



**City Council
Draft Minutes
October 10, 2022
Council Chambers
6:30 PM**



I. CALL TO ORDER

Present: 4 - Councilmember Lori Wurtzel, Councilmember Vance Guthrie, Councilmember Michael Wilde, Mayor John Lowndes

Absent: 1 - Vice-Mayor Lindsay Hall Harrison

Mayor Lowndes called the October 10, 2022 meeting at 6:30pm. Also in attendance: Interim City Manager Reggentin, City Clerk Hollingsworth, Legal Counsel Schumer, Community Development Matthys, Fire Chief Watts, Police Chief Manuel, Public Works Director Tracy, Parks and Recreation Director Conn, Finance Director Gray, and Public Information Officer Sargent.

II. INVOCATION - MOMENT OF SILENCE

Mayor Lowndes offered a moment of silence.

III. PLEDGE OF ALLEGIANCE

Mayor Lowndes led the Pledge of Allegiance.

IV. PUBLIC HEARING

1. ORDINANCE CHAPTER 20 WATER, SEWERS AND SEWAGE DISPOSAL RATES.

City Clerk Hollingsworth read aloud, by title, an ordinance of the City of Maitland, Florida, amending Chapter 20, Water, Sewers and Sewage Disposal, to provide for service charges, and fees, and billing and collection by interlocal; and providing for conflicts, for severability; providing for repeal conflicting resolutions; and providing for an effective date.

Interim City Manager Reggentin restated that an administrative change to re-establish the rates charged by the public utility, previously adopted by Resolution, to an Ordinance, and to address the following:

- Sections 20-18 and 20-62, added Deposit, and provision is added to round up the deposit amount to an increment of \$5.00. This avoids amending deposit amounts annually and simplifies the customer experience when opening an account while providing a simpler accounting within the utility fund.
- In Section 20-19, a paragraph is added to provide the Public Works Director with the authority to determine an appropriate base

service charge when there are multiple services provided by the same Primary Line, (i.e., Water and Fire Line). This allows the city to adjust availability fees for customers that share a fire line for potable water supplies.

- Sections 20-19 and 20-57, added the 25% out of city service surcharge; added Cost Index increase for FY 2028 and beyond.
- The schedule was missing the AMI monthly read fee of \$30.00. This fee was previously adopted for customers that opted out of the radio read meter system and require manual reading of meters.
- The schedule added a third party billing fee (services billed by other entity) to allow for actual costs.
- Added section 20-63. Adjustments of Water and Sewer Charges.

City staff recommends City Council adopt an ordinance implementing GovRate's recommendations to amend Chapter 20 of the City Code, as presented. Rates will become effective November 1, 2022.

A motion was made by City Council to adopt Ordinance No. 1414, amending Chapter 20, Water, Sewers and Sewage Disposal rates, which will become effective November 1, 2022, as presented.

RESULT:	Adopt
MOVER:	Councilmember Michael Wilde
SECONDER:	Councilmember Vance Guthrie
AYES:	Lori Wurtzel, Vance Guthrie, Michael Wilde, John Lowndes
NAYS:	None

V. OLD BUSINESS

There was none to report.

VI. CONSENT AGENDA

Mayor Lowndes opened the public comment period for Consent item #2.

There being no one who wished to speak, Mayor Lowndes closed the public comment period.

A motion was made by City Council to approve the Consent agenda as presented.

RESULT:	Approve
MOVER:	Councilmember Michael Wilde
SECONDER:	Councilmember Vance Guthrie

AYES: Lori Wurtzel, Vance Guthrie, Michael Wilde, John Lowndes

NAYS: None

1. CITY COUNCIL MEETING MINUTES OF SEPTEMBER 26, 2022.

Approve the City Council Meeting Minutes of September 26, 2022.

2. EMERGENCY PROCUREMENT DEBRIS REMOVAL, DISPOSAL & MONITORING.

Approve the Emergency After-the-Fact approval for Debris Contract, Monitoring and Debris Disposal.

VII. PUBLIC PERIOD

Mayor Lowndes opened the Public Period.

Jo Ann Benti, 1771 Chinook Trail, stated that most of her concerns have been handled by city staff and city council, except for the current condition of the Maitland Public Library.

Dr. David Puder, 761 Dommerich Drive, expressed his concerns regarding the recent flooding and drainage issues near his residence resulting from Hurricane Ian. He presented the City Council with photos of elevated stormwater near his home and wondered if there was a feasible solution.

Diane Burns, 751 Dommerich Drive, expressed her concerns regarding the recent flooding and drainage issues near her residence resulting from Hurricane Ian. She also wondered about a feasible solution.

