



SEMINOLE COUNTY, FLORIDA
Board of County Commissioners
Meeting Agenda

Tuesday, July 22, 2025

9:30 AM

BCC Chambers

Please silence all cell phones/electronic devices

I. CALL TO ORDER

Chairman Jay Zembower

II. INVOCATION & PLEDGE OF ALLEGIANCE

Central Florida Freethought Community

III. AWARDS, PRESENTATIONS AND PROCLAMATIONS

1. Resolution recognizing Richard Sweat for his Exceptional Service on the CareerSource Central Florida Board. **(Richard Sweat, CareerSource Central Florida)** [2025-634](#)
2. Resolution recognizing three Seminole County softball teams who participated in the Florida High School State Softball Championship. **(Gui Cunha, Economic Development and Tourism Director)** [2025-632](#)
3. Presentation - Library of the Year Award **(Rick Durr, Parks and Recreation Director)** [2025-694](#)
4. County Investment Advisor Report **(Scott McIntyre, CFA - Senior Portfolio Manager, Managing Director Hilltop Securities Asset Management)** [2025-692](#)

IV. CONSENT AGENDA – PUBLIC PARTICIPATION

Florida law provides that members of the public shall be given a reasonable opportunity to be heard on propositions before the Board of County Commissioners, except when the Board is acting on emergency or ministerial matters or conducting a meeting exempt from the requirements of the Sunshine Law. Individuals shall be permitted three (3) minutes each for public participation, or six (6) minutes when the individual is an official representative of a formal association or group. The Chairman may modify the maximum time for public participation, at his sole discretion, when appropriate.

Public participation on quasi-judicial or other public hearing items will occur during the Board's consideration of those items this afternoon. Public participation on pending procurement matters or on non-agenda items shall not be permitted at this time. Members of the public desiring to make public comment must fill out a speaker form and present the form to staff. Forms are available in the lobby.

Constitutional Officers – Consent Agenda (Item No. 5)

5. Expenditure Approval Lists dated May 28 and June 4, 11, 18, and 25, 2025; Payroll Approval Lists dated June 5 and 18, 2025; and BCC Official Minutes dated April 22, May 13 and 20, and June 10, 2025. **(Jenny Spencer, CPA, MAcc, CGFO, and CFE, Director - Comptroller's Office)** [2025-668](#)

County Manager's Consent Agenda (Items No. 6 - 41)**Communications**

6. Approve and authorize the retroactive acceptance of the "SCOUT" micro-transit brand and logo for Seminole County's new on-demand public transportation service. Countywide **(Chris Patton, Communications Director)** [2025-654](#)

Community Services

7. Approve and execute the 2025-2028 Seminole County Substance Abuse and Mental Health Baker and Marchman Act Transportation Plan Countywide **(Allison Thall, Community Services Director)** [2025-598](#)

8. Approve and authorize the Chairman to execute the Federally-Funded Subgrant Umbrella Agreement between the State of Florida Department of Commerce and Seminole County. Countywide (**Allison Thall, Community Services Director**) [2025-636](#)
9. Approve the 2025-2029 Five-Year Consolidated Plan and 2025 - 2026 One-Year Annual Action Plan and authorize the Chairman to execute corresponding documents and signature pages on the Standard Form 424, Standard Form 424D, all certification pages, and subsequent Grant Agreements with HUD. Authorize Community Services Department staff to submit all plans, reports, and corresponding grant documents to HUD for approval. Authorize the Chairman to sign all subrecipient agreements tied to the 2025 - 2026 One-Year Action plan and any subsequent agreement amendments. Countywide (**Allison Thall, Community Services Director**) [2025-671](#)

Development Services

10. Approve the Final Plat for the Eden Preserve Subdivision containing seventeen (17) lots on 7.14 acres zoned R-1AA (Single Family Dwelling), located on the west side of Eden Park Road, approximately 400 feet south of Bunnell Road; (DRP Multistate K, LLC, Applicant) District3 - Constantine (**Jose Gomez, Development Services Director**) [2025-583](#)
11. Approve the Final Plat for the Magnolia Plantation Driving Range Subdivision containing one (1) lot on 3.44 acres zoned PD (Planned Development), located on the north side of Shadowmoss Circle, one (1) mile west of Markham Woods Road (Kevin S. Herbert P.E., Applicant). District5 - Herr (**Jose Gomez, Development Services Director**) [2025-604](#)
12. Approve the Plat for the Bonnalyon Hollow Subdivision containing three (3) residential lots on 20.14 acres zoned A-1 (Agriculture), located on the north side of Oak Hollow Lane, approximately ¼ mile east of Dean Road; (Tammie Foote, Applicant) District1 - Dallari (**Jose Gomez, Development Services Director**). [2025-639](#)

