



City of Auburndale

AUBURNDALE, FLORIDA 33823

Office of the City Manager

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CITY COMMISSION MEETING
April 1, 2024 - 7:00 P.M.
COMMISSION ROOM/CITY HALL

CALL TO ORDER – Mayor Dorothea Taylor Bogert

INVOCATION – Pastor Clay Bennett, Auburndale Community Church

PLEDGE OF ALLEGIANCE – Mayor Dorothea Taylor Bogert

ROLL CALL – City Clerk Brandon Henry

APPROVE COMMISSION MINUTES – Regular Meeting – 03/18/2024

ANNOUNCEMENTS – City Manager and City Attorney

REQUEST TO ADD ADDITIONAL ITEMS TO AGENDA –

REQUEST FROM THE GENERAL PUBLIC –

PROCLAMATION – Water Conservation Month – April 2024
Distracted Driving Awareness Month – April 2024
National Library Week – April 7-13, 2024

AGENDA

1. Design-Build Contract Guaranteed Maximum Price Amendment – Lake Ariana Park Construction
2. Bond Resolution #2024-03 Authorizing Financing for Lake Ariana Park Project
3. Interlocal Agreement with Polk County for Reimbursement of Street Resurfacing – CR-559
4. Conservation Project Agreement for PRWC Conservation Program

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
April 1, 2024**

**AGENDA ITEM 1: DESIGN-BUILD CONTRACT GUARANTEED MAXIMUM PRICE AMENDMENT –
LAKE ARIANA PARK CONSTRUCTION PHASE**

 INFORMATION ONLY

 X ACTION REQUESTED

ISSUE: The City Commission will consider an amendment to the Guaranteed Maximum Price listed in the Design-Build Contract with Springer Voss Construction for the Construction Phase of Lake Ariana Park.

ATTACHMENTS:

Guaranteed Maximum Price Amendment to Design-Build Contract with Springer Voss Construction

ANALYSIS: In February 2022, the City Commission endorsed the Conceptual Master Plan for the redevelopment of Lake Ariana Park following an Open House public meeting at the Ariana Clubhouse. The scope of the project includes the construction of a new Civic Center building, new boat dock, picnic pavilions, outdoor event space, playground, and parking to accommodate all uses. On December 2, 2022, a Request for Qualifications was advertised for Design-Build firms to submit proposals for professional design and construction services and on June 5, 2023, the City Commission approved a Design-Build Contract with Springer Construction, now Springer Voss Construction.

The Design-Build Contract addressed a phased approach to the project – a “Design Phase” wherein the Design-Build team performed all engineering and architectural services to produce the design documents, and a “Construction Phase” wherein Springer Voss will perform all construction services to complete the Lake Ariana Park Project.

The Design-Build Contract contained a Guaranteed Maximum Price (GMP) of \$16,800,000, which included the Design Price of \$1,333,816. This initial GMP had been obtained by utilizing the engineer’s 2021 Opinion of Probable Construction Cost of the Conceptual Master Plan for Lake Ariana Park. The Contract stated that the GMP would be amended following 90% completion of the Design Work. Because the Design Work is completed, the current GMP Amendment addresses the Construction Work only in the amount of \$18,696,571.58.

City Staff and the Design-Build Team will make presentation on the improvements to Lake Ariana Park and construction of the new Civic Center.

The Lake Ariana Project is budgeted in the FY 2023-2024 and FY 2024-2025 Budgets utilizing bond financing. The proposed Amendment to the Design-Build Contract with Springer-Voss Construction was prepared by the City Manager’s Office and reviewed by the City Attorney.

STAFF RECOMMENDATION: Approval of the Guaranteed Maximum Price Amendment to the Design Build Contract between the City of Auburndale and Springer Voss Construction, Inc.

**City Commission Meeting
April 1, 2024**

AGENDA ITEM 2: BOND RESOLUTION #2024-03 AUTHORIZING FINANCING FOR LAKE ARIANA PROJECT

 INFORMATION ONLY

 X ACTION REQUESTED

ISSUE: The City Commission will consider a Resolution authorizing the financing of the Lake Ariana Project from the proceeds of the Florida Municipal Loan Council Revenue Bonds Series 2024B bond financing.

ATTACHMENTS:

Proposed Bond Resolution #2024-03 Authorizing Financing for the Lake Ariana Project

ANALYSIS: City Staff has been working with the Florida League of Cities through its Municipal Loan Council Financing Program to secure the necessary funding for the Lake Ariana Park Project.

