

MEETING OF THE DISTRICTS
Tuesday, December 05, 2023
9:30 AM
600 S. Commerce Ave. Sebring, FL 33870
AGENDA

DISTRICTS LIST

AVON PARK ESTATES S. B. D.	ORANGE VILLA MOBILE HOME ESTATES S. B. D.
DESOTO CITY S. B. F. D.	PLACID LAKES S. B. D.
HIGHLANDS PARK ESTATES S. B. D.	PLACID LAKES S. B. F. D.
HIGHLANDS PARK S. B. F. D.	RED HILL FARMS IMPROVEMENT DISTRICT
HIGHWAY PARK S. B. D.	SEBRING ACRES S. B. D.
LAKE HAVEN ESTATES S. B. D.	SEBRING COUNTRY ESTATES S. B. D.
LAKE PLACID S. B. F. D.	SEBRING HILLS S. B. D.
LEISURE LAKES S. B. F. D.	THUNDERBIRD ROAD WASTEWATER S. B. D.
LORIDA S. B. F. D.	VENUS SPECIAL B. F. D.
ORANGE BLOSSOM ESTATES S. B. D.	WEST SEBRING S. B. F. D.
ORANGE BLOSSOM UNIT 12 S. B. D.	
ISTOKPOGA MARSH WATERSHED IMPROVEMENT DISTRICT	
SUN 'N LAKE ESTATES AND ACREAGE OF LAKE PLACID—S. B. D.	
SUN 'N LAKES OF LAKE PLACID RECREATION DISTRICT	
HIGHLANDS LAKES SPECIAL TAX DISTRICT	
COUNTYWIDE FIRE DISTRICT	
OAK MANOR AVENUE ROAD PAVING MUNICIPAL SERVICE BENEFIT DISTRICT	

1 MEETING CALLED TO ORDER

2 PRESENTATIONS:

3 PUBLIC COMMENT

4 CONSENT AGENDA

- 4.A *Request approval of the minutes from the following Meetings of the Special Districts:
August 1, 2023; August 15, 2023; and September 7, 2023.*
- [o80123SPC.pdf](#)
[o81523SPC.pdf](#)
[o90723SPC.pdf](#)

5 PUBLIC HEARING

6 ACTION AGENDA

7 ADJOURN

Any person who decides to appeal any decision made by the Board of Supervisors of any of the Special Districts of Highlands County, Florida, in a public hearing or quasi-judicial proceeding is hereby advised that he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made, which record will include the testimony and evidence upon which such appeal is to be based.

The Board of Supervisors of the Special Districts in Highlands County, Florida, does not discriminate upon the basis of any individual's disability status. This non-discrimination policy involves every aspect of the Board's functions, including one's access to, participation, employment or treatment in its programs or activities. Anyone requiring reasonable accommodation as provided for in the Americans With Disabilities Act or Section 286.26, Florida Statutes should contact the Highland County Human Resources Department, ADA Coordinator at: 863-402-6509 (voice), or via Florida Relay Service 711, or by e-mail: hrmanager@highlandsfl.gov. Requests for CART or interpreter services should be made as soon as possible but no later than 48 hours in advance of a public meeting to permit coordination of the service.

Please note our new website address: www.highlandsfl.gov

Any invocation that may be offered before the official start of the meeting of the Board of Supervisors of the Special Districts of Highlands County shall be the voluntary offering of a private citizen. The views or beliefs expressed by the invocation speaker have not been previously reviewed or approved by Highlands County, nor is Highlands County allowed by law to endorse the religious beliefs or views of any speaker.

HIGHLANDS COUNTY
COUNTY COMMISSION AGENDA ITEM

DATE OF ACTION REQUEST: December 5, 2023

PRESENTER:

SUBJECT/TITLE: Request approval of the minutes from the following Meetings of the Special Districts: August 1, 2023; August 15, 2023; and September 7, 2023.

RECOMMENDED ACTION

Move approval of the minutes from the following Meetings of the Special Districts: August 1, 2023; August 15, 2023; and September 7, 2023.

Attachments: [080123SPC.pdf](#)
[081523SPC.pdf](#)
[090723SPC.pdf](#)

MEETING OF THE SPECIAL DISTRICTS, AUGUST 01, 2023

1. The meeting was called to order at 11:17 a.m., in the Highlands County Board of County Commission Chambers at 600 S. Commerce Ave., Sebring, Florida, with the following members present:

**Commissioner Chris Campbell
Commissioner Kevin J. Roberts
Commissioner Scott A. Kirouac**

**Commissioner Arlene Tuck
Commissioner Don Elwell**

Also, present: Laurie Hurner, County Administrator; Nick Sawyer, Deputy County Administrator/Chief of Staff; Sherry G. Sutphen, County Attorney; Jerome Kaszubowski, Clerk of Courts; and Jill Ann Shields, Deputy Clerk.

2. **PRESENTATIONS**

No presentations.

3. **PUBLIC COMMENT**

No participants.

4. **CONSENT AGENDA**

Commissioner Elwell moved approval of the consent agenda as presented. Commissioner Kirouac seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried.

