

1 LAKE HAMILTON
2 TOWN COUNCIL WORK SESSION MEETING MINUTES
3 TUESDAY, JULY 1, 2014
4 5:00 pm
5

6 The Town Council of Lake Hamilton held a work session meeting on Tuesday, July 1, 2014 at Town Hall located at
7 100 Smith Avenue, Lake Hamilton, FL 33851.

8 **CALL TO ORDER:** Vice-Chair Kehoe called the work session meeting to order at 5:00 PM.

9 **Invocation/Pledge/Roll Call:** Vice-Chair Kehoe asked Councilmember Roberson to lead the invocation and
10 Councilmember Tomlinson lead the pledge. Clerk called the roll. Present: Acting Chair Mike Kehoe,
11 Councilmembers: Harris, Tomlinson, Roberson, and O'Neill and Mayor Wagner. Town Attorney Christman does
12 not attend work session meetings.

13 **Utility Plans and Funding Issues-** Planner Leonard reported that he constructed PowerPoint presentations
14 for each of the Utility Plan issues.

15 Marye Jayne-Lake Gordon Heights CDBG Waterline Replacement – Leonard reported that the project is
16 almost complete. There are service connections that need to be done and staff is recommending that this be
17 done as a change order to the project rather than having town staff do the installs. There is also a change order
18 for an additional feed to the east side of 17.


19 Harris asked about the runoff from the roads onto the yards. Leonard replied that some of those will be fixed
20 when the project is finalized. The development was originally built that way to drain. This current contract was to
21 pave to the edge of the road. Steve Dutch, Chastain Skillman, reported that they have not compiled a punch list
22 for the project yet and still have 10% retainage. He stated that erosion issues will be on the punch list but others
23 item may need to be a change order as the project was for water line replacement and not drainage concerns.
24 Roberson asked why the drainage was not included in the project and Leonard replied the scope of the project
25 was limited with the amount of funding.

26 Water Treatment Plant Corrective Action Program- Leonard reported on the sampling program. Stated
27 that samples are starting to be within limits and we are not required to submit as many samples, but we still have
28 to sample and continue with the flushing.

29 Due to time constraints staff recommended that CPA Mike Brynjulfson (CPA Mike) do a finance
30 presentation and the rest of the items can be discussed at the regular meeting. CPA Mike reported that the
31 town's debt service is \$120,000 through the year 2034. The conditions of the USDA loan require the town have
32 debt service coverage and the town has not been doing this. He also reported that the water fund is barely
33 covering its operating costs. The auditor has stated that the town needs to raise it water rates. Regarding the
34 sewer project, CPA Mike reported that the State loan requires that user fees pay for operation and debt. The
35 probable construction cost of sewer project is a total of \$1,545,000 which would put the user fees as high as \$300
36 per month based on current businesses.

37
38 ATTEST:

39 
40 Sara K. Irvine, Clerk


Chair Person, Ralph N. Harris