



## **TOWN OF MIAMI LAKES, FLORIDA**

### **AGENDA**

#### **Special Meeting**

**August 27, 2019**

**7:30 PM**

**Government Center**

**6601 Main Street Miami Lakes, FL33014**

Video stream of meetings can be viewed here:

<https://pub-miamilakes.escribemeetings.com>

**Pages**

- 1. SPECIAL PRESENTATIONS**
- 2. CALL TO ORDER**
- 3. ROLL CALL**
- 4. MOMENT OF SILENCE**
- 5. PLEDGE OF ALLEGIANCE**
- 6. ORDER OF BUSINESS (DEFERRALS, ADDITIONS, AND DELETIONS)**
- 7. PUBLIC COMMENTS**

All comments or questions from the attending public to the Council shall be directed to the Mayor, in a courteous tone. No person other than the Council and the person recognized by the Mayor as having the floor, shall be permitted to enter into discussion without the permission of the Mayor. To ensure the orderly conduct and efficiency of the meeting, public comments shall be limited to three (3) minutes maximum per person; however, the Mayor may authorize the extension of the aforesaid time frame, and any extension shall apply to other individuals speaking on the same subject.

No clapping, applauding, heckling, verbal outburst in support of, or in opposition to a speaker or his/her remarks shall be permitted. Should a member of the audience become unruly, or behave in any manner that disrupts the orderly and efficient conduct of the meeting, the Mayor is given the right and the authority to require such person to leave the Council Chambers.

As a courtesy to others, all electronic devices must be set to silent mode to

avoid disruption of the proceedings.

**Remote Public Comments:** Please register with the Town Clerk from the date the agenda is released to the date before the meeting. For additional information, please contact [clerk@miamilakes-fl.gov](mailto:clerk@miamilakes-fl.gov)

**Live Remote Public Comments:** Livestreamed meetings will now allow the submission of Live Remote Public Comments. If you wish to be part of the scheduled Zoom meeting, please join the meeting by clicking on the URL Link below:

[Live Remote Public Comments](#)

**8. APPOINTMENTS**

**9. COMMITTEE REPORTS**

**10. CONSENT CALENDAR**

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- a. Ordinance in 1st Reading, Approving, Adopting and Ratifying Non-Ad Valorem Special Roll and Special Assessment District Rates for Security Guard and Lake Maintenance Special Taxing Districts. (Pidermann)

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AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA APPROVING, ADOPTING, A NON-AD VALOREM ASSESSMENT ROLL FOR SPECIAL TAXING DISTRICTS; APPROVING, ADOPTING AND RATIFYING SPECIAL ASSESSMENT DISTRICT RATES FOR SPECIAL TAXING DISTRICTS, INCLUDING BUT NOT LIMITED TO SECURITY GUARD AND MULTIPURPOSE MAINTENANCE; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

- b. Ordinance in 1st Reading, FPL Franchise Fee Infrastructure Account (Dieguez)

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AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, CREATING REGULATIONS FOR THE USE OF A PORTION OF FPL FRANCHISE FEE REVENUES; PROVIDING FOR THE CREATION OF A BUDGET LINE ITEM; PROVIDING FOR REPEAL OF LAWS IN CONFLICT; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION INTO THE CODE; AND PROVIDING FOR AN EFFECTIVE DATE.

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AN ORDINANCE GRANTING TO FLORIDA POWER & LIGHT COMPANY, ITS SUCCESSORS AND ASSIGNS, AN ELECTRIC FRANCHISE, IMPOSING PROVISIONS AND CONDITIONS RELATING THERETO, PROVIDING FOR MONTHLY PAYMENTS TO THE TOWN OF MIAMI LAKES, FLORIDA, AND PROVIDING FOR AN EFFECTIVE DATE.

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A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, IN SUPPORT OF SENATOR MARCO RUBIO SENATE BILL 1347 AND CONGRESSMAN MARIO DIAZ-BALART BILL HR 377 FOR THE CREATION OF A SINGULAR MIAMI LAKES ZIP CODE; PROVIDING FOR INCORPORATION OF RECITALS; PROVIDING FOR INSTRUCTIONS TO THE TOWN CLERK; AND PROVIDING FOR AN EFFECTIVE DATE.

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This meeting is open to the public. A copy of this Agenda and the backup therefore, has been posted on the Town of Miami Lakes Website at [miamilakes-fl.gov](http://miamilakes-fl.gov) and is available at Town Hall, 6601 Main Street, Miami Lakes 33014. In accordance with the Americans with Disabilities Act of 1990, all persons who are disabled and who need special accommodations to participate in this meeting because of that disability should contact Town Hall at 305-364-6100 two days prior to the meeting.

Anyone wishing to appeal any decision made by the Miami Lakes Town Council with respect to any matter considered at this meeting or hearing will need a record of the proceedings and for such purpose, may need to ensure that a verbatim record of the proceedings is made which record includes the testimony and evidence upon which the appeal is to be based.

Any member of the public wishing to speak on a public hearing matter on this Agenda or under public comments for items not on this Agenda, should fill out a speaker card and provide it to the Town Clerk, prior to commencement of the meeting. Any person presenting documents to the Town Council should provide the Town Clerk with a minimum of 15 copies.



## Town of Miami Lakes Memorandum

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**To:** Honorable Mayor & Councilmembers

**From:** Edward Pidermann, Town Manager

**Subject:** Ordinance Approving, Adopting and Ratifying Non-Ad Valorem Special Roll and Special Assessment District Rates for Security Guard and Lake Maintenance Special Taxing Districts.

**Date:** August 27<sup>th</sup>, 2019

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### **Recommendation:**

It is recommended that the Town Council approve the Non-Ad Valorem Special Roll, listed in Exhibit A and the Proposed FY 2019-20 assessment rates for the active Security Guard and Multipurpose Maintenance areas listed in Exhibit B. Non-ad-valorem assessments for special taxing districts represent a cost share assigned to a group of properties to pay all or part of the cost associated with a specific public service or improvement primarily benefiting those properties. All lots and parcels within the districts are unique due to their geographical boundaries, affected property owners, and level of service.

The attached Ordinance relates to the rates for each Special Taxing District. The Town of Miami Lakes has determined that the services provided by these Special Taxing Districts will offer special benefits to properties within each district not exceeding amounts of special assessments to be levied. Therefore, it is hereby recommended that the proposed rates being assessed in Exhibit B, be approved and adopted. The final assessments will have to be approved prior to September 15, 2019.

