

# CITY OF LAKE WALES CITY COMMISSION WORKSHOP MEETING

**Official Agenda  
February 1, 2023  
2:00 p.m.**

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

1. CALL TO ORDER & ROLL CALL
2. City Manager Comments
3. Update From Hoyle Tanner On Alternative Water Supply Development Project  
David Edson, P.E., Senior Consultant at Hoyle Tanner will be present at the commission workshop to provide an update on Task Order #6: Alternative Water Supply Development Project.

Documents:

[CC WS MEMO AWS HOYLE TANNER.PDF](#)  
[WATER SUPPLY UPDATE 1-25-23.PDF](#)

4. RESOLUTION 2022-33 Approval Of Retreat Report And Adoption Of Strategic Priorities  
Resolution 2022-33 approves the report of the October 2022 City Commission retreat and adopts the 5 strategic priorities and milestones.

Documents:

[MEMO RESOLUTION 2022-33.PDF](#)  
[RESOLUTION 2022-33.PDF](#)  
[FINAL REPORT OF THE LAKE WALES COMMISSIONERS RETREAT.PDF](#)

5. Approval Of Contract For Law Enforcement Services: Lake Wales Housing Authority  
Commissioners will consider approving a contract with the Lake Wales Housing Authority to continue providing supplemental law enforcement services at the Grove Manor and Sunrise Park public housing complexes.

Documents:

[COMMISSION MEMO - 2023 LAKE WALES HOUSING AUTHORITY CONTRACT.PDF](#)  
[LWHA 2023 CONTRACT.PDF](#)

6. Agreement For Professional Services Provided By Dorothy Abbott, CPA, MPA  
The City Commission will consider entering into an agreement with Dorothy Abbott for accounting services within the Finance Department.

Documents:

[000 - DA- AGENDA MEMO 01-30-23.PDF](#)  
[ABBOTT CONTRACT 2023.PDF](#)

7. Ordinance 2022-36 Zoning Map Amendment For 47.31 Acres Of Land South Of Hunt Brothers Road, West Of Scenic Highway South, And East Of US Highway 27. 1st Reading And Public Hearing – Notice Requirements Have Been Met.  
*Hunt Brothers, Inc., owner, requests a recommendation to City Commission to amend the Zoning Map on parcels of land totaling approximately 47.31 acres.*

Documents:

[CC MEMO D2022-36 HUNT BROTHER ZONING AMENDMENT 2.7.2023.PDF](#)  
[ORD D2022-36 HUNT BROTHERS PROPERTY ZONING AMENDMENT 2.7.2023.PDF](#)

8. Ordinance 2022-54 Annexation – 1st Reading And Public Hearing 47.31 Acres Of Land South Of Hunt Brothers Road, West Of Scenic Highway South, And East Of US Highway 27.  
*Ordinance 2022-54 proposes the voluntary annexation of approximately 47.31 acres of land south of Hunt Brothers Road, west of Scenic Highway South, and east of US Highway 27, and contiguous to the incorporated City limits.*

Documents:

[CC MEMO ORD 2022-54 HUNT BROTHERS BP PROPERTY ANNEXATION 2.7.2023.PDF](#)  
[ORD 2022-54 HUNT BROTHERS PROPERTY ANNEXATION.PDF](#)  
[UTILITY MAP - ANNEXATION 2022-54.PDF](#)

9. Ordinance D2022-35 Small Scale Future Land Use Amendment For 47.31 Acres Of Land South Of Hunt Brothers Road, West Of Scenic Highway South, And East Of US Highway 27. 1st Reading And Public Hearing – Notice Requirements Have Been Met.  
*Hunt Brothers, Inc., owner, requests a recommendation to City Commission to amend the Future Land Use Map of the Comprehensive Plan on parcels of land totaling approximately 47.31 acres.*

Documents:

[CC MEMO D2022-35 HUNT BROTHERS SS CPA 2.7.2023.PDF](#)  
[ORD D2022-35 HUNT BROTHERS PROPERTY SS CPA 2.7.2023.PDF](#)

10. Ordinance 2023-04 Future Land Use Amendment For 6.51 Acres Of Land South Of Grove Avenue East And East Of 1st Street South. 1st Reading And Public Hearing – Notice Requirements Have Been Met.

*Mathews Properties & Development Inc request a recommendation to City Commission to amend the Future Land Use Map of the Comprehensive Plan on parcels of land totaling approximately 6.51 acres.*

Documents:

[CC MEMO 2023-04 MATTHEWS PROPERTY SS CPA 2.7.2023.PDF](#)  
[ORD 2023-04 MATHEW PROPERTY SS CPA 2.7.2023.PDF](#)

11. Ordinance 2023-05 Zoning Map Amendment For 6.51 Acres Of Land South Of Grove Avenue East And East Of 1st Street South. 1st Hearing And Public Hearing – Notice Requirements Have Been Met.

*Mathews Properties & Development Inc. request a recommendation to City Commission to amend the Zoning Map of the Comprehensive Plan on parcels of land totaling approximately 6.51 acres.*

Documents:

[CC MEMO 2023-05 1ST R MATTHEWS PROPERTY ZONING AMENDMENT 2.7.2023.PDF](#)  
[ORD 2023-05 MATHEW PROPERTY ZONING AMENDMENT 1.17.2023.PDF](#)

12. Ordinance 2023-03 Franchise Agreement – Duke Energy 2nd Reading And Public Hearing  
*The City Commission will consider approval of a Franchise Agreement with Duke Energy.*

Documents:

[AGENDA MEMO - ORD 2023 -03 DUKE ENERGY.PDF](#)  
[ORDINANCE 2023-03 DUKE-LAKE WALES FRANCHISE 122022.PDF](#)

13. 2023 Municipal Election & Canvassing Board Information

The regular Municipal Election of the City of Lake Wales is Tuesday, April 4, 2023. We will elect a Commissioner for Seat 3 and a Commissioner for Seat 5 for terms of three years beginning May 2, 2023. Members of the City Commission must be registered voters and residents of the City of Lake Wales for at least one year preceding their date of election.

Documents:

[MEMO - 2023 MUNICIPAL ELECTION ACTIVITIES-2-7-2023.PDF](#)  
[DISTRICT MAP 2022.PDF](#)

14. Discussion - Comments And Petitions
15. CITY COMMISSION AND MAYOR COMMENTS
16. ADJOURN

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

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

Persons who wish to appeal any decision made by the City Commission with respect to any matter considered during this meeting will need a record of the proceedings, and for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based.

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