Emergency Management

13. Approve and authorize the Chairman to execute the Interlocal Agreement between Seminole County and the City of Altamonte Springs for County grant preparation, processing, and oversight of Federal Emergency Management Agency (FEMA) Private Property Mitigation Programs for private properties located within the City. Countywide (**Alan Harris, Emergency Management Director**) [2025-627](#)
14. Approve and authorize the Chairman to execute the Memorandum of Agreement for the use of WebEOC. Countywide. (**Alan Harris, Emergency Management Director**) [2025-681](#)
15. Approve and authorize the Chairman to execute the Resolution adopting the Comprehensive Emergency Management Plan. Countywide (**Alan Harris, Emergency Management Director**) [2025-680](#)

Environmental Services

16. Approve and authorize the Chairman to execute a Letter of Authorization between Seminole County and Clarke Environmental Mosquito Management, Inc. for as-needed aerial spraying within Seminole County. Countywide (**Kim Ornberg, PE, Environmental Services Director**) [2025-620](#)

Fire Department/EMS

17. Approve and authorize the Chairman to execute an Interlocal Agreement with the Seminole County Sheriff's Office that will provide Tactical Emergency Medical Support (TEMS). Countywide (**Matt Kinley, Fire Chief**) [2025-590](#)

Management and Budget

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18. Approve and authorize the Chairman to execute a Resolution implementing Budget Amendment Request (BAR) #25-032 in the 2014 Infrastructure Sales Tax Fund to transfer \$1,079,500 for the purchase of parcels adjacent to Red Bug Lake Park: Tax Parcel ID Numbers 23-21-30-300-0070-0000 and 23-21-30-300-007C-0000, owned by Richard Lavender and Nancy Duniho. District1 - Dallari (**Timothy Jecks, Management & Budget Director**) Requesting Department - Parks and Recreation [2025-304](#)
19. Approve and authorize the Chairman to execute a Resolution implementing the Budget Amendment Request (BAR) #25-042 in Community Services grant funds to recognize revenues in the amount of \$1,002,382.72 for new program income and accrued interest which has not yet been appropriated. Countywide (**Timothy Jecks, Management & Budget Director**) Requesting Department - Community Services [2025-676](#)

Office of Economic Development and Tourism

20. Recognize the Seminole County Industrial Development Authority's approval of a resolution reissuing revenue bonds for The Masters Academy of Central Florida. **(Guilherme Cunha, Director, Economic Development & Tourism)** [2025-656](#)

Parks and Recreation

21. Approve and authorize the Chairman to execute the Joint Use Agreement of the Environmental Studies Center between the School Board of Seminole County and Seminole County. Countywide. **(Rick Durr, Parks and Recreation Director)** [2025-451](#)
22. Approve and authorize the Chairman to execute a Resident Caretaker Lease Agreement with Steven Pitts for the Seminole County Natural Lands Program. District2 - Zembower **(Rick Durr, Parks and Recreation Director)** [2025-669](#)

Public Works

23. A proposed Stipulated Final Judgment in the amount of \$800,379.00 between Seminole County and Catherine Tonks, DVM d/b/a South Seminole Animal Hospital regarding Parcel 106 of the Oxford Road Improvement Project and as part of eminent domain proceedings in Seminole County Case Number 2021-CA-2978. District4 - Lockhart **(John Slot, Public Works Director)** [2025-643](#)
24. A proposed Mediated Settlement Agreement for \$600,000 and a Proposed Stipulated Final Judgment for Statutory Eminent Domain Attorney's Fees for Nonmonetary Benefits Achieved between Seminole County and Catherine Tonks, DVM d/b/a South Seminole Animal Hospital and 150 Oxford Road, LLC, regarding Parcels 104 & 106/706 of the Oxford Road Improvement Project and as part of eminent domain proceedings in Seminole County Case Number 2021-CA-2978. District4 - Lockhart **(John Slot, Public Works Director)** [2025-672](#)