### **Background**

In 2014, residents who were living within the six (6) special taxing districts in Town expressed interest in transferring these services from Miami-Dade County with the goal of receiving services provided directly by the Town. The Town Council approved the request to transfer the six (6) special taxing districts by resolution on September 5, 2017 and subsequently on January 21, 2018 a vote was conducted via mail-in ballot sent to those within the district boundaries. All six (6) districts received a majority vote ratifying the transfer to the Town effective October 1, 2018.

After the transfer, the Town began identifying contracts that can be piggy-backed and services that can be provided by current Town contractors to prevent gaps in services. The Town executed Change Orders with current Town Vendors for Janitorial and Landscape Maintenance for four (4) special taxing districts as these services were being provided “in-house” by Miami-Dade County. Furthermore, the Town piggy-backed a Lake

Maintenance Services contract issued by Miami-Dade County that was issued in 2017 due to the competitive rates that were negotiated with the two (2) Lake Maintenance Special Taxing Districts.

In March 2019, the Town issued an RFP (Request for Proposals) to access more cost-effective contracts to present the residents of each district with alternative options for security guard services. Four of these special taxing districts (Miami Lakes Loch Lomond, Miami Lakes Section 1, Royal Oaks East, and Royal Oaks Section 1) were organized for the purpose of providing security guard services to the residents living within the district. The Town performed its Due Diligence review and put together an Evaluation Committee to rank the proposals. At the June 19, 2019 Council Meeting, the Town Council approved the Manager's recommendation of awarding contracts to SFM Security Services, Inc, the highest ranked proposer, Kent Security Services, Inc. ("Kent"), the second highest ranked proposer, and FPI Security Services, Inc. ("FPI"), the third highest ranked proposer.

In April 2019, the Town began meeting with each district to review current and proposed budgets for next fiscal year along with obtaining recommendations for levels of service.

The specific relevant information for each of the districts is outlined below:

### **Loch Lomond – Guard Gate District**

On August 8<sup>th</sup>, the Town of Miami Lakes met with the residents of the Loch Lomond district and presented the proposed budget impact scenarios with the three (3) short-listed security guard firms at Level 1 and Level 2 experience rates. The advisory board voted unanimously to retain Kent Security Services at a Level 2 rate in order to maintain continuity as their guards have been working in this district for a long period of time. The advisory board also approved a motion recommending the Town to consider reducing the indirect cost to a Level 1 rate instead of applying it to the Level 2 rate. The current indirect overhead rate for all Special Taxing Districts is at eight percent (8.5%) and is essentially applied to all operating expenses within each budget. The board stated this was not fair as they are only requesting a more experienced guard which should have no impact on the Town's overhead expenses.

The board also made a recommendation to approve a golf cart as their rover vehicle in order to reduce the vehicle hourly rate. Unfortunately, the Town currently does not approve golf carts on public roadways, but the board was able to successfully negotiate down the vehicle hourly rate by one dollar (\$1). Other budget changes to note, the board added seven thousand dollars (\$7,000) to the gate equipment & repairs line item in order to purchase new barrier arm security gates. The board also reduced the repair & maintenance line item by thirty-two thousand dollars (\$32,000) as these funds were used for the entrance feature improvements in FY 2019. The contingency reserve was also reduced to five percent (5%) of the total budget exclusive of any carryforward funds.

Due to the advisory board recommendations listed above, the district was able to reduce their FY 20 special assessment rate by \$190 for a new assessment rate of \$2,536.40.

### **Royal Oaks East – Guard Gate District**

On June 20<sup>th</sup>, the Town of Miami Lakes met with the residents of the Royal Oaks East district and presented the proposed budget impact scenarios with three (3) short-listed security guard firms at Level 1 and Level 2 experience rates. The advisory board voted unanimously to approve the highest-ranking security guard proposer, SFM Services, at a Level 2 rate which is approximately seventy-thousand dollars (\$70,000) lower than their current security guard contract. The board did not make any other significant budgetary changes as they recommended to meet again after the first quarter in January 2020 to evaluate the proposed service levels.

The district's FY 20 proposed special assessment did not change (\$977.73), but their projected contingency reserve increased by \$168,779 compared to prior year.

### **Royal Section One – Guard Gate District**

This district was unsuccessful in obtaining a quorum this fiscal year. The Town made five (5) separate attempts to meet on April 16<sup>th</sup>, May 20<sup>th</sup>, June 17<sup>th</sup>, June 24<sup>th</sup>, and the week of August 1<sup>st</sup>. The meetings were posted on the Town website and Town Hall lobby. Town staff also sent emails to the board members but to no avail. Due to the lack of participation from the district, the Town is moving forward and recommending the highest-ranking security guard proposer, SFM Services, at a Level 2 rate which is the same level of experience the district currently maintains with existing vendor. The new security guard contract is approximately seventy-thousand dollars (\$70,000) lower than the current security guard contract. Town staff also reviewed the year end projections for each line item and did not foresee any significant changes for FY 20.

Therefore, the Town is proposing to maintain the same special assessment rate for FY 20 (\$800.14), however their projected contingency reserve increased by \$128,785 compared to prior year.

### **Miami Lakes Section One – Guard Gate District**

On July 30<sup>th</sup>, the Town met with the residents of Miami Lakes Section One district and presented the proposed budget impact scenarios with three (3) short-listed security guard firms at Level 1 and Level 2 experience rates. The board voted unanimously to approve Kent Security Services at a Level 1 rate as they were the most economical option between the three vendors. The board also recommended to allocate forty-nine thousand dollars (\$49,000) to the repair & maintenance account next fiscal year to purchase new barrier arm security gates for their district.

The Town has a follow-up meeting scheduled this month with the district to discuss landscape enhancements for the guard gate. The board allocated nineteen-thousand dollars (\$19,000) this fiscal year in anticipation to complete this project before September 30<sup>th</sup>. In the event this is not completed in time, the Town will amend next fiscal year's budget to reflect the amount approved for the landscape enhancements.

Therefore, the Town is proposing to maintain the same special assessment rate for FY20 (\$285.37). Their projected contingency reserve decreased by \$18,927 compared to prior year.

### **Lake Hilda & Lake Patricia**

On July 23<sup>rd</sup>, the Town met with the residents from both districts to discuss next fiscal year's budget. Some of the residents were concerned with the algae levels in each lake and requested if anything can be done to mitigate this issue. The current lake vendor, Solitude, was in attendance and stated they have also noticed an increase over the last couple of years which can be attributed to changes in climate, wind, and drought conditions. Apparently, this is seasonal issue which is occurring across the State in the summer months. The vendor informed the residents that this algae is not harmful for the lake and is a normal natural occurrence which is already being treated twice in the summer months (April – September) for a total of eighteen (18) cycles annually. A couple of owners asked if the algae can be removed on each visit, but the vendor stated that task is impossible and not a recommended industry standard.

