

LAKE COUNTY WATER AUTHORITY
(352) 324-6141
REGULAR MEETING ANNOUNCEMENT AND AGENDA

March 22, 2017
3:30 pm
Lake County Administration Building
2nd Floor - County Commission Chambers
315 West Main Street, Tavares, FL 32778

- 1. Call to Order / Pledge of Allegiance**
- 2. Approval of Minutes** - January 25, 2017 - Regular Meeting
- February 22, 2017 - Regular Meeting
- 3. Executive Director Report**
- 4. Consent Items**
 - Tab 2 a. Budget Transfer for Hickory Point Replacement Docks Christina Rider
 - Tab 3 b. Approval to Surplus Quad Cab Christina Rider
- 5. Discussion Items**
 - Tab 4 a. Draft Agreement with Lake County BCC Regarding
Volleyball Fieldhouse at Hickory Point Michael Perry
 - Tab 5 b. Draft Final Report for Apopka Beauclair Canal Nutrient Study Ron Hart
 - Tab 6 c. 2016 Stormwater Grant Funding Recommendations Ron Hart
 - Tab 7 d. Rep. Metz Proposed Bill Related to the Water Authority Michael Perry
 - Tab 8 e. FY 2015-2016 Audit Christina Rider
- 6. Public Comment (5:00 pm or as soon thereafter as possible)**
- 7. Legal Staff Report** Carole Barice
- 8. Board Member Comments**
- 9. Board Member Items for Future Agenda**
- 10. Information Items**
 - Tab 9 a. Staff Report
 - Tab 10 b. Monthly Financial Reports - February 2017
- 11. Announcement of Upcoming Meetings and Events**
 - Trout Lake Spring Break Campers at Hickory Point, Wednesday, March 15, 2017 (9 am to 3 pm)
 - Citizens Lakes Academy - Harris Chain, Saturday, March 18, 2017 (9 am to 4 pm)
 - Hawthorne TV, Tuesday, March 21, 2017 (9 am to 9:30 am)
 - Tavares High School at NuRF, Thursday, March 23, 2017 (9 am to 12 pm)

- Umatilla 5th grade at Hickory Point, Friday, March 24, 2017 (9 am to 1 pm)
- Sunnyland Antique Boat Festival at Wooton Park, Friday, March 24, and Saturday, March 25, 2017 (8 am – 5 pm)
- Love Our Lakes Clean Up at Gilbert Park, Saturday, March 25, 2017 (9 am - 11 am)
- Lake Envirothon at Hickory Point, Thursday, March 30, 2017 (9 am to 1 pm)
- Lake Sumter State College at NuRF, Friday, March 31, 2017 (9 am to 12 pm)
- Love-Our-Lakes Black Water Creek Clean-up, Saturday, April 1, 2017 (9 am to 12 pm)
- Board Meeting - Wednesday, April 26, 2017 (3:30 pm)
BCC Chambers/Admin. Building
- Black Water Creek Paddling Adventure, Friday, April 28, 2017 (9 am to Noon)
- Hickory Point Park Beginners Paddling Class, Saturday, May 20, 2017 (9 am to Noon)

12. Adjournment



TO: Lake County Water Authority Board of Trustees
FROM: Christina Rider, Executive Office Manager/Financial Coordinator
DATE: March 13, 2017
SUBJECT: Authorization to Transfer Budget Funds for Hickory Point Floating Dock Replacements

Consent Item

Authorization to Transfer Budget Funds for Hickory Point Floating Dock Replacement

Due to increased use of the Hickory Point boat ramps and also increased use by larger boats, the Board Authorized staff to replace the (3) three existing floating docks with larger and more stable structures to improve boater’s access to Lake Harris at its December 14, 2016 meeting. Because the new docks are a capital item rather than a repair, staff is requesting a budget transfer of \$28,450 for the three floating docks from budget line item number 9898710-830460 Maintenance and Repairs to 9898400-830630 Site Improvements.

Executive Director Recommendation:

Authorize the Executive Director to transfer \$28,450 from budget line item number 9898710-830460 Maintenance and Repairs to 9898400-830630 Site Improvements to properly categorize the funds for replacing the three Hickory Point floating docks.

