

**TOWN OF LAKE HAMILTON
MINUTES
TOWN COUNCIL REGULAR MEETING
TUESDAY, JANUARY 10, 2023
6:00 PM**

The Town Council of Lake Hamilton held a Regular Meeting on Tuesday January 10, 2023, at 100 Smith Ave., Lake Hamilton, FL 33851.

CALL TO ORDER

Mayor Kehoe called the meeting to order at 6:00 p.m.

INVOCATION

Invocation was given by Cora Roberson.

PLEDGE OF ALLEGIANCE

Pledge of Allegiance led by all.

ROLL CALL

Roberson, O'Neill, Wagner, and Mayor Kehoe were present. Tomlinson was absent. Interim Town Administrator Teague, Town Clerk Sandoval, and Attorney Maxwell were present.

SCHEDULED PRESENTATIONS

Mayor Kehoe read the proclamation for Martin Luther King Jr. Day for the record and presented the proclamation to Councilmember Roberson on behalf of the Town.

CONSENT AGENDA

Motion made by Wagner and a second by O'Neill to approve consent agenda items a, b, and c. No public comments were received.

Motion Passed 4-0.

RECOGNITION OF CITIZENS

There were no citizens signed in to speak.

OLD BUSINESS

Future Planning Items Update/Action on WUP/AWS/WW-

Interim Town Administrator Teague noted that the wastewater treatment facility was on time with the construction. He gave an overview of the septic to sewer project which originally called for 160 homes to be connected. They now only have 80 homes to be connected for the same price. They are currently reviewing to see if the Town can still move forward with the grant even though there are not 160 homes. The review could take 2-3 months. They gave an update on the water plant situation.

NEW BUSINESS

- Mayor Kehoe opened the public hearing at 6:12 PM

Ordinance O-23-01-

Attorney Maxwell noted that the title for this Ordinance should read Scenic Terrace not Hamilton Bluff. She noted the error in the title of the Ordinance. It will be changed for the second reading.

Attorney Maxwell read the title for the record.

An ordinance of the Town of Lake Hamilton, Florida, amending the Scenic Terrace Planned Unit Development (PUD) by removing a commercial parcel of land, located at the southeast corner of the intersection of Scenic Highway (SR17) and White Clay Pit Road sections 9, township 28 south, range 27 east, Polk County, Florida; repealing all ordinances in conflict herewith; providing for severability, providing for correction of scrivener's errors; providing for conflict; and providing for an effective date.

Senior Planner Kirby noted that the proposed direction for the parcel is commercial, and the PUD change is necessary for that rezoning. He gave an overview of the access to that parcel and the road conditions.

Renny Heath was present and wanted to note that they did not have plans yet for that parcel and did not know if a self-storage would be placed there or not.

Motion made by O'Neill and a second by Wagner to approve on first reading Ordinance O-23-01 PUD for Scenic Terrace South.

No public comments were received. A roll call vote was taken. Roberson nay, O'Neill aye, Wagner aye, Kehoe aye. **Motion passed 3-1.**

Ordinance O-23-02 Comprehensive Plan Amendment-

Attorney Maxwell read the title for the record.

An ordinance of the Town of Lake Hamilton, Florida, amending the future land use map of the Town of Lake Hamilton, Florida said small scale amendment being known as amendment 23-01SS to change the future land use classification of 2.374 acres from residential lands - 5 (RL-5) to commercial services (CS); the land being located at the southeast corner of the intersection of Scenic Highway (SR17) and White Clay Pit Road sections 9, township 28 south, range 27 east, Polk County, Florida; providing for severability, providing for correction of scrivener's errors; providing for conflict; and providing for an effective date.

Motion made by Wagner and a second by O'Neill to approve on first reading, Ordinance O-23-02 Comprehensive Plan Amendment.

No public comments were received. A roll call vote was taken. O'Neill aye, Wagner aye, Roberson nay, Kehoe aye. **Motion passed 3-1.**

Ordinance O-23-03 Rezoning-

Attorney Maxwell read the title for the record.