The vendor did recommend introducing blue dye treatment in Lake Hilda along with changing the chemicals that are currently being used to treat the lake to see if this helps with reducing algae bloom in the summertime. Lake Patricia is already receiving the blue dye treatment annually per the contract.

Lake Hilda approved the recommendation from the vendor to apply blue dye an expense that is budgeted for this current fiscal year.

The special assessment rates for both Lake Patricia (\$231.46) and Lake Hilda (157.92) are proposed to remain the same for FY 20.

### **Evaluation**

The Town has reviewed and accepted the recommendation made by the Loch Lomond advisory board regarding the reduction of indirect cost collected to match Level 1 security guard bid rates for all guard districts. This will create a net savings of \$10,857 for these districts. Additionally, the Town eliminated the security guard holiday cost line item for each guard district as this was a requirement set forth by Miami-Dade County's living wage ordinance. This added an extra \$11,034 in total net savings to the guard districts which will be allocated in their respective contingency reserves.

### **Preliminary Assessments**

The fiscal impact is only for those homeowners within the boundaries of the Special Taxing Districts.

These funds will accrue from the special assessments paid by the property owners of folios within the active Special Taxing Districts. A summary table with the budgets for each district and the rate is provided below.

<b>District Name</b>	<b>District Type</b>	<b>Number of Units</b>	<b>Budget FY 18-19</b>	<b>Proposed Assessment Rate for FY 19-20</b>
LOCH LOMOND	Security Guards	188	\$2,726.40	\$2,536.40
MIAMI LAKES SECTION ONE	Security Guards	841	\$285.37	\$285.37
ROYAL OAKS SECTION 1	Security Guards	589	\$800.14	\$800.14
ROYAL OAKS EAST	Security Guards	533.5	\$977.73	\$977.73
LAKE PATRICIA	Lake Maintenance	72.5	\$231.46	\$231.46
LAKE HILDA	Lake Maintenance	111	\$157.92	\$157.92

### **Timeline**

Per Florida Statute, changes to the folio and rates can be made before September 15, 2019. The final rate will appear on the Tax Bill. It should be noted that only reductions to the unit count can be made after November 1, 2019.

### **Attachments:**

Ordinance in 1<sup>st</sup> Reading – Special Taxing Districts

Exhibit A - 2019 Folio File Non-Ad Valorem Special Roll

Exhibit B – 2019 Rate File Non-Ad Valorem Special Roll

Proposed Budget for Special Taxing Districts



**ORDINANCE NO. 19-\_\_\_\_\_**

**AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA APPROVING, ADOPTING, A NON-AD VALOREM ASSESSMENT ROLL FOR SPECIAL TAXING DISTRICTS; APPROVING, ADOPTING AND RATIFYING SPECIAL ASSESSMENT DISTRICT RATES FOR SPECIAL TAXING DISTRICTS, INCLUDING BUT NOT LIMITED TO SECURITY GUARD AND MULTIPURPOSE MAINTENANCE; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, as of October 1<sup>st</sup>, 2018, Miami Lakes operates special assessments for four security guard services; Loch Lomond Guard Gate District, Miami Lakes Section One, Royal Oaks East, and Royal Oaks Section One, and two lake maintenance districts: Lake Patricia and Lake Hilda (the “Special Taxing Districts”)

**WHEREAS**, the Town has had several workshops to discuss each district’s budget for fiscal year 2019-2020; and

**WHEREAS**, it is the responsibility of the Town to adopt a non-ad valorem assessment roll and set a non-ad valorem rate for all six districts pursuant Florida Statute 197.3632, in order to operate the Special Taxing District.

**THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, AS FOLLOWS:**

**Section 1.**     **Recitals.**   The foregoing Recitals are true and correct and incorporated herein by this reference.

**Section 2.**     **Adoption of Non-Ad Valorem Assessment Roll.** The non-ad valorem assessment roll attached hereto as Exhibit “A” is hereby adopted.

**Section 3.**     **Adoption of Non-Ad Valorem Rate for Special Taxing Districts.** The non-ad valorem rate for Special Taxing Districts attached hereto as Exhibit “B” is hereby adopted.

**Section 4.**     **Severability.** The provisions of this Ordinance are declared to be severable and if any section, sentence, clause or phrase of this Ordinance shall for any reason be held invalid or unconstitutional, such decision shall not affect the validity of the remaining sections, sentences, clauses, and phrases of this ordinance but they shall remain in effect, it being the legislative intent that the Ordinance shall stand notwithstanding the invalidity of any part.

**Section 5.**     **Effective Date.** That this Ordinance shall be effective immediately upon its adoption on second reading.

**THIS SPACE INTENTIONALLY LEFT BLANK**

**FIRST READING**

The foregoing Ordinance was offered by Councilmember \_\_\_\_\_  
who moved its adoption on first reading. The motion was seconded by Councilmember  
\_\_\_\_\_ and upon being put to a vote, the vote was as  
follows:

Mayor Manny Cid	_____
Vice Mayor Nelson Rodriguez	_____
Councilmember Carlos Alvarez	_____
Councilmember Luis Collazo	_____
Councilmember Joshua Dieguez	_____
Councilmember Jeffrey Rodriguez	_____
Councilmember Marilyn Ruano	_____

\_\_\_\_\_  
Manny Cid  
MAYOR

Attest:

\_\_\_\_\_  
Gina Inguanzo  
TOWN CLERK

Approved as to form and legal sufficiency:

\_\_\_\_\_  
Raul Gastesi, Jr.  
TOWN ATTORNEY

**SECOND READING**

The foregoing Ordinance was offered by Councilmember \_\_\_\_\_  
who moved its adoption on first reading. The motion was seconded by Councilmember  
\_\_\_\_\_ and upon being put to a vote, the vote was as  
follows:

Mayor Manny Cid	_____
Vice Mayor Nelson Rodriguez	_____
Councilmember Carlos Alvarez	_____
Councilmember Luis Collazo	_____
Councilmember Joshua Dieguez	_____
Councilmember Jeffrey Rodriguez	_____
Councilmember Marilyn Ruano	_____

\_\_\_\_\_  
Manny Cid  
MAYOR

Attest:

\_\_\_\_\_  
Gina Inguanzo  
TOWN CLERK

Approved as to form and legal sufficiency:

\_\_\_\_\_  
Raul Gastesi, Jr.  
TOWN ATTORNEY

**TOWN OF MIAMI LAKES  
SPECIAL TAXING DISTRICTS  
2019 NON-AD VALOREM FOLIO**

<b>Roll Year</b>	<b>Folio</b>	<b>District Type Identifier</b>	<b>District Number</b>	<b>Units</b>
2019	3220140010130	F	1700	0.50
2019	3220140040010	F	1700	1.00
2019	3220140040020	F	1700	1.00
2019	3220140040030	F	1700	1.00
2019	3220140040040	F	1700	1.00
2019	3220140040050	F	1700	1.00
2019	3220140040060	F	1700	1.00
2019	3220140040070	F	1700	1.00
2019	3220140040080	F	1700	1.00
2019	3220140040090	F	1700	1.00
2019	3220140040100	F	1700	1.00
2019	3220140040110	F	1700	1.00
2019	3220140040120	F	1700	1.00
2019	3220140040130	F	1700	1.00
2019	3220140040140	F	1700	1.00
2019	3220140040150	F	1700	1.00
2019	3220140040160	F	1700	1.00
2019	3220140040170	F	1700	1.00
2019	3220140040190	F	1700	0.50
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2019	3220140040230	F	1700	1.00
2019	3220140040240	F	1700	1.00
2019	3220140040260	F	1700	1.00
2019	3220140040270	F	1700	1.00
2019	3220140040280	F	1700	1.00
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2019	3220140040560	F	1700	1.00
2019	3220140040570	F	1700	1.00
2019	3220140040580	F	1700	1.00
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2019	3220230060480	F	1705	1.00
2019	3220230060490	F	1705	1.00
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2019	3220230060750	F	1705	0.50

**TOWN OF MIAMI LAKES  
SPECIAL TAXING DISTRICTS  
2019 NON-AD VALOREM RATE**

<b>Roll Year</b>	<b>District Identifier</b>	<b>District Number</b>	<b>District Description</b>	<b>Rate</b>
2019	F	1700	LOCH LOMOND	2536.40
2019	F	1701	MIAMI LAKES SECTION ONE	285.37
2019	F	1702	ROYAL OAKS SECTION 1	800.14
2019	F	1703	ROYAL OAKS EAST	977.73
2019	F	1704	LAKE PATRICIA	231.46
2019	F	1705	LAKE HILDA	157.92



**TOWN OF MIAMI LAKES**  
**FY 2019-20 PROPOSED BUDGET**  
**SPECIAL TAXING DISTRICTS**  
Revenue and Expenditure Detail by Line Item

ACCOUNT NUMBER	ACCOUNT NAME/DESCRIPTION	FY 2018-19  ADOPTED BUDGET	FY 2018-19  YEAR END PROJECTION	FY 2019-20  PROPOSED BUDGET 2019-20	BUDGET COMMENTS
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**SPECIAL TAXING DISTRICTS**

**MIAMI LAKES SECTION ONE - 1701**

<i>Number of Units</i>	<i>841.00</i>		<i>841.00</i>
<i>Assessment Rate per Unit</i>	<i>\$285.37</i>		<i>\$285.37</i>
<i>Total Guard Service Hours</i>	<i>8,760</i>		<i>8,760</i>
<i>Total Vehicle Hours</i>	<i>-</i>		<i>-</i>
<i>Total Holiday Hours</i>	<i>192</i>		<i>192</i>
<i>Guard Hourly Rate</i>	<i>14.35</i>		<i>15.50</i>
<i>Vehicle Hourly Rate</i>			

**REVENUES**

1111601-312415	SPECIAL ASSESMENT AT 100%	239,996	228,240	239,996
1111601-312415	5% ADJUSTMENT FOR DISCOUNTS & DELAYED PAYMENTS	(12,000)		(12,000)
1111601-329020	STD TRANSPONDERS	-	1,700	1,000
1111601-370016	CARRYOVER	-	2,885	46,017
<b>REVENUE TOTAL</b>		<b>\$227,996</b>	<b>\$232,825</b>	<b>275,014</b>

**EXPENSES**

1111601-533002	SECURITY SERVICES - GUARD	125,706	125,781	135,780
1111601-533002	SECURITY GUARD HOLIDAY COST	1,378	-	-
1111601-533002	POLICE OFF DUTY FOR EVENTS	-	-	-
1111601-533002	SECURITY SERVICES - VEHICLE	-	-	-
<b>OPERATING SECURITY COST SUBTOTAL</b>		<b>\$127,084</b>	<b>\$125,781</b>	<b>\$135,780</b>

1111601-513011	MANAGEMENT & MONITORING (DIRECT COSTS)	-	-	6,845
1111601-513012	ADMINISTRATIVE OVERHEAD EXPENSES (INDIRECT COSTS)	23,840	23,840	17,194
<b>ADMINISTRATIVE COST SUBTOTAL</b>		<b>\$23,840</b>	<b>\$23,840</b>	<b>\$24,039</b>

1111601-534010	JANITORIAL SERVICES	1,000	1,250	1,500
1111601-541000	TELEPHONE SERVICES	-	446	500
1111601-541010	MOBILE PHONES	500	-	-
1111601-543000	UTILITY SERVICES-ELECTRICITY	1,200	692	1,100
1111601-543020	UTILITY SERVICES-WATER & SEWER	600	140	500
1111601-546000	REPAIR & MAINTENANCE-MAJOR	2,500	8,090	49,000 Other outside maintenance
1111601-546000	REPAIR & MAINTENANCE-OTHER SUPPLIES	1,500	-	-
1111601-546002	EXTERMINATOR SERVICES	200	169	200 \$16 monthly
1111601-546003	REPAIR & MAINTENANCE-GROUNDS	0	19,600	6,000
1111601-546021	GATE EQUIPMENT & REPAIRS	1,500	6,225	6,000
1111601-547000	PRINTING & BINDING	200	114	200

**TOWN OF MIAMI LAKES**  
**FY 2019-20 PROPOSED BUDGET**  
**SPECIAL TAXING DISTRICTS**  
Revenue and Expenditure Detail by Line Item