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**Lake County
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Michael J. Perry, Executive Director • Neil Kelly, Secretary-Treasurer

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TO: Lake County Water Authority Board of Trustees
FROM: Christina Rider, Executive Office Manager/Financial Coordinator
DATE: March 2, 2017
SUBJECT: Authorization to Surplus the Dodge Dakota Quad Cab

Consent Item

Authorization to Surplus Dodge Dakota Quad Cab Inventory item # 248

All inventoried property requires Board approval prior to disposal. Staff is seeking Board approval to surplus the following item. The vehicle will be sold at public auction.

Inventory Number	Description/Model	Reason for Surplus
248	Dodge Dakota Quad Cab	Unserviceable

Executive Director Recommendation:

Authorize Executive Director to surplus the Dodge Dakota Quad Cab inventory item 248.

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TO: Lake County Water Authority Board of Trustees
FROM: Michael J. Perry, Executive Director
DATE: March 13, 2017
SUBJECT: Draft Agreement with Lake County BCC Regarding Volleyball Fieldhouse at Hickory Point

Discussion Item

Draft Agreement with Lake County BCC Regarding Volleyball Fieldhouse at Hickory Point

When the Water Authority initially entered into an agreement with the Lake County BCC to allow the creation of a Volleyball facility at Hickory Point, the Water Authority Board was expecting a bathroom and perhaps a locker room/changing area to also be built. Water Authority staff attended a March 21, 2016 meeting of the Lake County Tourism Development Council where the issue of a proposed Volleyball Fieldhouse at Hickory Point was discussed. The fieldhouse was conceptually proposed as a 48' x 83' 3,984 sq. ft. building including bathrooms, locker rooms, showers, a concession and kitchen area, storage areas, training rooms and 4 meeting rooms. At this meeting, County staff was authorized to begin the design phase within a \$750,000 price range. Staff briefed the Water Authority Board about this potential fieldhouse during the Executive Director's report at the Board's March 30th meeting. Staff provided a draft floorplan and the proposed location next to the existing volleyball courts.

The Board discussed this issue at its April 27, 2016 meeting and expressed several concerns about the size of the proposed building, the need for additional area for stormwater, sidewalks and parking areas. Vice-Chairman Dufresne suggested having a separate discussion with Commissioner Cadwell and the appropriate County staff.

Chairman Cox, Vice-Chairman Dufresne and Trustees Clark and Maimone met with Commissioner Cadwell and Robert Chandler, the County's Director of the Economic Growth Department to review the issue. Commissioner Cadwell noted that the County has not made a determination on what the size or floorplan of a proposed fieldhouse and that the draft being reviewed was done to show the type of features that reflected the conversation with the NCAA. The Board expressed concerns about the building floorplan being more than just bathroom and showers/changing rooms; the footprint of the building including the size, location, need for additional driveways and sidewalks and parking or loading areas adjacent to the building; Permitting Issues specifically that the current site plan must be revised, SJRWMD stormwater requirements and that the SJRWMD exemption only allows for a 24' x 24' restroom/locker room; the current leased area may not be large enough and a new lease might be required; parking and traffic into and around the park; and is there a benefit to the Water Authority.

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The group walked the area near the volleyball courts site and discussed potential locations and to try to visualize the size of the proposed fieldhouse.

Commissioner Cadwell stated that he will report to the BCC that we have met to discuss the issue and that the County will be meeting with building cost estimators and designers to prepare a design and location for continued discussion. When available, this information will be provided to the Water Authority Board for continued deliberation and discussion.

On October 4, 2016, staff attended a design charrette to discuss design criteria, needs and limitations so that the architect can begin the design process to meet the discussed criteria and limitations.

County staff presented the status of the design of the Volleyball Fieldhouse to the Water Authority Board at its November 2016 meeting to get feedback on the proposed design and any revisions to the existing agreement between the County and the Water Authority Board. The Water Authority Board agreed to move forward with the plans and to include the changes that were discussed at the meeting.

