



City of Auburndale
AUBURNDALE, FLORIDA 33823

Office of the City Manager

P.O. Box 186
(863) 965-5530
Email: cmo@auburndalefl.com

CITY COMMISSION MEETING
December 1, 2025 - 7:00 P.M.
COMMISSION ROOM/CITY HALL

CALL TO ORDER – 2025 Mayor Dorothea Taylor Bogert

INSTALL COMMISSIONERS ELECT – Travis Avery, Crystal Tijerina, Sean Levy

ELECT AND INSTALL 2026 MAYOR AND VICE MAYOR – City Clerk Brandon Henry

INVOCATION – Pastor Gene Bassham, New Hope Fellowship Church

PLEDGE OF ALLEGIANCE – 2026 Mayor

ROLL CALL – City Clerk Brandon Henry

APPROVE COMMISSION MINUTES – Canvassing Board Meeting – 11/04/2025
Special Commission/Canvassing Board Meeting – 11/07/2025
Canvassing Board Meeting/Audit – 11/12/2025
Regular Meeting – 11/17/2025

ANNOUNCEMENTS – City Manager and City Attorney

REQUEST TO ADD ADDITIONAL ITEMS TO AGENDA –

REQUEST FROM THE GENERAL PUBLIC –

AGENDA

1. ORDINANCE - #1840 AMENDING FISCAL YEAR 2024-2025 ANNUAL BUDGET
2. ORDINANCE - # 1841 AMENDING THE FUTURE LAND USE MAP – GAPWAY PROPERTY
3. ORDINANCE - # 1842 AMENDING THE OFFICIAL ZONING MAP – GAPWAY PROPERTY

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
December 1, 2025**

ELECT AND INSTALL MAYOR AND VICE MAYOR

INFORMATION ONLY

ACTION REQUESTED

ISSUE: The City Commission will elect a mayor and vice mayor in accordance with the City Charter.

ATTACHMENTS:

. None

ANALYSIS: In accordance with the City Charter, the City Commission is to elect one of its members as mayor and another as vice mayor. Only Commissioners who have held office for more than ten (10) months immediately preceding the nomination shall be eligible as candidates for nomination as mayor and vice mayor. Commissioner Alex Cam and Commissioner Jordan Helms are eligible.

The City Clerk will conduct the election by accepting nominations from the City Commission.

Upon election of the Mayor and Vice Mayor, the City Clerk will administer the Oath of Office.

**City Commission Meeting
December 1, 2025**

AGENDA ITEM 1: ORDINANCE #1840 AMENDING FISCAL YEAR 2024-2025 ANNUAL BUDGET

 INFORMATION ONLY

 X ACTION REQUESTED

ISSUE: The City Commission will consider an Ordinance amending the FY 2024-2025 Annual Budget.

ATTACHMENTS:

Proposed Ordinance #1840 Amending the FY 2024-2025 Annual Budget

ANALYSIS: In accordance with Florida Statutes, adopted auditing practices, and on the recommendation of the City's Auditor, the City needs to amend by Ordinance the FY 2024-2025 Annual Budget to properly appropriate for revenue and expenditures that may exceed budgeted amounts. As provided by Ordinance No. 1026, the level of budgetary control for the City's Annual Budget is at the Fund Level. Events occur during each fiscal year, which were not anticipated at the time of budget approval. The proposed Ordinance amends the FY 2024-2025 Budget to reflect the collection of unanticipated revenue and appropriation for unanticipated expenditures.

The amended budget totals for each City Fund are as follows:

**CITY OF AUBURNDALE
SUMMARY BY FUND BUDGET AMENDMENT FY 2024 - 2025**

SUMMARY OF FUNDS	CURRENT BUDGET	CHANGE +/-	AMENDED BUDGET
General Fund (001)	\$44,963,570	\$6,473,000	\$51,436,570
General Fund Impact Fee (110)	\$1,353,288	-\$594,000	\$759,288
Community Redevelopment Agency (151)	\$3,536,246	-\$1,191,733	\$2,344,513
Water & Sewer Fund (430)	\$34,448,000	-\$10,458,000	\$23,990,000
Water & Sewer Impact Fee (440)	\$6,854,906	-\$3,532,000	\$3,322,906
TOTAL BUDGET	\$91,156,010	-\$9,302,733	\$81,853,277

The proposed Ordinance was prepared by the Finance Director and reviewed by the City Manager and City Attorney. The proposed Ordinance was approved on first reading November 17, 2025, and is being considered for second and final reading.

STAFF RECOMMENDATION: Approval of the Budget Amending Ordinance #1804.

**City Commission Meeting
December 1, 2025**

AGENDA ITEM 2: ORDINANCE #1841 AMENDING THE FUTURE LAND USE MAP – GAPWAY PROPERTY

AGENDA ITEM 3: ORDINANCE #1842 AMENDING THE OFFICIAL ZONING MAP – GAPWAY PROPERTY

___ INFORMATION ONLY

X ACTION REQUESTED

ISSUE: The City Commission will consider a Future Land Use and Zoning Map Amendment.

ATTACHMENTS:

- . Proposed Ordinance #1841 Amending the Future Land Use Map – Gapway Property
- . Proposed Ordinance #1842 Amending the Official Zoning Map – Gapway Property

ANALYSIS: As a result of voluntary annexation, the City has received a request for a Small-Scale Future Land Use and Zoning Map amendment on a parcel totaling +/- 0.06 acres.

Gapway Property

Owners/Petitioner:

Gapway Groves Corp.

Location:

Gapway Road and Lake Juliana

Current Use:

Vacant(+/- 0.06 acres)

Current County Future Land Use:

Residential Suburban (RS)

Proposed City Future Land Use:

Lakes District Mixed Use

Proposed Zoning Classification:

Estate Residential (ER)

The property currently has a Polk County Land Use designation of Residential Suburban (RS). The requested Future Land Use of Lakes District Mixed Use and Zoning district of Estate Residential (ER) will accommodate the proposed development with the property south of and adjacent to the site on Gapway Road. The requested Future Land Use and Zoning District are compatible with the residential land uses adjacent to the site. The Estate Residential (ER) zoning classification allows for larger one acre lots and encourages larger home construction within the Lakes District. The requested Future Land Use and Zoning Map amendments are consistent with the City of Auburndale's Comprehensive Plan, the Land Development Regulations, and the Lakes District Master Planned Community Overlay District.

The proposed Ordinances were prepared by the Community Development Department and reviewed by the City Manager and City Attorney. The proposed Ordinances were approved on first reading November 17, 2025, and are being considered for second and final reading.

PLANNING COMMISSION RECOMMENDATION: Recommend approval of the Future Land Use and Zoning Map Amendments (4-0, 11/4/2025).

STAFF RECOMMENDATION: Approval of the proposed Ordinances #1841 amending the Future Land Use Map and #1842 amending the Official Zoning Map.