25. Approve and authorize Staff to proceed with the construction of the Boland Drive Drainage Improvement Project in accordance with County Manager Policy #82 - Non-Board Approved Projects; approve and authorize the Chairman to execute a Resolution implementing Budget Amendment Request (BAR) #25-049 in the 2014 Infrastructure Sales Tax Fund to appropriate funding in the amount of \$847,704.00. District1 - Dallari (**John Slot, Public Works Director**) [2025-650](#)
26. Approve and authorize the Chairman to execute the Interlocal Agreement between Seminole County and the City of Sanford, relating to the relocation of the reclaimed water main for the Old Lake Mary Road Sidewalk Improvement Project (County) and Old Lake Mary Road Reclaimed Water Main Relocation (City). District5 - Herr (**John Slot, Public Works Director**) Requesting Department - Public Works [2025-663](#)
27. Approve the Waccassa Berm Removal project to proceed into construction in accordance with County Manager Policy #82 - Non-Board Approved Projects; and approve and authorize the Chairman to execute a Resolution implementing Budget Amendment Request (BAR) #25-051 in the 2014 Infrastructure Sales Tax Fund to appropriate funding in the amount of \$558,429. District2 - Zembower (**John Slot, Public Works Director**) [2025-674](#)
28. Approve and authorize Staff to proceed with the Maryland St/Astor Farms Outfall Project (CIP#02507061) in accordance with County Manager Policy #82 - Non-Board Approved Project; and approve and authorize the Chairman to execute a Resolution implementing Budget Amendment (BAR) #25-046 in the 2014 Infrastructure Sales Tax Fund to transfer \$120,083 of existing budget to the Maryland St/Astor Farms Outfall Project from the Smith Canal Basin Project. District5 - Herr (**John Slot, Public Works Director**) [2025-683](#)

Resource Management

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29. Approve and authorize the Chairman to execute a Resolution confirming the Non-Ad Valorem Variable Rate Assessments for Tax Year 2025. Countywide (**Lorie Bailey Brown, CFO/Resource Management Director**) [2025-621](#)
30. Approve Change Order #2 to CC-5761-24/MAG - Construction Services Agreement for the Lake Mary Blvd at Country Club Road Intersection Improvements Project in the amount of \$261,531.52 with Central Florida Environmental (CFE) Corporation and authorize the Purchasing and Contracts Division to execute this Change Order; and approve and authorize the Chairman to execute a Resolution implementing Budget Amendment Request (BAR) #25-061 in the Core Mobility Fund to appropriate funding in the amount of \$376,631. District4 - Lockhart (**Stephen Koontz, Resource Management Deputy Director**) Requesting Department - Public Works [2025-471](#)
31. Approve Change Order #5 to CC-4727-23/GCM Sand Lake Road at SR434 & Sand Lake Road at West Lake Brantley Road Intersection Improvements to Southland Construction, Inc. of Apopka, Florida in the amount of \$54,631.70 and authorize the Purchasing and Contracts Division to execute the Change Order. District3 - Constantine (**Stephen Koontz, Resource Management Deputy Director**) Requesting Department- Public Works [2025-702](#)
32. Award CC-6517-25/HSM - Osceola Road Landfill 2025 Stage I Phase III Area Gas Collection and Control System (GCCS) Expansion to Integrity Environmental, LLC., of Monroe, North Carolina in the amount of \$1,099,800.00, and authorize the Purchasing and Contracts Division to execute the Agreement. Countywide (**Stephen Koontz, Deputy Resource Management Director**) Requesting Department - Environmental Services [2025-561](#)

33. Approve the Unilateral Termination of Greenman Pederson, Inc. (GPI) of Babylon, NY, under PS-4310-22/GCM - Engineering Services for Seminole Wekiva Trail Tunnels at SR 434 and SR 436 and authorize the Purchasing and Contracts Division to execute the Unilateral Termination. Countywide **(Stephen Koontz, Deputy Resource Management Director)** Requesting Department - Public Works [2025-652](#)
34. Approve and authorize the Chairman to execute the Second Amendment to Wilshire Plaza, Phase II Lease which extends the lease for a term of three (3) years through September 30, 2028. The annual rent will increase by \$5,250, bringing the total annual rent to \$48,000. District4 - Lockhart **(Stephen Koontz, Resource Management Deputy Director)** [2025-665](#)
35. Approve and authorize the Chairman to execute Amended and Restated Ground Lease Agreement between Seminole County, Orange County, and the University of Central Florida concerning Fire Station 65. District1 - Dallari **(Stephen Koontz, Resource Management Deputy Director)** Requesting Department - Fire Department [2025-642](#)
36. Approve and authorize the Chairman to execute a Purchase Agreement related to Project Parcel #1-828 for a drainage easement necessary for the Midway Drainage Improvement Project (621.78 ± SF) between Stanley Donell Hillery and Jacqueline Jones Hillery and Seminole County for \$20,440.00, as full settlement and any other claim for compensation from which Seminole County might be obligated to pay relating to the parcel. District5 - Herr **(Stephen Koontz, Resource Management Deputy Director)** [2025-646](#)