ACCOUNT NUMBER	ACCOUNT NAME/DESCRIPTION	FY 2018-19 ADOPTED BUDGET	FY 2018-19 YEAR END PROJECTION	FY 2019-20 PROPOSED BUDGET 2019-20	BUDGET COMMENTS
<b>SPECIAL TAXING DISTRICTS</b>					
1111601-548020	GENERAL ADVERTISEMENTS	250	461	500	
1111601-549311	TRANSPONDERS	-	-	1,000	
	<b>OPERATING COST SUBTOTAL</b>	<b>\$9,450</b>	<b>\$37,186</b>	<b>\$66,500</b>	
1111601-581000	CONTINGENCY RESERVE	67,622	-	48,695	
	<b>TOTAL EXPENSE W/RESERVES</b>	<b>\$227,996</b>	<b>\$186,808</b>	<b>\$275,014</b>	
<b>LOCH LOMOND - 1700</b>					
	<i>Number of Units</i>	<i>188.00</i>		<i>188.00</i>	
	<i>Assessment Rate per Unit</i>	<i>\$2,726.40</i>		<i>\$2,536.40</i>	Assesment rate was reduced by \$190 from prior year
	<i>Total Guard Service Hours</i>	<i>17,520</i>		<i>17,520</i>	
	<i>Total Vehicle Hours</i>	<i>8,760</i>		<i>8,760</i>	
	<i>Total Holiday Hours</i>	<i>288</i>		<i>288</i>	
	<i>Guard Hourly Rate</i>	<i>21.12</i>		<i>20.50</i>	
	<i>Vehicle Hourly Rate</i>	<i>1.50</i>		<i>1.50</i>	
1111611-312415	SPECIAL ASSESMENT AT 100%	\$512,563	\$488,483	\$476,843	
1111611-312415	5% ADJUSTMENT FOR DISCOUNTS & DELAYED PAYMENTS	(\$25,628)	\$0	(\$23,842)	
1111611-329020	STD TRANSPONDERS	\$0	\$0	\$0	
1111611-370016	CARRYOVER	(\$20,000)	(\$10,614)	\$6,385	
	<b>REVENUE TOTAL</b>	<b>\$466,935</b>	<b>\$477,869</b>	<b>\$459,386</b>	
<b>EXPENSES</b>					
1111611-533002	SECURITY SERVICES-GUARD	\$370,022	\$368,183	\$359,160	
1111611-533002	SECURITY GUARD HOLIDAY COST	\$3,041	\$0	\$0	
1111611-533002	POLICE OFF DUTY FOR HALLOWEEN	\$300	\$0	\$0	
1111611-533002	SECURITY SERVICES VEHICLE	\$13,140	\$12,853	\$13,140	
	<b>OPERATING SECURITY COST SUBTOTAL</b>	<b>\$370,022</b>	<b>\$381,036</b>	<b>\$372,300</b>	
1111611-513011	MANAGEMENT & MONITORING (DIRECT COSTS)	\$0	\$0	\$6,845	
1111611-513012	ADMINISTRATIVE OVERHEAD EXPENSES (INDIRECT COSTS)	\$37,840	\$37,840	\$26,905	
	<b>ADMINISTRATIVE COST SUBTOTAL</b>	<b>\$37,840</b>	<b>\$37,840</b>	<b>\$33,750</b>	
1111611-534010	JANITORIAL SERVICES	\$1,000	\$1,250	\$1,440	Services once per week.
1111611-541000	TELEPHONE SERVICES	\$0	\$533	\$550	
1111611-543000	UTILITY SERVICES-ELECTRICITY	\$1,200	\$840	\$1,200	
1111611-546000	REPAIR & MAINTENANCE	\$3,500	\$0	\$0	
1111611-546000	REPAIR & MAINTENANCE-OTHER SUPPLIES	\$35,852	\$42,047	\$10,000	Other outside maintenance

**TOWN OF MIAMI LAKES**  
**FY 2019-20 PROPOSED BUDGET**  
**SPECIAL TAXING DISTRICTS**  
Revenue and Expenditure Detail by Line Item

ACCOUNT NUMBER	ACCOUNT NAME/DESCRIPTION	FY 2018-19  ADOPTED BUDGET	FY 2018-19  YEAR END PROJECTION	FY 2019-20  PROPOSED BUDGET 2019-20	BUDGET COMMENTS
<b>SPECIAL TAXING DISTRICTS</b>					
1111611-546000	BUILDING MATERIALS	\$700	\$0	\$0	
1111611-546000	CLEANING SUPPLIES FOR THE GUARD HOUSE	\$100	\$0	\$0	
1111611-546000	SAFETY EQUIPMENT & SUPPLIES FOR MAINTENANCE CREW	\$100	\$0	\$0	
1111611-546002	EXTERMINATOR SERVICES	\$200	\$169	\$200	\$16 monthly
1111611-546003	REPAIR & MAINTENANCE-GROUNDS	\$0	\$5,748	\$4,000	
1111611-546021	GATE EQUIPMENT & REPAIRS	\$1,500	\$1,535	\$7,000	
1111611-547000	PRINTING & BINDING	\$200	\$26	\$200	
1111611-548020	GENERAL ADVERTISEMENTS	\$250	\$461	\$250	
1111611-549080	STD ELECTION COSTS	\$1,700	\$0	\$0	
1111611-549311	TRANSPONDERS	\$0	\$0	\$0	
	<b>GENERAL OPERATING COST SUBTOTAL</b>	<b>\$46,302</b>	<b>\$52,608</b>	<b>\$24,840</b>	
1111611-581000	CONTINGENCY RESERVE	\$5,000	\$0	\$28,496	
1111611-581000	PROJECT BALANCE	\$7,771	\$0	\$0	
	<b>SUBTOTAL EXPENSE (w/ reserves)</b>	<b>\$466,935</b>	<b>\$471,484</b>	<b>\$459,386</b>	

**ROYAL OAKS SECTION 1 - 1702**

	<i>Number of Units</i>	<i>589.00</i>		<i>589.00</i>
	<i>Assessment Rate per Unit</i>	<i>\$800.14</i>		<i>\$800.14</i>
	<i>Total Guard Service Hours</i>	<i>17,520</i>		<i>17,520</i>
	<i>Total Vehicle Hours</i>	<i>-</i>		<i>-</i>
	<i>Total Holiday Hours</i>	<i>384</i>		<i>384</i>
	<i>Guard Hourly Rate</i>	<i>21.12</i>		<i>17.17</i>
	<i>Vehicle Hourly Rate</i>	<i>1.5</i>		<i>1.6</i>
<b>REVENUES</b>				
1111621-312415	SPECIAL ASSESMENT AT 100%	471,280	450,630	471,282
1111621-312415	5% ADJUSTMENT FOR DISCOUNTS & DELAYED PAYMENTS	(23,564)	-	(23,564)
1111621-329020	STD TRANSPONDERS	-	495	1,000
1111621-370016	CARRYOVER	-	26,728	67,518
	<b>REVENUE TOTAL</b>	<b>\$447,716</b>	<b>\$477,853</b>	<b>\$516,236</b>
<b>EXPENSES:</b>				
1111621-533002	SECURITY SERVICES	370,022	358,170	300,818
1111621-533002	SECURITY GUARD HOLIDAY COST	4,055	-	-
1111621-533002	POLICE OFF DUTY FOR EVENTS	-	-	-
1111621-533002	SECURITY SERVICES-VEHICLE	-	-	-
	<b>DIRECT COST SUBTOTAL</b>	<b>\$374,077</b>	<b>\$358,170</b>	<b>\$300,818</b>