In June 2023, the City Commission approved a Design-Build Contract with Springer Construction, now Springer-Voss Construction for the Design and Construction of Lake Ariana Park. The scope of the project included the construction of a new Civic Center building, new boat dock, picnic pavilions, outdoor event space, playground, and parking to accommodate all uses. The Design-Build Contract contains a guaranteed not-to-exceed price, or Guaranteed Maximum Price (GMP).

City Staff will lead discussion on the needed capital improvements and representatives from the Florida League of Cities are scheduled to appear before the City Commission to present their financing program and timeline moving forward.

The proposed Resolution is the official action of the City Commission securing the necessary funding for the projects from the proceeds of the 2024 Florida Municipal Loan Council Revenue Bonds. The proposed Resolution was prepared by the Florida Municipal Loan Council and reviewed by the City Manager's Office, Finance Director, and City Attorney.

STAFF RECOMMENDATION: Approval of Bond Resolution #2024-03 Authorizing Financing for the Lake Ariana Project.

**City Commission Meeting
April 1, 2024**

AGENDA ITEM 3: INTERLOCAL AGREEMENT WITH POLK COUNTY FOR ROAD IMPROVEMENTS – CR-559

 INFORMATION ONLY

 X ACTION REQUESTED

ISSUE: The City Commission will consider an Interlocal Agreement with Polk County to reimburse the City for additional street resurfacing work on CR-559.

ATTACHMENTS:

Interlocal Agreement between Polk County and Auburndale for Road Improvements – CR-559

ANALYSIS: On December 20, 2021, the City Commission approved the CR-559 and Adams Road Intersection Improvements Agreement between the City, Polk County, and developers of the CG Land/Jeans Road Property and HB Development/H-Block properties.

Through the Agreement, the City agreed to coordinate construction activities of the intersection improvements with the costs of the project being funded by Polk County and the developers. Over the years, the City and County have tried to coordinate projects to allow a selected contractor by either party to capture street resurfacing in an adjacent area while the work is being performed. As the City was recently completing the CR-559 and Adams Road intersection improvements, the City requested and the County agreed to use the same contractor to resurface CR-559 from Joshua Court to the intersection of Lake Ariana Boulevard.

The amount paid to Ajax Paving Industries of Florida (City's Contractor) to perform the additional street resurfacing work for the County is \$328,376.00. The County agreed to reimburse the City for all associated costs.

The proposed Interlocal Agreement formalizes the arrangement and allows the City to receive reimbursement for the project from the County.

STAFF RECOMMENDATION: Approve the Interlocal Agreement with Polk County for Road Improvements on CR-559.

**City Commission Meeting
April 1, 2024**

AGENDA ITEM 4: CONSERVATION PROJECT AGREEMENT FOR PRWC CONSERVATION PROGRAM

 INFORMATION ONLY

 X ACTION REQUESTED

ISSUE: The City Commission will consider a Polk Regional Water Cooperative Conservation Project Implementation Agreement.

ATTACHMENTS:

- . Conservation Project Agreement relating to the development of a Polk Regional Water Cooperative Conservation Program

ANALYSIS: In September 2023, the Polk Regional Water Cooperative (PRWC) Board of Directors approved the fiscal year 2024 Conservation Budget. This budget represents a new cost center to be used for water conservation initiatives. This proposed budget consists of member government annual contributions of \$75,000 matched by Heartland Grant funds for a total budget of \$150,000. PRWC member contributions will be based on the proportion of each government's average annual water use in comparison to the total annual average water use by the member governments during the previous calendar year. Funds will not be spent from this budget until a Conservation Implementation Agreement has been executed with all the member governments.

The PRWC Conservation Work Group has now developed an initial scope of work for the use of these funds. In addition, an Implementation Agreement has now been developed to support the Scope of Work.

Some of the key items contained within the Implementation Agreement include:

- . Annual funds in the amount of \$150,000 to support the program;
- . The conservation program will be implemented by a third-party provider;
- . Conservation will be focused on a rebate program for items such as rain sensors, smart irrigation controllers, and conservation kits directly through the PRWC Conservation Program;
- . Funds can be used to reimburse member government programs for similar conservation activities;
- . Funds can be used for outreach and advertising efforts to promote conservation activities;
- . Funds will be used for administrative tasks such as financial tracking, compiling estimates of water savings through conservation efforts, and targeting conservation with high water users;

The PRWC Board of Directors have approved the PRWC Conservation Program Implementation Agreement and are requesting each member government to consider the agreement. If approved, the PRWC will then procure a service provider to administer the conservation program.

The PRWC estimates the City of Auburndale's annual contribution to support the Conservation Program at \$5,929. The Conservation Project Agreement was prepared by the PRWC and reviewed by the City Manager and City Attorney.

STAFF RECOMMENDATION: Approval of the Conservation Project Agreement.