- A. **Request approval of the minutes from the June 6, 2023 and June 20, 2023 Meeting(s) of the Special Districts.** *See Clerk of Court's website.*

5. **PUBLIC HEARING**

- A. **Public hearing to consider proposed Resolution No. 22-23-151 pertaining to the re-imposition of Chapter 9, Article VII (7), Placid Lakes Special Benefit District special assessment.**

Valerie Fleeger, Senior Budget Analyst, presented the request. This public hearing was properly advertised, and a proof of publication was submitted to the Clerk to become part of the permanent record.

Chairman Campbell opened the floor for public comment. Input was not provided.

Commissioner Kirouac moved approval to adopt Resolution No. 22-23-151 pertaining to the re-imposition of Chapter 9, Article VII (7), Placid Lakes Special Benefit District special assessment. Commissioner Elwell seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. ***See Proof of Publication file, Res. Book 34 Page 163 & SMB 152 Page 164.***

- B. **Addition of a Resolution to the Meeting of the Districts for consideration as a part of the Public hearing to consider proposed Resolution No. 22-23-152 pertaining to the re-imposition of Chapter 9, Article X (10), Istokpoga Marsh Watershed Improvement District special assessment.**

Sherry G. Sutphen, County Attorney, presented the request and an addendum to the agenda with the proposed

Resolution. This public hearing was properly advertised, and a proof of publication was submitted to the Clerk to become part of the permanent record.

Ms. Sutphen provided an update to the legislation effective July 1, 2023.

Ms. Sutphen stated IMWID primarily has properties that are classified as agricultural and has effectively made it to where they would not be able to collect any amount of assessment that would be substantial enough to move forward at this time under the current legislation passed on the collection of all the assessments to the other non-ad valorem agricultural properties.

Ms. Sutphen stated they met collectively, assessed the statute, and determined that at this time it would be best to bring the assessment down to \$0.00, and to not dissolve the district, but with the ability to come back at a later time if there is a change in legislation or any other type of change that would permit them to assess again.

Ms. Sutphen, David Nitz, OMB Manager, and Jonathan Harrison, Road & Bridge Director, addressed questions and concerns raised by Commissioner Kirouac and Commissioner Roberts, sitting as the Board of Supervisors for the Istokpoga Marsh Watershed Improvement District.

Chairman Campbell opened the floor for public comment. Input was received by Richard Sartori. The County Attorney and Commissioner Kirouac addressed questions raised by Mr. Sartori.

County Administrator Laurie Hurner clarified on the Istokpoga Marsh Watershed Improvement District (IMWID) assessment, stating there has been no final decisions on the county side of moving forward, but are doing the "behind the scenes" work to ensure everything is worked out correctly.

Ms. Hurner read the recommended motion into the record as follows: ***Move approval of Resolution 22-23-152 adopting the final annual assessment as \$0.00 for Fiscal Year 23/24 for the Istokpoga Marsh Watershed Improvement District.***

Commissioner Kirouac moved approval of the motion as read into the record. Commissioner Tuck seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. ***See Proof of Publication file, Res. Book 34 Page 164 & SMB 152 Page 165.***

6. ACTION AGENDA

No action items.

7. ADJOURN

Commissioner Kirouac moved to adjourn the Meeting of the Special Districts. Commissioner Elwell seconded the motion.

Chairman Campbell called for those in favor. The ayes have it and the motion is carried.

The meeting was adjourned at 11:44 a.m.

MEETING OF THE SPECIAL DISTRICTS, AUGUST 15, 2023

1. The meeting was called to order at 12:47 p.m., in the Highlands County Board of County Commission Chambers at 600 S. Commerce Ave., Sebring, Florida, with the following members present:

Commissioner Chris Campbell
Commissioner Scott A. Kirouac

Commissioner Arlene Tuck
Commissioner Don Elwell

Commissioner Kevin J. Roberts was absent from this meeting.

Also, present: Laurie Hurner, County Administrator; Nick Sawyer, Deputy County Administrator/Chief of Staff; Sherry G. Sutphen, County Attorney; and Jill Ann Shields, Deputy Clerk.

2. PRESENTATIONS

No presentations.

3. PUBLIC COMMENT

No participants.

4. CONSENT AGENDA

No consent items.

5. PUBLIC HEARING

A. Public hearing to consider Resolution No. 22-23-157 pertaining to the re-imposition of Chapter 9, Article VIII (8), Orange Villa Mobile Home Estates Special Benefit District special assessment.

Valerie Fleegeer, Senior Budget Analyst, David Nitz, OMB Manager, and Rosa Morales, Budget Analyst II / NAV, presented the request. This public hearing was properly advertised, and a proof of publication was submitted to the Clerk to become part of the permanent record.

Chairman Campbell opened the floor for public comment. Input was not provided.

Commissioner Elwell moved approval to adopt Resolution No. 22-23-157 pertaining to the re-imposition of Chapter 9, Article VIII (8), Orange Villa Mobile Home Estates Special Benefit District special assessment. Commissioner Kirouac seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. ***See Proof of Publication file, Res. Book 34 Page 171 & SMB 152 Page 186.***

6. ACTION AGENDA

No action items.

