



*City of Auburndale*  
AUBURDALE, FLORIDA 33823

Office of the City Manager

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**CITY COMMISSION MEETING**  
**November 7, 2022 - 7:00 P.M.**  
**COMMISSION ROOM/CITY HALL**

CALL TO ORDER – Mayor Dorothea Taylor Bogert

INVOCATION – Pastor Conner Hill First United Methodist Church

PLEDGE OF ALLEGIANCE – Mayor Dorothea Taylor Bogert

ROLL CALL – City Clerk Brandon Henry

APPROVE COMMISSION MINUTES – Regular Meeting – 10/17/2022

ANNOUNCEMENTS – City Manager and City Attorney

REQUEST TO ADD ADDITIONAL ITEMS TO AGENDA –

REQUEST FROM THE GENERAL PUBLIC –

**AGENDA**

1. ORDINANCE #1719 AMENDING THE OFFICIAL ZONING MAP – FERNANDEZ PROPERTY
2. ORDINANCE #1720 ANNEXING PROPERTY INTO CITY LIMITS – INTERSECT PROPERTIES
3. ORDINANCE #1721 ANNEXING PROPERTY INTO CITY LIMITS – NORTH PACE ROAD PROPERTY

***Community Redevelopment Agency (CRA) meeting to follow City Commission meeting***

F.S. 286: If an individual decides to appeal any decision made by the City Commission with respect to this meeting, a verbatim transcript may be requested. If so, the individual should make provisions for a transcript to be made at the meeting. Persons with disabilities needing special accommodations to participate in this proceeding should contact the City Clerk no later than five days prior to the proceeding at 968-5133.

**City Commission Meeting  
November 7, 2022**

**AGENDA ITEM 1: ORDINANCE #1719 AMENDING THE OFFICIAL ZONING MAP - FERNANDEZ**

\_\_\_ INFORMATION ONLY

X ACTION REQUESTED

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**ISSUE:** The City Commission will consider an Official Zoning Map amendment.

**ATTACHMENTS:**

. Ordinance #1719 Amending the Official Zoning Map – Fernandez Property

**ANALYSIS:** The City has received a request to rezone the following property:

<b><i>Petitioner/ Owner:</i></b>	Miller Fernandez
<b><i>Location:</i></b>	Bennett Street and Magnolia Avenue
<b><i>Current Future Land Use:</i></b>	Low Density Residential
<b><i>Current City Zoning:</i></b>	Commercial Highway (CH)
<b><i>Proposed Zoning Classification:</i></b>	Single Family Residential-3 (RS-3)
<b><i>Current use:</i></b>	Vacant (+/- 0.19 acres)

Property owner Miller Fernandez is requesting a Zoning classification change from ***Commercial Highway (CH)*** to ***Single-Family Residential-3 (RS-3)*** on 0.19 acres. The property is currently vacant and located at 0 Bennett Street, south of Magnolia Avenue, and has a Future Land Use of Low Density Residential.

The requested ***Single-Family Residential-3 (RS-3)*** Zoning classification is intended for low density single-family residential developments and requires a minimum lot size of 8,400 sq. ft. with a minimum lot width of 65' and setbacks of 25' front, 7' side, and 10' rear. The applicant is proposing a single-family home for the site.

The existing Low Density Residential Future Land Use only allows for residential development. The proposed Zoning Map Amendment is consistent with the established Future Land Use designation on the property and is compatible to existing Zoning classifications and uses to the south and west of the property. The requested Zoning Map Amendment is consistent with the City's Comprehensive Plan and Land Development Regulations.

The proposed Ordinance was prepared by the Community Development Director and reviewed by the City Manager and City Attorney. The proposed Ordinance was approved on first reading October 17, 2022, and is being considered for second and final reading.

**PLANNING COMMISSION RECOMMENDATION:** Approval of the proposed Zoning classification of Single Family Residential-3 (RS-3) (4-0, 10/04/2022)

**STAFF RECOMMENDATION:** Approval of Ordinance #1719 amending the Official Zoning Map – Fernandez Property.

**City Commission Meeting  
November 7, 2022**

**AGENDA ITEM 2: ORDINANCE #1720 ANNEXING PROPERTY INTO CITY LIMITS – INTERSECT PROPERTIES**

     INFORMATION ONLY

  X   ACTION REQUESTED

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**ISSUE:** The City Commission will consider an Ordinance annexing properties into the City limits.

**ATTACHMENTS:**

Proposed Ordinance #1720 Annexing Properties into City Limits – Intersect Properties

**ANALYSIS:** The City has received a petition from Scott Brown, 1266 W. Paces Ferry Road NW, Atlanta, GA, on behalf of property owners, to annex 12.44 acres of property into the City limits. The properties are located south of Pace Rd. and west of Bryan Lane. The subject properties are adjacent to property to the west which are in City limits. The annexation does not create an enclave. The proposed annexation is as a result of the owner's request for city utilities and proposed mixed use development.

Establishing a Future Land Use and Zoning classification on the property will be considered at Public Hearings before the Planning Commission and City Commission at later dates. The action currently before the City Commission is only on the annexation of the property into the City.

The proposed Ordinance was prepared by the Community Development Director and reviewed by the City Manager and City Attorney. The proposed Ordinance was approved on first reading October 17, 2022 and is being considered for second and final reading.