An ordinance of the Town Council of the Town of Lake Hamilton, Polk County, Florida, rezoning 2.374 acres from R-5 single-family dwelling district to C-2 neighborhood commercial district, the land being located at the southeast corner of the intersection of Scenic Highway (SR17) and White Clay Pit Road in section 9, township 28 south, range 27 east, Polk County, Florida; providing for severability; providing for correction of scrivener's errors; repealing all ordinances in conflict herewith; and providing an effective date.

Motion made by O'Neill and a second by Wagner to approve on first reading, Ordinance O-23-03 Rezoning.

No public comments were received. A roll call vote was taken. O'Neill aye, Wagner aye, Roberson nay, Kehoe aye. **Motion passed 3-1.**

- Mayor Kehoe closed the public hearing at 6:21 PM

Resolution R-2023-01 Main Avenue Subdivision-

Attorney Maxwell read the title for the record.

A resolution of the Town Council of the Town of Lake Hamilton, Florida, Polk County, Florida, adopting the Main Avenue Subdivision, a replat of lot 7, block 18, map of Lake Hamilton; providing for conflicts, providing for severability, and providing for an effective date.

Motion made by O'Neill and a second by Wagner to approve Resolution R-223-01 Main Avenue Subdivision.

There was a question if the parcel was going from one lot to four. It was clarified that it was two going to four.

No further comments were received. A roll call vote was taken. Roberson aye, O'Neill aye Wagner aye, Kehoe aye. **Motion passed 4-0.**

Accept Transfer for portion of Detour Road from County-

Senior Planner Kirby gave an explanation of the proposed transfers from the County for this section of Detour Road. Teague noted that a red light needs to be placed and it would be beneficial for the Town to own that part of the road so no issues come in the future.

Motion made by Wagner and a second by Roberson to accept the transfer for the portion of Detour Road from the County.

No public comments were received. **Motion passed 4-0.**

Town Administrator Position-

Mayor Kehoe requested that the item be tabled to the February meeting because he is working with the Interim Town Administrator to get a contract done.

Motion made by Roberson and a second by O'Neill to table this item to the February meeting. No public comments were received. **Motion passed 4-0.**

Staff Reports-

Town Administrator- Interim Administrator Teague announced that the first ever Lake Hamilton MLK parade would be held this year. He noted that there is a community committee. The date was changed to January 28th, and it begins at 10:00 am. He requested that each council member be in a vehicle in the parade. It will start at the Water plant and end at Gunter Park.

Town Clerk- Clerk Sandoval reminded everyone of the RLC dinner for next month and requested that if anyone wanted to attend to let her know so she can add them to the RSVP list. She reminded everyone that qualifying for the election would take place starting Monday, February 4th at 9:00 am and end on February 10th, at noon. If anyone wishes to run, they need to make an appointment with the Clerk.

Police Department- Included in packet.

Code Enforcement- Included in packet.

Community development- Included in packet.

Public Works-There was discussion regarding the water use permit and when it would be completed. Teague noted that it is finishing up. PWD Henry noted that the wastewater plant is beginning the foundation. Teague gave an update on the grants for the streets and noted that it was a complicated process with funding. He also stated that the water plant needs upgrades.

ATTORNEY COMMENTS: Maxwell gave an update on the foreclosure. She will begin the process now that it's the beginning of the year. She also noted that there may be a second case coming to the council.

COUNCIL COMMENTS: O'Neill noted that the roads on HWY 27 were really bad and asked if they were going to be redone. Teague noted that they are in the plans for 2023 or 2024 to be repaved.


ADJOURNMENT:

Motion made by Wagner and second by O'Neill to adjourn the regular at 6:43 PM. **Motion passed 5-0.**

ATTEST:


Brittney Sandoval Soto, Town Clerk


Michael Kehoe, Mayor


Michael Teague, Interim Town Administrator

