits - Other	0.00	90,000.00	-90,000.00	0.0%
Total 535.100 · Employee Benefits	37,683.78	90,000.00	-52,316.22	41.9%
535.120 · Salaries and Wages	82,099.24	163,496.00	-81,396.76	50.2%
535.125 · On Call Pay	5,159.01	9,000.00	-3,840.99	57.3%
535.140 · Overtime	2,172.03	3,000.00	-827.97	72.4%
535.300 · Operating Expenses				
535.240 · Insurance	1,277.38	3,000.00	-1,722.62	42.6%
535.310 · Engineering	17,113.22	5,000.00	12,113.22	342.3%
535.311 · Legal Services	0.00	600.00	-600.00	0.0%
535.312 · NPDES Charges	0.00	1,000.00	-1,000.00	0.0%
535.320 · Accounting & Auditing - SW	7,100.00	11,000.00	-3,900.00	64.5%
535.340 · Contractual Services	3,694.21	4,500.00	-805.79	82.1%
535.400 · Petroleum Products	2,670.36	10,000.00	-7,329.64	26.7%
535.410 · Communications Services	1,773.70	4,500.00	-2,726.30	39.4%
535.420 · Postage Supplies & Billing 1/3	3,464.90	9,000.00	-5,535.10	38.5%
535.430 · Utilities	21,086.53	28,000.00	-6,913.47	75.3%
535.431 · Wastewater Treatment - SW	61,106.46	155,000.00	-93,893.54	39.4%
535.450 · Insurance Auto & Equip	0.00	29,500.00	-29,500.00	0.0%
535.460 · Repairs & Maint Svc (Equip/Veh)	1,077.72	5,000.00	-3,922.28	21.6%
535.490 · Other Expenditures	197.45	500.00	-302.55	39.5%
535.521 · Supplies & Materials (Tools)	2,253.11	1,500.00	753.11	150.2%
535.522 · Uniforms	291.35	900.00	-608.65	32.4%
535.540 · Education & Training	174.99			
535.541 · Travel, Meetings & Dues	191.78	1,500.00	-1,308.22	12.8%
535.581 · Transfer Out - Other Funds	21,250.02	60,900.00	-39,649.98	34.9%
535.602 · Repairs & Maint-Syst (Lift Sta)	7,029.09	12,000.00	-4,970.91	58.6%
535.994 · Debt Service SRF 201 Planning	57,510.16	115,000.00	-57,489.84	50.0%
535.995 · Lift Station Debt Svc-Bond Pmt	17,085.73	21,721.00	-4,635.27	78.7%
535.998 · Reserve / Contingency	0.00	75,856.00	-75,856.00	0.0%
Total 535.300 · Operating Expenses	226,348.16	555,977.00	-329,628.84	40.7%
Total 535.000 · Sewer/Waste Water Services	353,462.22	821,473.00	-468,010.78	43.0%
535.600 · Capital Outlay	0.00	50,000.00	-50,000.00	0.0%
535.999 · AMERICAN RESCUE PLAN EXPENSE SD	231,889.33			
538.581 · Trnsfer of Stormwater Fees	0.00	50,000.00	-50,000.00	0.0%
Total Expense	1,214,782.04	1,926,600.00	-711,817.96	63.1%
Net Ordinary Income	1,011,460.08	0.00	1,011,460.08	100.0%
Net Income	1,011,460.08	0.00	1,011,460.08	100.0%

