



CITY COMMISSION MEETING HAINES CITY, FLORIDA

MINUTES

June 5, 2025, 7:00 p.m.

City Hall Commission Chambers

620 E. Main Street, Haines City, FL 33844

Phone: 863-421-9921 Web: hainescity.com

Present: Commissioner, Anne Huffman
Commissoner Morris West
Vice-Mayor, Omar Arroyo
Commissioner, Kim Downing

Absent: Commissioner, Vernel Smith

Staff in Attendance: City Manager, James Elensky
City Attorney, Fred Reilly
City Clerk, Sharon Lauther

1. CALL TO ORDER

The Mayor called the City Commission Meeting to order at TIME on DATE in the City Commission Chambers, located at 620 E Main Street, Haines City, FL.

2. INVOCATION

Pastor Bob Moore provided the invocation.

3. PLEDGE OF ALLEGIANCE

The Mayor led the pledge of allegiance.

4. PRESENTATIONS AND PROCLAMATIONS

4.a National Public Works Week

City Clerk Lauther read the proclamation into the record. Deputy City Manager James Keene accepted the proclamation.

4.b Haines City Rotary Club proclamation

City Clerk Lauther read the proclamation into the record. Karen Tiner accepted the proclamation.

4.c Pride Proclamation- June 2025

City Clerk Lauther read the proclamation into the record. Abigail Workman accepted the proclamation.

5. CONSENT AGENDA

Mayor West introduced items on the consent agenda. There were no questions from the dais. Mayor West opened the public hearing. No one came forward, and the public hearing was closed.

Approve consent as a whole.

5.a Commission Meeting Minutes- May 15, 2025

5.b Commission Workshop Minutes- May 15, 2025

5.c Cemetery Deeds

5.d Site Access Agreement with ESWS, L.P. for Access to City-Owned Property at Lee Jackson Highway West

Staff recommends the City Commission approve a site access agreement with ESWS, L.P. for access to city-owned real property located at Lee Jackson Highway West, Haines City.

6. PUBLIC COMMENTS - REGARDING ITEMS NOT ON THE AGENDA

7. OLD BUSINESS

7.a Ordinance No. 25-2108 – Voluntary Annexation of Prince and Sons – Second Reading

Richard Greenwood, Development Services Director presented Ordinance 25-2108 for second reading. There were no changes. There were no questions from the dais. Mayor West opened up the public hearing. No one came forward and the public hearing was closed. At this time, Commissioner Arroyo introduced Ordinance 25-2108. Attorney Reilly read the ordinance into the record.

Moved by Omar Arroyo

Seconded by Kim Downing

Staff recommends approval of Ordinance No. 25-2108, regarding the voluntary annexation of property located on 200 F Street owned by Prince & Sons, on second reading.

Carried

8. NEW BUSINESS

8.a Resolution No. 25-1861 – FDEP Grant Agreement No. 25PLN11 Comprehensive Vulnerability Assessment and Adaptation Plan

Omar DeJesus, CPA, Finance Director, introduced Resolution No. 25-1861. Discussion took place. Mayor West opened the public hearing. Shanita Brown-1215 Avenue N asked what protocol is used to determine how the funds are allocated and used. Commissioner Arroyo introduced Resolution No. 25-1861. Attorney Reilly read the resolution into the record.

Moved by Anne Huffman

Seconded by Kim Downing

Staff recommends the City Commission approve FDEP Grant Agreement No. 25PLN11 for the City of Haines City Comprehensive Vulnerability Assessment and Adaptation Plan.

Carried

8.b Resolution No. 25-1869 – Amendment No. 1 to Grant Agreement LPA0530

James Keene, Deputy City Manager, introduced Resolution No. 25-1869. Discussion took place. Mayor West opened the public hearing. Sharon Garrett-off of Carl Boozer Road has a concern about the lift station located at Johnson and 30th. She states it has an odor. Commissioner Downing introduced Resolution No. 25-1869. Attorney Reilly read the resolution into the record.

Moved by Anne Huffman

Staff recommends the City Commission approve Amendment No. 1 to Grant Agreement LPA0530 for the Haines City Lift Station Resiliency and Emergency Operational Improvements – Phase 1 project.

8.c Resolution No. 25-1870 Accepting Quit Claim Deed Concerning Hartford Terrace Community Development District Lift Station

Fred Reilly, City attorney gave an overview of the transfer of the Hartford Terrace Community Development District Lift Station. Discussion took place. Discussion took place. Mayor West opened the public hearing. No one came forward, and the public hearing was closed. Commissioner Huffman introduced Resolution No.25-1870. Attorney Reilly read the resolution into the record.

Moved by Anne Huffman

Seconded by Kim Downing

Staff recommends the City Commission approve a Quit Claim Deed concerning Hartford Terrace Community Development District (CDD) lift station.

Carried

8.d Resolution No. 25-1871 Duke Energy Utility Easement – Park Place Boulevard

Fred Reilly, City Attorney, introduced Resolution No. 25-1871. Discussion took place. Mayor West opened the public hearing. No one came forward, and the public hearing was closed. Commissioner Downing introduced Resolution No. 25-1871. Attorney Reilly read the resolution into the record.

Moved by Kim Downing
Seconded by Omar Arroyo

Staff recommends City Commission approve a 10-foot utility easement with Duke Energy Florida, LLC for property at Park Place Boulevard (adjacent to the new Emergency Operations Center.

Carried

9. CITY MANAGER'S REPORT

City Manager Elensky stated that a committee is being put together to celebrate the 100-year anniversary of the city. Mayor West has agreed to serve on the committee.

10. CITY CLERK'S REPORT

City Clerk Lauther gave an update on her meeting with the Supervisor of Elections.

11. CITY ATTORNEY'S REPORT

Attorney Reilly would like guidance regarding the ordinance dealing with food trucks. Attorney Reilly felt that the ordinance should be discussed at a workshop. The consensus of the commission is to have a workshop following the CRA special meeting. Discussion took place. It was the consensus of the Commission to have the special meeting on Tuesday, June 24, 2025 at 5 PM and a workshop at 7PM to discuss the food truck ordinance.

12. COMMISSION COMMENTS

Commissioner Huffman has concern about water coming up out of the ground on 10th Street . There are a lot of steps for employees to get hired and would like the City Manager to address this area of concern. Commissioner Huffman feels the response time to residents and the customer service. Commissioner Huffman has concerns regarding transportation to Tampa.

Commissioner Arroyo- nothing at this time

Commissioner Downing- has concerns about code compliance. The recycling company on Railroad Avenue. The entire street is littered and unacceptable. Signs are not being picked up. Signs are all along both sides of the road. Would like a midterm workshop to let the Commission know where the city is financially. The fire assessment fee needs to either be reduced or eliminated. Finance Director, Omar DeJesus states that this can be

discussed during the budget process in early July 2025. Update on sidewalks on the East side near Melbourne.

Mayor West met with the IT Director, Brian Ross regarding free wi-fi access to areas that are underserved. There will be a presentation in the near future. Commissioner Huffman inquired about grant monies that the City received for broadband access.

13. ADJOURNMENT

Without any further business the meeting was adjourned at 9:10 PM.

Morris L. West, Mayor

Sharon Lauther, MMC, City Clerk