There being no one else who wished to speak, Mayor Lowndes closed the Public Period.

Mayor Lowndes stated that the city staff has diligently been working on Hurricane Ian recovery and any feasible mitigation efforts.

VIII. DISCUSSION

1. PROPOSED ELECTRICAL UPGRADES TO THE DOMMERICH AREA.

Interim City Manager Reggentin stated that city staff have been engaging Duke Energy in conversations on the potential of undergrounding the electric system in the Dommerich Estates neighborhood since 2018. At a meeting in late July, Duke Energy representatives informed the city that they are moving forward with an undergrounding/hardening project for their system within the Dommerich Estates area in early 2023. The project consists of hardening main lines by replacing the existing overhead lines with larger and taller poles and burying distribution lines. The goal of the project is to provide improved reliability to the service

area, which includes eliminating many aerial lines currently located in backyards between properties where tree coverage consistently interferes with the system.

Duke Energy will be implementing this plan with their own funding and at no charge to the city. Duke informed staff that if the city prefers to underground the aerial lines that they plan to harden, staff will need to inform them as soon as possible in order for them to include this change in their construction plans. This would require the city to pay for the difference between the cost of their project and the cost to fully underground all of their systems. In the PowerPoint presentation, Attachment 1, Dommerich Undergrounding and Hardening map, shows the extent of the project. The lines shown in green indicate lines that are currently underground. The lines shown in blue indicate the distribution lines that will be buried at Duke Energy's cost. The lines shown in red indicate the lines that will be hardened overhead. Duke Energy's estimated cost for the project is \$6.3 million. Duke Energy's current estimated cost to the city for the burial of the lines that Duke Energy plans to harden is \$900,000. These estimated costs only cover the amount that would be paid to Duke Energy for the burial of the overhead lines that are currently proposed to be hardened.

The second phase of the project is the meter conversion. The city would be responsible for paying for and coordinating all customer meter conversions relating to the lines that the city would pay to bury. Interim City Manager Reggentin presented Attachment 2 of the Dommerich Undergrounding and Hardening map, which shows the residences that the city would be responsible for meter conversions. If the city were to undertake this portion of the project, it would include soliciting a contract for an electrical contractor or coordinating with the non-regulated division of Duke Energy to provide the service, obtaining rights-of-entry on each property, and ensuring the sites are restored. These costs could range from \$141K – \$178K depending upon the contractors' cost for conversion.

Residents served by the Duke Energy portion of the project (blue lines) would not be charged for their meter conversions. If the city does not take on the meter conversion responsibility, the conversion would be up to the property owner. Duke Energy would coordinate the change out with the owner for the tie-in once the owner completed their meter conversion. If the property owner did not coordinate with Duke Energy in a timely manner, Duke Energy would place a pole in the right-of-way which would be fed from the underground line in front of the property and tie the line in aerially to the existing meter. Any damage to the line past the pole would be the responsibility of the property owner and any outages at service connections are last in line of Duke Energy's priorities

to be fixed.

The third phase of the project is to address joint users on the poles. In Maitland, this is typically Spectrum and Centurylink. At the locations where Duke Energy converts their lines underground, they typically will cut the top off of the existing pole after they have removed their lines and transfer the ownership to one of the other co-locators. If the decision is made to underground the co-locators, the city would also be responsible for working with the co-locators and paying to have them buried. For the Duke Energy poles that are proposed to be hardened, the co-locators are required to relocate to the new poles. Although Duke Energy will remove the poles, there is a process that must be followed and can sometimes take 1-2 years before the poles can be removed.

According to Duke Energy, the greatest benefit of undergrounding the entire system within Dommerich is that the east and west sides of Dommerich Estates will be looped together. This means, in most cases, if an outage occurs on one side, the feed from the other side will pick up the load to maintain power. Staying overhead will not provide the same benefit as Dommerich Drive will be solely on one feeder and Seneca Trail would maintain its existing tie to only one other feeder.

Although undergrounding the entire area would provide the benefit of having a looped system, the incremental benefit in reliability to burying lines that Duke Energy would otherwise rebuild with a hardened overhead line is nominal. While the number of outages would be generally fewer with underground, the time to restore will likely be greater because it's easier to locate and access faults on an overhead line versus an underground line. However, this particular project would also loop the two sides of Dommerich Estates together, allowing for greater flexibility to switch a bad/damaged section of underground line out of the system to maintain power for all during repairs. Due to the wide range of possible events that may cause an outage, Duke Energy cannot provide numerical estimates of the net benefit without a great deal of speculation.