City of Eagle Lake-Utility Fund
Balance Sheet
As of March 31, 2022

	Mar 31, 22
ASSETS	
Current Assets	
Checking/Savings	
101.108 · UNRESTRICTED CASH - ALL	
101.109 · CS- UTILITY FUND	2,355,380.00
151.990 · RECLASS TO RESTRICTED	826,917.16
101.108 · UNRESTRICTED CASH - ALL - Other	200.00
Total 101.108 · UNRESTRICTED CASH - ALL	3,182,497.16
102.216 · PETTY CASH-DRAWER SET UP	50.00
150.001 · RESTRICTED CASH - ALL	
101.104 · CS STORMWATER UTILITY FUND	294,026.63
101.110 · CS- DEPOSIT FUND	284,066.42
101.111 · CS - WATER IMPACT FUND	10,467.00
101.112 · CS- SEWER IMPACT FUND	9,254.24
101.121 · CS- WATER IMPACT SAVINGS	1,787,840.49
101.122 · CS- SEWER IMPACT SAVINGS	1,391,092.63
101.215 · WATER METER PROJECT-BB&T	87,836.90
151.113 · CS- RUS FUND	47,954.24
151.114 · CS- SRF SINKING FUND	15,059.11
151.116 · CS- LIFT STATION FUND	21,511.10
151.999 · RESTRICTED CASH RECLASSIFICATIO	-826,917.16
Total 150.001 · RESTRICTED CASH - ALL	3,122,191.60
Total Checking/Savings	6,304,738.76
Accounts Receivable	
1200 · *Accounts Receivable	6,128.63
Total Accounts Receivable	6,128.63
Other Current Assets	
110.000 · Accounts Receivable, Net	
115.100 · Accounts Receivable	163,146.70
116.100 · Unbilled Accounts Receivable	54,953.48
116.110 · Utility Returned Checks Rec.	22,258.25
117.100 · Allowance for Bad Debts	-5,695.49
110.000 · Accounts Receivable, Net - Other	-5,418.32
Total 110.000 · Accounts Receivable, Net	229,244.62
131.000 · Due From Other Funds	
131.250 · Due to/from General Fund	29,567.14
131.350 · Due From/To Gen.Fund - Other	2,478.06
207.100 · Due to General Fund-Payroll	-23,479.15
207.200 · Due to General Fund-Sani/Storm	15,772.00
Total 131.000 · Due From Other Funds	24,338.05
141.100 · Inventory of Supplies	10,749.32
1499 · Undeposited Funds	391.08
Total Other Current Assets	264,723.07
Total Current Assets	6,575,590.46
Fixed Assets	
160.900 · Fixed Assets, Net	
161.900 · Land-Water	28,526.62
164.900 · Water Plant	2,553,762.84
164.901 · Sewer Plant	5,487,382.51
164.902 · Stormwater Plant	1,913,068.76
166.900 · Furniture & Equipment - Water	489,315.21
166.901 · Furniture & Equipment - Sewer	145,818.82
167.900 · Accumulated Depreciation-Water	-1,800,890.09
167.901 · Accumulated Depr - Sewer	-3,266,158.13

City of Eagle Lake-Utility Fund
Balance Sheet
As of March 31, 2022

	Mar 31, 22
167.902 · Accumulated Depr. - Stormwater	-524,123.66
Total 160.900 · Fixed Assets, Net	5,026,702.88
Total Fixed Assets	5,026,702.88
TOTAL ASSETS	11,602,293.34
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
202.100 · Accounts Payable	171,414.17
Total Accounts Payable	171,414.17
Other Current Liabilities	
202.500 · Polk County Utility Tax	9,819.82
202.501 · Bartow Sewer Impact Fee Payable	71,820.00
208.100 · DUE TO STATE-UNCLAIMED PROPERTY	-955.10
215.000 · Accrued Payroll and Benefits	13,972.06
217.000 · Accrued Compensated Absences	
217.100 · Accrued Sick Pay	57,385.00
217.200 · Accrued Vacation Pay	22,664.81
217.300 · Accrued Compensatory Time	2,738.21
Total 217.000 · Accrued Compensated Absences	82,788.02
220.100 · Customer Deposits	289,739.27
223.100 · UNEARNED REVENUE - ARPA GRANT	674,459.64
232.950 · Accrued Interest Payable	11,799.59
239.100 · OPEB LIABILITY	35,932.86
Total Other Current Liabilities	1,189,376.16
Total Current Liabilities	1,360,790.33
Long Term Liabilities	
203.100 · State Revolving Loan - SW	383,460.36
203.120 · RUS Water Revenue Bonds - 2007	229,935.00
203.130 · USDA - Water Meter Loan	85,719.00
203.140 · USDA LOAN - LIFT STATIONS	388,066.00
203.150 · CURRENT PORTION OF LONG TERM D	155,318.74
203.155 · LESS CURRENT PORTION OF LTD	-155,318.74
203.902 · PLATINUM BANK - HARRISON	0.01
Total Long Term Liabilities	1,087,180.37
Total Liabilities	2,447,970.70
Equity	
281.500 · Retained Earnings	8,142,862.56
Net Income	1,011,460.08
Total Equity	9,154,322.64
TOTAL LIABILITIES & EQUITY	11,602,293.34