**TOWN OF MIAMI LAKES**  
**FY 2019-20 PROPOSED BUDGET**  
**SPECIAL TAXING DISTRICTS**  
Revenue and Expenditure Detail by Line Item

ACCOUNT NUMBER	ACCOUNT NAME/DESCRIPTION	FY 2018-19  ADOPTED BUDGET	FY 2018-19  YEAR END PROJECTION	FY 2019-20  PROPOSED BUDGET 2019-20	BUDGET COMMENTS
<b>SPECIAL TAXING DISTRICTS</b>					
1111621-513011	MANAGEMENT & MONITORING (DIRECT COSTS)	5,709	5,709	13,690	
1111621-513012	ADMINISTRATIVE OVERHEAD EXPENSES (INDIRECT COSTS)	25,900	25,900	26,023	
	<b>ADMINISTRATIVE COST SUBTOTAL</b>	<b>\$31,609</b>	<b>\$31,609</b>	<b>\$39,713</b>	
1111621-534010	JANITORIAL SERVICES	1,800	2,500	2,500	
1111621-541000	TELEPHONE SERVICES	-	542	600	
1111621-541010	MOBILE PHONES	960	-	-	
1111621-543000	UTILITY SERVICES-ELECTICITY	3,100	2,119	3,100	
1111621-543020	UTILITY SERVICES-WATER & SEWER	3,000	333	3,000	
1111621-546000	REPAIRS & MAINTENANCE	3,000	7,587	8,000	Other outside maintenance
1111621-546000	MAJOR REPAIR & MAINTENANCE SUPPLIES	5,000	-	-	
1111621-546002	EXTERMINATOR SERVICES	400	368	400	\$31 monthly
1111621-546021	GATE EQUIPMENT & REPAIRS	3,000	4,869	6,000	
1111621-547000	PRINTING & BINDING	200	79	200	
1111621-548020	GENERAL ADVERTISEMENTS	250	458	800	
1111621-549311	TRANSPONDERS	-	1,700	1,000	
	<b>OPERATING COST SUBTOTAL</b>	<b>\$20,710</b>	<b>\$20,556</b>	<b>\$25,600</b>	
1111621-581000	CONTINGENCY RESERVE	21,320	-	150,105	
	<b>TOTAL EXPENSE W/RESERVES</b>	<b>\$447,716</b>	<b>\$410,335</b>	<b>\$516,236</b>	
<b>ROYAL OAKS EAST - 1703</b>					
	<i>Number of Units</i>	533.50		533.50	
	<i>Assessment Rate per Unit</i>	\$977.73		\$977.73	
	<i>Total Guard Service Hours</i>	17,520		17,520	
	<i>Total Vehicle Hours</i>	-		-	
	<i>Total Holiday Hours</i>	384		384	
	<i>Guard Hourly Rate</i>	21.12		17.17	
	<i>Vehicle Hourly Rate</i>	1.50		1.55	
<b>REVENUES</b>					
1111631-312415	SPECIAL ASSESMENT AT 100%	\$521,619	\$495,551	521,619	
1111631-312415	5% ADJUSTMENT FOR DISCOUNTS & DELAYED PAYMENTS	(\$26,081)	\$0	(\$26,081)	
1111631-329020	STD TRANSPONDERS	\$0	\$910	\$1,000	
1111631-370016	CARRYOVER	\$0	\$30,134	\$117,760	
	<b>TOTAL REVENUES</b>	<b>\$495,538</b>	<b>\$526,595</b>	<b>\$614,298</b>	<b>\$0</b>
<b>EXPENSES</b>					

**TOWN OF MIAMI LAKES**  
**FY 2019-20 PROPOSED BUDGET**  
**SPECIAL TAXING DISTRICTS**  
Revenue and Expenditure Detail by Line Item

ACCOUNT NUMBER	ACCOUNT NAME/DESCRIPTION	FY 2018-19  ADOPTED BUDGET	FY 2018-19  YEAR END PROJECTION	FY 2019-20  PROPOSED BUDGET 2019-20	BUDGET COMMENTS
<b>SPECIAL TAXING DISTRICTS</b>					
1111631-533002	SECURITY SERVICES	\$370,022	\$357,893	\$300,818	
1111631-533002	SECURITY GUARD HOLIDAY COST	\$4,055	\$0	\$0	
1111631-533002	POLICE OFF DUTY FOR EVENTS	\$0	\$0	0	
1111631-533002	SECURITY SERVICES-VEHICLE	\$0	\$0	0	
	<b>SECURITY COST SUBTOTAL</b>	<b>\$374,077</b>	<b>\$357,893</b>	<b>\$300,818</b>	
1111631-513011	MANAGEMENT & MONITORING (DIRECT COSTS)	\$5,709	\$5,709	\$13,690	
1111631-513012	ADMINISTRATIVE OVERHEAD EXPENSES (INDIRECT COSTS)	\$25,900	\$25,900	\$26,709	
	<b>ADMINISTRATIVE COST SUBTOTAL</b>	<b>\$31,609</b>	<b>\$31,609</b>	<b>\$40,399</b>	
1111631-534010	JANITORIAL SERVICES	\$1,800	\$2,500	\$2,500	
1111631-541000	TELEPHONE SERVICES	\$0	\$529	\$960	
1111631-541010	MOBILE PHONES	\$960	\$0	\$0	
1111631-543000	UTILITY SERVICES-ELECTRICITY	\$3,100	\$2,320	\$3,100	
1111631-543020	UTILITY SERVICES-WATER & SEWER	\$1,500	\$1,436	\$1,500	
1111631-546000	REPAIRS & MAINTENANCE-MAJOR	\$3,000	\$8,847	\$15,000	Other outside maintenance
1111631-546000	REPAIRS & MAINTENANCE-OTHER SUPPLIES	\$5,000	\$0	\$5,000	
1111631-546002	EXTERMINATOR SERVICES	\$400	\$337	\$400	\$31 monthly
1111631-546021	GATE EQUIPMENT & REPAIRS	\$3,000	\$2,829	\$3,000	
1111631-547000	PRINTING & BINDING	\$200	\$73	\$200	
1111631-548020	GENERAL ADVERTISEMENTS	\$250	\$461	\$1,000	
1111631-549311	TRANSPONDERS	\$0	\$0	\$1,000	
	<b>OPERATING COST SUBTOTAL</b>	<b>\$19,210</b>	<b>\$19,333</b>	<b>\$33,660</b>	
1111631-581000	CONTINGENCY RESERVE	\$70,642	\$0	\$239,421	
	<b>TOTAL EXPENENDITURES</b>	<b>\$495,538</b>	<b>\$408,835</b>	<b>\$614,298</b>	
<b>LAKE PATRICIA - 1704</b>					
	<i>Number of Units</i>	72.5		72.5	
	<i>Assessment Rate per Unit</i>	\$231.46		\$231.46	
	<i>Bacterial Testing</i>	0		0	
	<i>Fish Stocking</i>	1,000		1,100	
	<i>Number of cycles</i>	12		12	
	<i>Number of summer cycles</i>	6		6	
	<b>REVENUES</b>				
1111641-312415	SPECIAL ASSESMENT AT 100%	\$16,781	\$15,953	\$16,781	
1111641-312415	5% ADJUSTMENT FOR DISCOUNTS & DELAYED PAYMENTS	(\$839)	\$0	(\$839)	