For the January, 2017 LCWA Board meeting, the County provided a draft lease agreement regarding volleyball at Hickory Point that revised the existing lease agreement to include the fieldhouse. The following are important changes proposed in the new agreement:

Paragraphs 2 and 3. - The County includes language related to the fieldhouse.

Para. 6. - The County is asking for a 20-year term. The initial agreement was for 10 years. The Water Authority's agreement with the Lake County Soccer Club is for 10 years.

Para. 7. - The County is increasing the compensation to the LCWA to \$5,000 up from \$3,000. The County states that they actually did an analysis this time to determine the potential costs. They will continue to pay you the \$3,000 for a "lease" payment, then \$1,000 per year will be for water/sewer and \$1,000 per year for road maintenance. The road maintenance number was calculated by the County's Public Works Department. They looked at the annual maintenance and the potential for one total resurfacing job that would be needed over a 20-year period. After accounting for a 50/50 split of annual costs (\$1,000 per year) and 25% of the resurfacing costs (\$25,000 total divided by 20 years, they used 25% because half the life of the roads were used before the courts were built), that amounts to somewhere around \$800 per year.

The water/sewer usage is a rough calculation done by the County's Parks Department. The County would put a separate meter on our water/sewer usage, but to tap in to the existing lines. The County proposes to build in a very liberal dollar amount into the lease, so that they don't have to get into reading the meter every month. If things are way out of line one way or the other, they would propose adjusting the payment in the future.

If the Volleyball complex is generating sufficient tourism taxes to justify spending \$400,000 in public funds for the volleyball courts and another \$1.2 - \$1.5 million for the fieldhouse,

Water Authority staff would suggest that the Water Authority should get a larger contribution for the use of the land, perhaps closer to the \$10,000 to \$20,000 range.

Para. 8 u., v. and w. - This is proposed new language regarding the County's responsibility for maintenance of the grounds within the lease; placing parking control devices to prevent parking along the roadway and direct them to the parking area; and allows the County to establish permanent signage to announce, advertise or publicize the Volleyball Complex.

Exhibit A - The area identified is considerable larger than the original lease.

Exhibit B - No legal description has been proposed.

The board discussion of the agreement involved a motion from Vice-Chair Farner to withdraw from further development at Hickory Point per the proposed agreement with Lake County (motion failed) and requests for more detailed information (such as how much land may be required for stormwater and a survey) prior to further considering the agreement further. The Board took action to table this discussion until the next board meeting, however directed staff to keep working with the County to revise the agreement.

The County was not ready to bring the agreement back to the Water Authority Board in February and has provided a revised agreement for this meeting. The revised draft has included most of Attorney Barice's comments with the exception of her request for the construction plans to be included as an Exhibit. The County has included a survey.

The Water Authority Board discussed this draft agreement in detail at its March 9th workshop and noted the following:

- Paragraph 8 - reflect the actual cost of the water used by the volleyball complex, including the fieldhouse via a separate meter;
- Paragraph 9i - delete the paragraph since the fieldhouse would accommodate the volleyball needs and the Water Authority already provides the pavilion at no cost the County for most of their events;
- Paragraph 9j - concern about "keeping the door open" regarding Capital Improvement Funds; and
- A marked up version that shows the differences from the January 2017 draft.

Water Authority staff has included the most recent draft of the revised agreement and has highlighted the areas that were modified as a result of the Board's discussion at the January, 2017 meeting.

Executive Director's Recommendation:

Provide direction to Lake County representatives regarding the proposed agreement for Volleyball at Hickory Point.



TO: Lake County Water Authority Board of Trustees
FROM: Ron Hart, Water Resources Director
DATE: March 7, 2017
SUBJECT: Draft Final Report for Apopka Beauclair Canal Nutrient Study

Discussion Item

Draft Final Report for Apopka Beauclair Canal (ABC) Nutrient Study

Although the construction of the NuRF addressed the overwhelming majority of the loading downstream to Lake Beauclair, tributaries in the canal from the farms near the western end of Duda Road are suspected to contribute excessive nutrients and sediments into the canal. Figure 1 shows the ditch and the direction of flow from the various farms. These sources are not treated by the NuRF because they discharge downstream of the facility.