CITY OF EAGLE LAKE - CRA
ACCOUNT BALANCE
MARCH 2022

ACCOUNT BALANCE AS OF MAR 31, 2022	241,231.54
DEPOSITS	2.05
CLEARED CHECKS	(1,931.16)
WITHDRAWALS/ACH	0.00
RETURNED CHECKS	0.00
ACCOUNT BALANCE AS OF FEB 28, 2022	<u>239,302.43</u>
OUTSTANDING CHECKS:	
TOTAL OUTSTANDING CHECKS	<u>0.00</u>
REMAINING ACCOUNT BALANCE	<u>239,302.43</u>

City of Eagle Lake CRA
Profit & Loss Budget vs. Actual
 October 2021 through March 2022

	<u>Oct '21 - M...</u>	<u>Budget</u>	<u>\$ Over Bu...</u>	<u>% of Budget</u>
Income				
310.000 · Taxes-Other				
311.100 · CRA Ad Valorem taxes - E.L.	20,000.00	20,000.00	0.00	100.0%
311.101 · Polk Cty.-tax increment EL-...	44,068.66	40,500.00	3,568.66	108.8%
Total 310.000 · Taxes-Other	64,068.66	60,500.00	3,568.66	105.9%
361.100 · Interest Income	10.60	400.00	-389.40	2.7%
Total Income	64,079.26	60,900.00	3,179.26	105.2%
Gross Profit	64,079.26	60,900.00	3,179.26	105.2%
Expense				
510.000 · Operating Expenses				
510.311 · Legal Services	0.00	2,000.00	-2,000.00	0.0%
510.313 · Planning Services	0.00	2,000.00	-2,000.00	0.0%
510.420 · Postage, Supplies & Materi...	0.00	100.00	-100.00	0.0%
510.430 · Utilities	1,142.95	2,000.00	-857.05	57.1%
510.460 · Repair & Maint Service	175.00	1,000.00	-825.00	17.5%
510.470 · Printing and Binding-CRA	0.00	500.00	-500.00	0.0%
510.480 · Advertising	46.89	500.00	-453.11	9.4%
510.490 · Other Expenditures	25.00			
510.510 · Office Supplies - CRA	0.00	500.00	-500.00	0.0%
510.520 · OPERATING SUPPLIES	0.00	500.00	-500.00	0.0%
510.541 · Travel, Meetings and Dues	0.00	100.00	-100.00	0.0%
510.832 · Facade Grant	0.00	4,000.00	-4,000.00	0.0%
510.991 · CRA CONTIGENCY	0.00	24,696.00	-24,696.00	0.0%
Total 510.000 · Operating Expenses	1,389.84	37,896.00	-36,506.16	3.7%
510.320 · Accounting & Auditing	779.77	3,000.00	-2,220.23	26.0%
510.581 · Transfer Out - Other Funds	10,002.00	20,004.00	-10,002.00	50.0%
Total Expense	12,171.61	60,900.00	-48,728.39	20.0%
Net Income	51,907.65	0.00	51,907.65	100.0%