**TOWN OF MIAMI LAKES**  
**FY 2019-20 PROPOSED BUDGET**  
**SPECIAL TAXING DISTRICTS**  
Revenue and Expenditure Detail by Line Item

ACCOUNT NUMBER	ACCOUNT NAME/DESCRIPTION	FY 2018-19 ADOPTED BUDGET	FY 2018-19 YEAR END PROJECTION	FY 2019-20 PROPOSED BUDGET 2019-20	BUDGET COMMENTS
<b>SPECIAL TAXING DISTRICTS</b>					
1111641-370016	CARRYOVER	\$0	\$1,259	\$3,535	
	<b>TOTAL REVENUES</b>	<b>\$15,942</b>	<b>\$17,212</b>	<b>\$19,477</b>	
	<b>EXPENDITURES</b>				
1111641-513012	ADMINISTRATIVE OVERHEAD EXPENSES (INDIRECT COSTS)	\$1,342	\$1,342	\$1,196	
	<b>ADMINISTRATIVE COST SUBTOTAL</b>	<b>\$1,342</b>	<b>\$1,342</b>	<b>\$1,196</b>	
1111641-542000	FREIGHT & POSTAGE	\$200	\$0	\$200	
1111641-546101	WATER TREATMENT SERVICE	\$11,900	\$11,900	\$11,900	
1111641-546101	OTHER CHARGES FOR WATER TREATMENT	\$1,500	\$0	\$1,500	
1111641-547000	PRINTING & BINDING	\$0	\$10	\$50	
1111641-548020	GENERAL ADVERTISEMENTS	\$200	\$425	\$424	
	<b>OPERATING COSTS SUBTOTAL</b>	<b>\$13,800</b>	<b>\$12,335</b>	<b>\$14,074</b>	
1111641-581000	CONTINGENCY RESERVE	\$800	\$0	\$4,207	
	<b>TOTAL EXPENDITURES</b>	<b>\$15,942</b>	<b>\$13,677</b>	<b>\$19,477</b>	
<b>LAKE HILDA - 1705</b>					
	<i>Number of Units</i>	<i>111</i>		<i>111</i>	
	<i>Assessment Rate per Unit</i>	<i>\$157.92</i>		<i>157.92</i>	
	<i>Number of cycles</i>	<i>12</i>		<i>12</i>	
	<i>Number of summer cycles</i>	<i>6</i>		<i>6</i>	
	<b>REVENUES</b>				
1111651-312415	SPECIAL ASSESMENT AT 100%	\$17,529	\$16,645	\$17,529	
1111651-312415	5% ADJUSTMENT FOR DISCOUNTS & DELAYED PAYMENTS	(\$876)	\$0	(\$876)	
1111651-370016	CARRYOVER	(\$2,165)	\$1,814	\$4,838	
	<b>TOTAL REVENUES</b>	<b>\$14,488</b>	<b>\$18,459</b>	<b>\$21,491</b>	
	<b>EXPENDITURES</b>				
1111651-513012	ADMINISTRATIVE OVERHEAD EXPENSES (INDIRECT COSTS)	\$1,188	\$1,188	\$1,091	
	<b>ADMINISTRATIVE COST SUBTOTAL</b>	<b>\$1,188</b>	<b>\$1,188</b>	<b>\$1,091</b>	
1111651-542000	FREIGHT & POSTAGE	\$100	\$0	\$100	
1111651-546101	WATER TREATMENT SERVICE	\$10,800	\$10,500	\$12,300	
1111651-546101	OTHER CHARGES FOR WATER TREATMENT	\$1,500	\$1,500	\$0	
1111651-547000	PRINTING & BINDING	\$0	\$16	\$20	
1111651-548020	GENERAL ADVERTISEMENTS	\$200	\$417	\$420	
	<b>OPERATING COSTS SUBTOTAL</b>	<b>\$12,600</b>	<b>\$12,433</b>	<b>\$12,840</b>	

**TOWN OF MIAMI LAKES**  
**FY 2019-20 PROPOSED BUDGET**  
**SPECIAL TAXING DISTRICTS**  
Revenue and Expenditure Detail by Line Item

ACCOUNT NUMBER	ACCOUNT NAME/DESCRIPTION	FY 2018-19  ADOPTED BUDGET	FY 2018-19  YEAR END PROJECTION	FY 2019-20  PROPOSED BUDGET 2019-20	BUDGET COMMENTS
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**SPECIAL TAXING DISTRICTS**

1111651-581000	CONTINGENCY RESERVE	\$700	\$0	\$7,559	
	<b>TOTAL EXPENDITURES</b>	<b>\$14,488</b>	<b>\$13,621</b>	<b>\$21,491</b>	

<b>TOTAL SPECIAL TAXING DISTRICTS REVENUES:</b>	<b>1,668,615</b>	<b>1,750,813</b>	<b>1,905,901</b>	
<b>TOTAL SPECIAL TAXING DISTRICTS EXPENDITURES:</b>	<b>1,668,615</b>	<b>1,504,760</b>	<b>1,905,901</b>	