7. ADJOURN

Commissioner Elwell moved to adjourn the Meeting of the Special Districts.

Chairman Campbell called for those in favor. The ayes have it and the motion is carried.

The meeting was adjourned at 12:48 p.m.

MEETING OF THE SPECIAL DISTRICTS, SEPTEMBER 7, 2023

1. The meeting was called to order at 12:07 p.m., in the Highlands County Board of County Commission Chambers at 600 S. Commerce Ave., Sebring, Florida, with the following members present:

**Commissioner Chris Campbell
Commissioner Kevin J. Roberts
Commissioner Scott A. Kirouac**

**Commissioner Arlene Tuck
Commissioner Don Elwell**

Also, present: Laurie Hurner, County Administrator; Nick Sawyer, Deputy County Administrator/Chief of Staff; Sherry G. Sutphen, County Attorney; David Ontermay, Court Services Senior Director for the Clerk of Courts, and Jill Ann Shields, Deputy Clerk.

2. **PRESENTATIONS**

No presentations.

3. **PUBLIC COMMENT**

No participants.

4. **CONSENT AGENDA**

Commissioner Elwell moved approval of the consent agenda as presented. Commissioner Kirouac seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried.

- A. Request approval of the minutes from the July 3, 2023 Meeting of the Special Districts. ***See Clerk of Courts website.***

5. **PUBLIC HEARING**

- A. **Request certification of the non-ad valorem assessment rolls for the Municipal Service Benefit Units for FY 23-24.**

Sherry Sutphen, County Attorney, read the caption of each Resolution into the record.

1. **Resolution No. 22-23-164 – Avon Park Estates Special Benefit District**

Chairman Campbell opened the floor to the public. Input was not provided.

Commissioner Roberts moved approval of Resolution No. 22-23-164. Commissioner Kirouac seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. ***See Res. Book 34 Page 181.***

2. **Resolution No. 22-23-165 – Highlands Park Estates Special Benefit District**

Chairman Campbell opened the floor to the public. Input was not provided.

Commissioner Kirouac moved approval of Resolution No. 22-23-165. Commissioner Tuck seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. ***See Res. Book 34 Page 182.***

3. Resolution No. 22-23-166 – Highway Park Special Benefit District

Chairman Campbell opened the floor to the public. Input was not provided.

Commissioner Ewell moved approval of Resolution No. 22-23-166. Commissioner Tuck seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. ***See Res. Book 34 Page 183.***

4. Resolution No. 22-23-167 – Lake Haven Estates Special Benefit District

Chairman Campbell opened the floor to the public. Input was not provided.

Commissioner Tuck moved approval of Resolution No. 22-23-167. Commissioner Kirouac seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. ***See Res. Book 34 Page 184.***

5. Resolution No. 22-23-168 – Oak Manor Ave Road Paving Municipal Service Benefit Unit

Chairman Campbell opened the floor to the public. Input was not provided.

Commissioner Elwell moved approval of Resolution No. 22-23-168. Commissioner Roberts seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. ***See Res. Book 34 Page 185.***

6. Resolution No. 22-23-169 – Red Hill Farms Improvement District

Chairman Campbell opened the floor to the public. Input was not provided.

Commissioner Roberts moved approval of Resolution No. 22-23-169. Commissioner Tuck seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. ***See Res. Book 34 Page 186.***

7. Resolution No. 22-23-170 – Sebring Acres Special Benefit District

Chairman Campbell opened the floor to the public. Input was not provided.

Commissioner Tuck moved approval of Resolution No. 22-23-170. Commissioner Elwell seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. ***See Res. Book 34 Page 187.***

8. Resolution No. 22-23-171 – Sebring County Estates Special Benefit District

Chairman Campbell opened the floor to the public. Input was not provided.

Commissioner Kirouac moved approval of Resolution No. 22-23-171. Commissioner Tuck seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. ***See Res. Book 34 Page 188.***

9. Resolution No. 22-23-172 – Sebring Hills Special Benefit District

Chairman Campbell opened the floor to the public. Input was not provided.

Commissioner Roberts moved approval of Resolution No. 22-23-172. Commissioner Elwell seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. **See Res. Book 34 Page 189.**

10. Resolution No. 22-23-173 – Thunderbird Road Waste Water Special Benefit District

Chairman Campbell opened the floor to the public. Input was not provided.

Commissioner Tuck moved approval of Resolution No. 22-23-173. Commissioner Kirouac seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. **See Res. Book 34 Page 190.**

11. Resolution No. 22-23-174 – Sun 'N Lakes of Lake Placid Recreation District

Chairman Campbell opened the floor to the public. Input was not provided.

Commissioner Roberts moved approval of Resolution No. 22-23-174. Commissioner Tuck seconded the motion.

Upon roll call, all Commissioners voted aye. The motion carried. **See Res. Book 34 Page 191.**

6. ACTION AGENDA

No action items.

7. ADJOURN

Commissioner Kirouac moved to adjourn the Meeting of the Special Districts.

Chairman Campbell called for those in favor. The ayes have it and the motion is carried.

The meeting was adjourned at 12:19 p.m.