Dommerich Estates should see improved reliability due to Duke Energy's project without any cost expended by the city or the customer. If the City Council chooses to move forward with the additional undergrounding, staff will need to notify Duke Energy immediately and develop a plan on how to fund and accomplish the city's portion of the project.

As you may recall, during the last budget year funds were budgeted for a city-wide undergrounding plan. This issue was discussed with the Duke Energy team during our meetings on the Dommerich project. Based upon these discussions, we learned that developing a city-wide

undergrounding project for the electrical system is more complex than other utilities. However, in response to the city's concerns, Duke shared additional plans for undergrounding and hardening scheduled for next year. In addition to the Dommerich project, the following projects are planned:

1. Hardening of Wigwam Pl.
2. Hardening of Minnehaha Shores (Minnehaha Circle and Kyle Drive)
3. Undergrounding of Maitland Isle (Mariner Way, Shell Point East and West)
4. Hardening of Delroy Park (East, West and South Trotters and Adios Ave.)
5. Hardening of West George Ave., West Sybelia Ave., Hillcrest Ave., and Hillman Ave.
6. Undergrounding of Hope Terrace
7. Undergrounding of Lake Sybelia Shores (Pryde Dr. and Wolsey Dr.)
8. Undergrounding of Maitland Woods
9. Undergrounding of Lake Colony
10. Hardening of Sandspur Road
11. Hardening of Maitland Avenue from Horatio to Maitland Boulevard
12. Hardening of Horatio from Maitland Ave. to the city limit

These were provided to determine if and how they could provide guidance on furthering a city-wide undergrounding plan. As Duke Energy evaluated Dommerich Estates, the city requested that they evaluate Minnehaha Shores. Because they were directly adjacent, the city surmised that they would share similar electrical feeds and could be included in the Dommerich project. This turned out not to be the case. However, they provided an estimate of the underground costs for the subdivision of \$200,000. As with portions of Dommerich Estates, the city would be responsible for meter conversions. Cost of meter conversions is estimated between \$87K– \$110K for Minnehaha Shores, based on the number of conversions that would be required.

The staff is seeking direction regarding how to proceed with the above-referenced projects.

Interim City Manager Reggentin stated that the following representatives from Duke Energy Florida are in attendance and available to answer project related questions: Kris Tietig, Government and Community Relations Manager, Kari Conley, Director of Government and Community Relations and Public Policy, and Engineering Manager Eva Loosier.

Mayor Lowndes stated that agenda items for council discussion do not allow for a public comment period. However, at this time, with a council consensus, he would like to hear from the public that is in attendance. Mayor Lowndes opened a public comment period.

The following residents made inquiries regarding the project:

Dr. David Puder, 761 Dommerich Drive.
Dale McDonald, 108 Tangelo Court.
Jeremy Williamson, 1755 Huron Trail.
Diane Burns, 751 Dommerich Drive.
Augusto Bobes, Jr., 621 Dommerich Drive.
Lisa Hollingshead, 1691 Choctaw Trail.

There being no one else who wished to speak, Mayor Lowndes closed the public comment period.

Inquiries posed by the public were discussed by the Duke Energy Florida representatives, Interim City Manager Reggentin, City Council and Legal Counsel Schumer.

After discussion, the City Council consensus was for Interim City Manager Reggentin to obtain additional project information and costs from Duke Energy Florida to be presented at the November 14, 2022, meeting.

IX. CITY MANAGER'S REPORT/CITY ATTORNEY/COUNCIL REPORTS

Interim City Manager Reggentin expressed his gratitude and appreciation to all the dedicated staff who worked tirelessly before, during and after Hurricane Ian. He also provided a brief update on the cities' critical infrastructure and the impact imposed by Hurricane Ian.

Interim City Manager Reggentin announced several upcoming Maitland area events:

National Walk to School Day on Wednesday October 12.
Open House at the Waterhouse on Tuesday October 22.
Independence Square upcoming events:
Movie in the Park on Saturday October 22.
Falloween Festival on Saturday October 29.
Getdown Downtown Street Party on Friday November 4.

City Clerk Hollingsworth announced the City Council Meeting to discuss the City Manager's position on November 1st.

Councilmember Wurtzel expressed her gratitude towards the Interim City Manager Reggentin and the city staff for their availability and quick responses during and after Hurricane Ian.

Councilmember Guthrie expressed his gratitude towards the Maitland Police Department and city staff for their timely response during and after the storm. He stated that he would participate in the National Walk to School Day.

Councilmember Wilde expressed his gratitude towards Interim City Manager Reggentin for his timely response and updates during and after Hurricane Ian.

X. ADJOURNMENT

There being no further business to come before the Council, the meeting adjourned at 9:22pm.