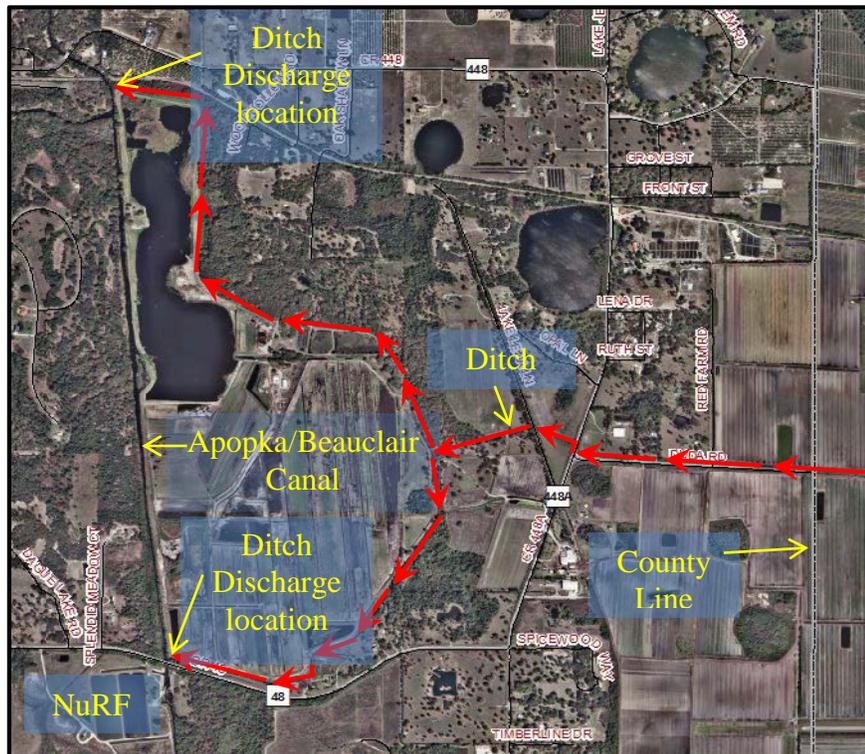


Figure 1. The Apopka/Beauclair Canal and drainage ditches that originate from Duda Road.

Following heavy rainfall events, staff has witnessed turbid water exiting the ditch and coloring the ABC chocolate brown at Lake Jem Park. To further determine the source and quality of the discharges and their impact downstream, staff collected and analyzed water samples from both locations. There was a direct correlation of poor water quality in the ABC at Lake Jem Park to poor water quality in the ditch at the intersection of Duda Road and County Road 448A. Staff was unable to determine the volume of polluted

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water being discharged or if the amount discharged was significant enough to impact the downstream waterbodies without measuring seasonal flows.

At the May meeting, the Board authorized the Director to execute a contract with AMEC to monitor flows and collect water quality data from the two ditches. AMEC used this data to develop annual hydrologic and nutrient budgets for the basin and waterway. The data was also compared to flows and nutrients coming from upstream at the NuRF and will be compared to the total loadings into Lake Beauclair. In addition, AMEC was required to develop conceptual designs and cost estimates for potential projects that would reduce the suspected pollutant loads.

Lance Lumbard (AMEC) has submitted a draft report and will present the results for comment by the Board prior to the generation of the final report. Staff has attached the draft report for the boards review.

Executive Director's Recommendations:

For information purposes only. No action required.



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TO: Lake County Water Authority Board of Trustees
FROM: Ron Hart, Water Resources Program Manager
DATE: March 6, 2017
SUBJECT: 2017 Stormwater Grant Recommendations

Discussion Item

2017 Stormwater Grant Recommendations

In October, the Board of Trustees authorized staff to release the 2017 Cooperative Stormwater Grant Application. The Board included \$900,000 in its FY 2016-2017 budget for the Cooperative Stormwater Grant program. Copies of all the grants are included at the end of the memo. The following table is a list of the agencies that submitted grant applications and their funding request:

<i>Agency</i>	<i>Project Name</i>	<i>Total Project Cost</i>	<i>Funding Request</i>	<i>% of Total</i>
City of Clermont	Victory Pointe Stormwater	\$4,048,345	\$1,012,086	25
City of Umatilla	Lake Umatilla Stormwater Improvement	\$150,000	\$150,000	100
Totals		\$4,198,345	\$1,162,086	28

Staff contacted the applicants for answers to any additional technical questions and project clarification. After receiving information from the applicants, the Lake County Water Authority Review Team: Ron Hart and Sergio Duarte met to discuss the technical merits of each project and to average the application scores. After thorough discussion, the review team reached a consensus regarding each submitted project. The following table shows the scores, rankings, and funding recommendation followed by a brief synopsis of each project:

<i>Rank</i>	<i>Score</i>	<i>Agency</i>	<i>Project Name</i>	<i>Funding Request</i>	<i>Staff Recommendation</i>
1	74	City of Clermont	Victory Pointe Stormwater	\$1,012,086	Wait
2	45	City of Umatilla	Lake Umatilla Stormwater Improvement	\$150,000	Wait
			Totals	\$1,162,086	\$0

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1. City of Clermont's Victory Pointe Stormwater

This is the second funding request for this project. The first funding request was last year under the name West Lake Stormwater Facility. The Board awarded \$643,030 for this project. This year the funding request indicates that the area discharging to the treatment pond has increased from 50.5 acres to 67.7 acres. Some of the loadings from single family residential areas are being increased by converting these areas to high density residential. As the Board is aware, the grant is not intended for treating new development, but for retrofitting existing developments. The changes in land use and basin areas increase the loadings to the treatment pond from 55 lbs. to 73 lbs. of total phosphorus. These changes will also increase the treatments ponds loadings to Lake Minneola from 19 lbs. to 26 lbs. of total phosphorus.

Because of this increase in loading to the lake and the lack of detailed information on the additional new basin area and location, staff does not recommend any further additional funding for this project. Furthermore, the Board may want to reconsider the existing contract for \$643,030 if the City is unable to justify the modifications that are resulting in an increase in loadings to Lake Minneola. Staff will schedule a meeting with the City to discuss these issues and will report back to the Board.

Executive Director Recommendation:

Take no action at this time.

2. City of Umatilla's Lake Umatilla Stormwater Improvement

This project involves reimbursing the City for 100% of the cost to design and construct a nutrient separating baffle box on an existing stormwater pipe that discharges a 7.7 acre residential area to Lake Umatilla. The City estimates that the baffle box will remove approximately 6 lbs. of total phosphorus per year. Staff has contacted the City and asked if they could provide any matching funds and they have indicated that the City does not generate enough funding to be able to provide any match. The project received a low scoring primarily because of the lack of matching funds and the low nutrient removal capabilities of a baffle box.

The LCWA has provided 100% funding on only one previous project. The Town of Howey-In-The-Hills in 2007 requested full funding for a \$40,500 nutrient separating baffle box that treats runoff from Highway 19. They justified the 100% funding due to their small annual budget. Staff did not recommend funding their project primarily due to their lack of matching funds.

Executive Director Recommendation:

Take no action at this time.



TO: Lake County Water Authority Board of Trustees
FROM: Michael J. Perry, Executive Director
DATE: March 9, 2017
SUBJECT: Representative Metz - Proposed Bill Related to the Water Authority

Discussion Item

Representative Metz - Proposed Bill Related to the Water Authority

On Friday, January 6, 2017 Representative Metz met with Chairman Dufresne and Executive Director Perry to review a bill he is drafting to make changes to the Water Authority's enabling legislation.

Representative Metz stated that this was not intended to do away with the Water Authority and in no way related to Emerald Lakes. He said it is similar to his review of the Hospital Districts. He feels that Special Taxing Districts are created for a specific purpose and in the case of the Hospital Districts have gotten involved in things well beyond their intended purpose. In the case of the Water Authority most of the language has been in place since 1953 and he would like to eliminate any archaic or unnecessary language. He was intending to draft this bill a couple of years ago however other issues had taken priority.