**STAFF RECOMMENDATION:** Approval of proposed Ordinance #1720 annexing the Intersect Properties into the City limits.

**City Commission Meeting  
November 7, 2022**

**AGENDA ITEM 3: ORDINANCE #1721 ANNEXING PROPERTY INTO CITY LIMITS – NORTH PACE ROAD PROPERTY**

     INFORMATION ONLY

  X   ACTION REQUESTED

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**ISSUE:** The City Commission will consider an Ordinance annexing property into the City limits.

**ATTACHMENTS:**

Proposed Ordinance #1721 Annexing Property into City Limits – North Pace Road Property

**ANALYSIS:** The City has received a petition from Lincoln Property Company of Florida, Inc., on behalf of property owner Knights PC Holdings, LLC, 12161 Ken Adams Way, Wellington, FL, to annex +/-75.89 acres of property into the City limits. The property is located north of Pace Road and east of the Polk Parkway. The subject property is adjacent to property to the south which is in City limits. The annexation does not create an enclave. The proposed annexation is as a result of the owner's request for city utilities and proposed mixed use development.

Establishing a Future Land Use and Zoning classification on the property will be considered at Public Hearings before the Planning Commission and City Commission at later dates. The action currently before the City Commission is only on the annexation of the property into the City.

The proposed Ordinance was prepared by the Community Development Department and reviewed by the City Manager and City Attorney. If approved on first reading, the proposed Ordinance will be presented for second and final reading on November 21, 2022.

**STAFF RECOMMENDATION:** Approval of proposed Ordinance #1721 annexing the North Pace Road property into the City limits.



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**COMMUNITY REDEVELOPMENT AGENCY MEETING**  
**November 7, 2022 – 7:30 PM**  
**COMMISSION ROOM/CITY HALL**

CALL TO ORDER – Tim Pospichal, Chair

ROLL CALL – Brandon Henry, City Clerk

APPROVE CRA MINUTES – Regular Meeting – 5/16/2022

ANNOUNCEMENTS – Amy Palmer, Assistant City Manager

REQUEST TO ADD ADDITIONAL ITEMS TO AGENDA –

REQUEST FROM THE GENERAL PUBLIC –

**AGENDA**

1. PUBLIC AND STAFF SUGGESTIONS FOR NEW PROJECTS
2. PRESENTATION OF CRA YEARLY CALENDAR
3. APPROVAL OF CRA FISCAL YEAR 2021-2022 BUDGET AMENDMENT

Ref. F.S. 286: If an individual decides to appeal any decision made by the City Commission with respect to this meeting, a verbatim transcript may be requested. If so, the individual should make provision for a transcript to be made at the meeting. Persons with disabilities needing special accommodations to participate in this proceeding should contact the City Clerk no later than five days prior to the proceeding at 968-5133.

**Community Redevelopment Agency Meeting  
November 7, 2022**

**AGENDA ITEM 1: PUBLIC AND STAFF SUGGESTIONS FOR NEW PROJECTS**

INFORMATION ONLY

ACTION REQUESTED

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**ISSUE:** The Community Redevelopment Agency Board will consider new projects suggested by the public and staff.

**ATTACHMENTS:**

- . News Chief & Ledger Advertisement – 10/31/2022
- . List of Current Suggested Projects

**ANALYSIS:** The Community Redevelopment Agency Plan provides for projects in the following categories: Beautification, Economic Development, Infrastructure, and Administrative Support Projects. The current list of suggested projects is an on-going list and is amended annually according to public, staff, and CRA Board input.

An advertisement was placed in the local media and posted on the City's website encouraging residents and business owners to provide input to the CRA Board on future projects.

All suggestions will be brought back before the CRA Board in January 2023, at which time the Board will consider amending the Capital Improvements Program (CIP) to reflect a new "fifth year" to accommodate new projects.

**STAFF RECOMMENDATION:** Approve the Suggested Project list to include any additional projects.

**Community Redevelopment Agency Meeting  
November 7, 2022**

**AGENDA ITEM 2: PRESENTATION OF CRA YEARLY CALENDAR**

INFORMATION ONLY

ACTION REQUESTED

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**ISSUE:** The Community Redevelopment Agency Board will be presented with a yearly calendar.

**ATTACHMENTS:**

. CRA Calendar

**ANALYSIS:** City Staff will present a calendar to assist the Board members with future CRA activities. As recommended by the City's Auditor, the calendar is being amended to include the adoption of the CRA's Budget Amendment during the month of November, prior to the Budget Amendment being presented to the City Commission for adoption. All other calendar items are consistent with the previous year's meeting schedule.

**STAFF RECOMMENDATION:** Accept the CRA yearly calendar.

**Community Redevelopment Agency Meeting  
November 7, 2022**

**AGENDA ITEM 3: APPROVAL OF FISCAL YEAR 2021-2022 CRA BUDGET AMENDMENT**

INFORMATION ONLY

ACTION REQUESTED

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**ISSUE:** The Community Redevelopment Agency Board will consider amending the FY 2021-2022 CRA Budget.

**ATTACHMENTS:**

Proposed CRA Budget Amendment for FY 2021-2022

**ANALYSIS:** In accordance with Florida Statutes, adopted auditing practices, and with the recommendation of the City's Auditor, the CRA Board needs to approve an amendment to the FY 2021-2022 Annual Budget to properly appropriate revenue and expenditures. Events occur during each fiscal year, which were not anticipated at the time of budget approval. The proposed Budget Amendment amends the CRA's FY 2021-2022 Annual Budget to reflect the collection of unanticipated revenue and appropriation for unanticipated expenditures.

Staff will present the attached budget amendment to the CRA Board.

**STAFF RECOMMENDATION:** Approval of the FY 2021-2022 CRA Budget Amendment.