City of Eagle Lake CRA
Balance Sheet
As of March 31, 2022

	<u>Mar 31, 22</u>
ASSETS	
Current Assets	
Checking/Savings	
101.408 · PB- CRA COMMUNITY REDEVELOPMENT	239,302.43
Total Checking/Savings	239,302.43
Other Current Assets	
131.382 · DUE TO GENERAL FUND-ADMIN FEES	-11,934.94
Total Other Current Assets	-11,934.94
Total Current Assets	227,367.49
TOTAL ASSETS	<u>227,367.49</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
202.000 · Accounts Payable	779.77
Total Accounts Payable	779.77
Other Current Liabilities	
131.390 · DUE TO GENERAL FUND --LOAN PAY	16,000.00
Total Other Current Liabilities	16,000.00
Total Current Liabilities	16,779.77
Total Liabilities	16,779.77
Equity	
1110 · Retained Earnings	158,680.07
Net Income	51,907.65
Total Equity	210,587.72
TOTAL LIABILITIES & EQUITY	<u>227,367.49</u>

AGREEMENT FOR LEGAL SERVICES

THIS AGREEMENT is made this 7th day of April, 2022, by and between the City of Eagle Lake, a Florida municipal corporation, (hereafter "**CITY**") and Albert C. Galloway, Jr., P.A., (hereafter "**ATTORNEY**").

WHEREAS, the **CITY** desires to retain the services of said **ATTORNEY** for representation related to Code Enforcement matters; and

WHEREAS, it is the desire of said **ATTORNEY** to provide such services,
THE PARTIES AGREE AS FOLLOWS:

SERVICES

1. The **ATTORNEY** will perform the legal services specified in this agreement and other legally permissible services as the **CITY** may from time to time request.
2. The **ATTORNEY** will perform such legal services as requested by the City Code Enforcement Department or the City Manager or his/her designee. It is contemplated that the **ATTORNEY** will provide services related to Ownership and Encumbrance reports for notice purposes and foreclosure of Code Enforcement Liens.

COMPENSATION

1. The **CITY** will compensate the **ATTORNEY** at an hourly rate of \$250.00. The **ATTORNEY** maintains records in tenths of an hour with a minimum of 2/10 of an hour for any activity. Within reason, the **ATTORNEY** will advance costs necessary to provide the **CITY** legal services. Costs will be billed to the **CITY** at the end of the month during which said costs are incurred and may include, but are not limited to charges for title evidence, filing fees, copies, and postage.

TERM

This Agreement will renew annually on October 1 of each year unless renegotiated. If either party elects not to renew the agreement, that party will endeavor to provide sixty (60) days notice.

1. Nothing in this agreement shall prevent, limit or otherwise interfere with the right of the **CITY** to terminate this agreement before its expiration subject to payment of outstanding fees and costs.

2. Nothing in this agreement shall prevent, limit or otherwise interfere with the right of the **ATTORNEY** to terminate this agreement before its expiration subject to provision of sixty (60) days notice unless the **CITY** otherwise agrees.

NOTICES

1. Notices required pursuant to this agreement may be personally served in the manner as provided by law or may be provided by certified mail with return receipt and addressed as follows:

A) CITY

City Manager
City of Eagle Lake
P.O. Box 129
Eagle Lake, FL 33839

B) ATTORNEY

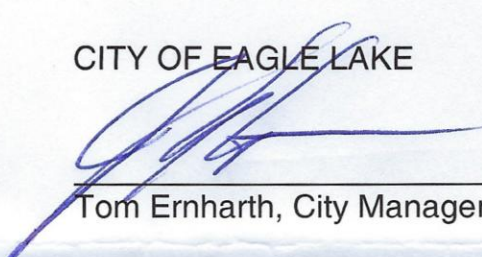
Albert C. Galloway, Jr.
Albert C. Galloway, Jr., P.A.
P.O. Box 3339
Lake Wales, FL 33859-3339

2. Notice will be deemed given as of the date of personal service or the date of signature on the return receipt.

GENERAL PROVISIONS

1. The text herein constitutes the entire agreement between the parties.
2. This agreement will become effective upon the date first written above.
3. If any provisions, or any portion thereof, contained in this agreement is held to be invalid, the remainder of this agreement will remain in full force and effect.

CITY OF EAGLE LAKE



Tom Ernharth, City Manager

ALBERT C. GALLOWAY, JR., P.A.



Albert C. Galloway, Jr.