37. Approve and authorize the Chairman to execute a Purchase Agreement related to Project Parcel #1-844 for a drainage easement necessary for the Midway Drainage Improvement Project (29 ± SF) between G. Charles Wohlust as Personal Representative of the Estate of Ernest Blocker and Seminole County for \$4,390.00, as full settlement and any other claim for compensation from which Seminole County might be obligated to pay relating to the parcel. District5 - Herr (**Stephen Koontz, Resource Management Deputy Director**) [2025-647](#)
38. Approve and authorize the Chairman to execute a Purchase Agreement related to Project Parcel #2-803 for a drainage easement necessary for the Midway Drainage Improvement Project (1,527.16 ± SF) between Vernetta Cole and Frederick Cole and Seminole County for \$24,360.00, as full settlement and any other claim for compensation from which Seminole County might be obligated to pay relating to the parcel. District5 - Herr (**Stephen Koontz, Resource Management Deputy Director**) [2025-648](#)
39. Approve and authorize the Chairman to execute a Purchase Agreement related to Parcel #108 for property interests needed for the Orange Boulevard Improvement Project (3,465 ± SF) between Dorothy Lavergne Morse and Seminole County for \$71,400.00, as full settlement and any other claim for compensation from which Seminole County might be obligated to pay relating to the parcel. District5 - Herr (**Stephen Koontz, Resource Management Deputy Director**) [2025-626](#)
40. Approve and authorize County Manager to execute the HMGP grant contract, work orders, purchasing contracts and related grant modification documents to acquire property at 409 Whitcomb Drive, Geneva, FL for demolition and absolute flood protection; and approve and authorize the Chairman to execute a Budget Amendment Request (BAR) 25-047 through the FEMA Federal Mitigation Grant Funds in the amount of \$1,373,812.53. District2 - Zembower (**Alan Harris, Emergency Management Director**) [2025-690](#)

41. Approve and authorize the County Manager to execute a Standard Grant Agreement with the Florida Department of Environmental Protection (FDEP) for the Septic Upgrade Incentive Project for \$2,222,222.22; and approve and authorize the Chairman to execute a Budget Amendment Request (BAR) 25-048 through the Environmental Services Grant Fund in the amount of \$10,772.22 to appropriate the increase in the budget. Countywide (**Kim Ornberg, Director of Environmental Services**)

[2025-686](#)

V. WORK SESSION

42. Budget Work Session - Cont

[2025-709](#)

Public Works

John Slot

Utilities

Johnny Edwards

Environmental Services

Kim Ornberg

Resource Management

Lorie Bailey Brown

Administration

Tim Jecks

Recess BCC Meeting Until 1:30 P.M.

Reconvene Meeting at 1:30 P.M.

Budget Recap

County Manager Darren Gray

Millage Rates for TRIM Notification - Establish the Fiscal Year 2025/26 proposed millage rates and set the date, time, and place for the First Public Hearing to tentatively adopt the Fiscal Year 2025/26 County Budget.

Tim Jecks

[2025-677](#)

VI. COUNTY ATTORNEY'S REPORT**VII. COUNTY MANAGER'S REPORT AND STAFF PRESENTATIONS****IX. DISTRICT COMMISSIONER REPORTS**

District 1 - Commissioner Dallari

District 3 - Commissioner Constantine

District 4 - Commissioner Lockhart

43. Approve the District 4 appointment of Tyler Winik to the Historical Commission for a term of 1/1/2025 - 12/31/2026. [2025-698](#)

44. Approve the District 4 appointment of Nicholas Balevich to the Parks and Preservation Advisory Committee for a term of 1/1/2025 - 12/31/2026. [2025-699](#)

District 5 - Commissioner Herr

District 2 - Chairman Zembower

45. Approve the District 2 appointment of Allison Croot to the Parks and Preservation Advisory Committee for a term of 1/1/2025 - 12/31/2026. [2025-700](#)

IX. BOARD APPOINTMENTS

46. Approve the at-large Board appointment of Maria Torentino - Souffront (Hospice/End of Life Representative) to the Commission on Aging for term dates 1/1/2023 - 12/31/2025. [2025-695](#)

47. Approve the at-large Board reappointment of Eric Ulberg to the SunRail Customer Advisory Committee for a one-year term. [2025-697](#)

IX. CHAIRMAN'S REPORT**IX. PUBLIC COMMENT (Items not Related to the Agenda)****X. ADJOURN BCC MEETING**

PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE HUMAN RESOURCES, ADA COORDINATOR 48 HOURS IN ADVANCE OF THE MEETING AT 407-665-7940.

FOR ADDITIONAL INFORMATION REGARDING THIS NOTICE, PLEASE CONTACT THE COUNTY MANAGER'S OFFICE, AT 407-665-7219. PERSONS ARE ADVISED THAT, IF THEY DECIDE TO APPEAL DECISIONS MADE AT THESE MEETINGS/HEARINGS, THEY WILL NEED A RECORD OF THE PROCEEDINGS AND FOR SUCH PURPOSE, THEY MAY NEED TO INSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED, PER SECTION 286.0105, FLORIDA STATUTES.