In general, Representative Metz does not feel that the Water Authority should be in the tourist business and doing activities that promote tourism. He feels that is the County's responsibility. He does not want the Water Authority to create or be involved in the creation of any additional active recreation parks. He does recognize that Hickory Point was created before the County was involved in Parks and Recreation and as such will "grandfather" in Hickory Point for the Water Authority to continue to operate.

He also did not want the Water Authority to have the ability to take property through condemnation or eminent domain nor does he want the Water Authority to be able to take state lands. The Water Authority could still acquire and own property.

The Water Authority could still allow passive recreation on existing preserves and maintain the property but he does not want the Water Authority to spend money to promoting events or attract tourism.

Representative Metz said that this was intended to be a local bill of which he will have control over the content. He stated that if someone from Emerald Lakes, for example, wanted to have him amend or revise the bill he would not allow it. Because it is a local bill, it would be poor

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form for a legislator from outside the local delegation to attempt to make changes and is not likely to occur.

The Water Authority Board reviewed the proposed legislation at its January 25, 2017 meeting. The Board did not discuss specific language changes and discussed its position that perhaps the best approach might be to try to have Rep. Metz reconsider filing this bill. The Board also briefly discussed the potential need for a lobbyist and Attorney Barice was asked if she had a recommendation. The Board directed the Executive Director to meet with the legislative delegation members individually and to speak to the lobbyist regarding this bill. Water Authority staff also provided a bullet list of concerns (attached) to Rep. Metz.

The Lake County Delegation scheduled a meeting on February 1, 2017 to review any local bills proposed for the upcoming legislative session. Rep. Metz revised the draft that the Board reviewed and the most current version, “redraft F”, was provided for the Board’s review.

In this “redraft F” version:

- The Water Authority board may recommend, by resolution to the Board of County Commissioners of Lake County or the governing body of a municipality in the county, the acquisition of private property using the power of eminent domain. Such recommendation shall specify the purpose under this act for which such acquisition is necessary;
- The board may promote recreation and tourism through board resolutions, press releases, electronic communications, and attendance at public events sponsored by other entities, but otherwise may not expend public funds to promote recreation and tourism in the county, including, but not limited to, hosting events, advertising, or marketing;
- Added boat ramps to the language related to what would be allowed in a “passive park”;
- The following language was added to the section related to active parks, “Nothing in this act shall prohibit the continued use of the Disc Golf Course at Hidden Waters Preserve”; and
- The following language was reinstated: “may do any and all things hereinafter authorized or required to be done; and may do any and all things, whether or not included in the powers enumerated in this act, necessary to accomplish the purposes of this act”.

The Board reviewed and discussed the “redraft F” at its February 22, 2017 meeting. The Board directed staff to communicate the following Board comments to Representative Metz for his consideration. The attached comments were emailed to Hannah DuShane, Rep. Metz’s Legislative Aide on February 24, 2017.

Representative Metz filed the bill on March 6, 2017 and the bill had its first reading on March 7, 2017. The first reading is by publication of the bill number, its sponsor, and a short one

paragraph description of the bill, called a title, in the House Journal. The filed bill is the same as “redraft F”. The Board’s requested changes have not been made as of the date of this board memo.

A copy of HB 1315 as filed and the Boards comments sent to Rep. Metz are attached.

Executive Director Recommendation:

For information purpose only. No action required.



TO: Lake County Water Authority Board of Trustees
FROM: Christina Rider, Executive Office Manager/Financial Coordinator
DATE: March 7, 2017
SUBJECT: FY 2015-2016 Financial Audit

Discussion Item

FY 2015-2016 Financial Audit

The Water Authority’s annual audit for FY 2015-2016 is enclosed for your review. Patricia Sykes-Amos of Greenlee Kurras Rice Brown & Garner will present it to the Board. The management letter states there were no problems found and the auditing firm had no recommendations for improvement.

Staff would like to thank Mr. Neil Kelly the Water Authority Secretary-Treasurer, Kristy Mullane, Chief Deputy Clerk, and their staff for all their efforts during this past year, and for a successful audit.

Executive Director Recommendation:

Accept the FY 2015-2016 audit from Greenlee Kurras Rice Brown and Garner.

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