## **Town of Miami Lakes Memorandum**

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**To:** Honorable Mayor & Councilmembers

**From:** Edward Pidermann, Town Manager

**Subject:** FPL Franchise Fee Infrastructure Account -Ordinance 1<sup>st</sup> Reading

**Date:** August 27, 2019

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### **Recommendation:**

During the month of July and August several sunshine meetings were held to discuss the Town's Budget, renewal of the FPL Franchise Fee Agreement, and the fiscal impact FPL Franchise Agreement's absence would have on the Town's overall budget. During these meetings, Councilmembers discussed their concerns regarding the use of Franchise Fees and their desire that a portion FPL Franchise Fees be used principally for infrastructure projects. A possible solution was offered by Councilmember Josh Dieguez which included an Ordinance that would codify the use of a portion of FPL Franchise Fee Dollars. Accordingly, Town staff has put together the enclosed ordinance that memorializes Councilmember Dieguez's concept.

### **Attachments:**

Ordinance 1st Reading, FPL Franchise Fee Infrastructure Account



**ORDINANCE NO. 19-\_\_**

**AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, CREATING REGULATIONS FOR THE USE OF A PORTION OF FPL FRANCHISE FEE REVENUES; PROVIDING FOR THE CREATION OF A BUDGET LINE ITEM; PROVIDING FOR REPEAL OF LAWS IN CONFLICT; PROVIDING FOR SEVERABILITY; PROVIDING FOR INCLUSION INTO THE CODE; AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the on August 27, 2019, the Town of Miami Lakes (“the Town”) Council passed an Ordinance in Second Reading providing for an FPL Franchise Fee (“Franchise Fee”); and

**WHEREAS**, during the Sunshine Meetings, the Town Council discussed concerns regarding specific uses of FPL Franchise Fee dollars; and

**WHEREAS**, a suggestion was to ensure that monies in excess of 3% of collected Franchise Fee dollars would be used specifically for Town infrastructure projects; and

**WHEREAS**, the Town Council desires to codify the use of excess Franchise Fee Dollars, and provide a mechanism for its accounting; and

**WHEREAS**, adoption of the following ordinance is found necessary to address these concerns.

**NOW, THEREFORE, THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, HEREBY ORDAINS AS FOLLOWS.**

**Section 1. Recitals.** The foregoing recitals are true and correct and are incorporated herein by this reference.

**Section 2. Approval.** The Town Council hereby adopts the amendment as provided at Exhibit "A".

**Section 3. Creation of Budget Line Item.** Town Manager and his designee is authorized to create a budget line item described as “FPL Franchise Fee Infrastructure Account.”

**Section 4. Repeal of Conflicting Provisions.** All provisions of the Code of the Town of Miami Lakes, that are in conflict with this Ordinance, are hereby repealed.

**Section 5. Severability.** The provisions of this Ordinance are declared to be severable and if any section, sentence, clause or phrase of this Ordinance shall for any reason be held to be invalid or unconstitutional, such decision shall not affect the validity of the remaining sections, sentences, clauses, and phrases of this ordinance but they shall remain in effect, it being the legislative intent that this Ordinance shall stand notwithstanding the invalidity of any part.

**Section 6. Inclusion in the Town Code.** It is the intention of the Town Council, and it is hereby ordained, that the provisions of this Ordinance shall be included in the Town Code.

**Section 7. Effective date.** This Ordinance shall become effective immediately upon adoption.

[THIS SPACE INTENTIONALLY LEFT BLANK]

**FIRST READING**

The foregoing ordinance was offered by Councilmember \_\_\_\_\_ who moved its adoption on first reading. The motion was seconded by Councilmember \_\_\_\_\_ and upon being put to a vote, the vote was as follows:

Mayor Manny Cid	_____
Vice Mayor Nelson Rodriguez	_____
Councilmember Carlos O. Alvarez	_____
Councilmember Luis Collazo	_____
Councilmember Joshua Dieguez	_____
Councilmember Jeffrey Rodriguez	_____
Councilmember Marilyn Ruano	_____

Passed on first reading this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

[THIS SPACE INTENTIONALLY LEFT BLANK]

**SECOND READING**

The foregoing ordinance was offered by Councilmember \_\_\_\_\_ who moved its adoption on second reading. The motion was seconded by Councilmember \_\_\_\_\_ and upon being put to a vote, the vote was as follows:

Mayor Manny Cid	_____
Vice Mayor Nelson Rodriguez	_____
Councilmember Carlos O. Alvarez	_____
Councilmember Luis Collazo	_____
Councilmember Joshua Dieguez	_____
Councilmember Jeffrey Rodriguez	_____
Councilmember Marilyn Ruano	_____

Passed and adopted on second reading this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

\_\_\_\_\_  
Manny Cid  
MAYOR

Attest:

\_\_\_\_\_  
Gina Inguanzo  
TOWN CLERK

Approved as to form and legal sufficiency:

\_\_\_\_\_  
Raul Gastesi, Jr.  
Gastesi & Associates, P.A.  
TOWN ATTORNEY

## **EXHIBIT A**

Effective, October 1, 2021, all monthly FPL Franchise Fee revenue in excess of one-half (1/2) of the collected monthly FPL Franchise fee or \$125,000, whichever is greater, shall be used by the Town exclusively for:

1. Street repair or repaving
2. Sidewalk repair or replacement
3. Street lighting repair, replacement or enhancement
4. Tree trimming, removal or replacement
5. Stormwater system maintenance, repair, replacement or enhancement.

This requirement may be waived by Resolution of the Town Council.



## Town of Miami Lakes Memorandum

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**To:** Honorable Mayor & Councilmembers

**From:** Edward Pidermann, Town Manager

**Subject:** FPL Franchise Fee – Ordinance 2<sup>nd</sup> Reading

**Date:** August 27, 2019

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### **Recommendation:**

It is recommended that the Town adopt its own Franchise Agreement with Florida Power and Light (FPL) for a period of 30 years. Pursuant to our Charter, this agreement requires the creation of an Ordinance. The effective date of this Ordinance shall be June 1, 2020. The Town is expected to receive approximately \$2.3 million in the first year of this agreement, at the proposed rate of six percent (6.0%).

### **Background:**

On May 25, 1990, Miami-Dade County ("County") executed a 30-year electrical franchise agreement with FPL ("County – FPL Agreement"). Municipalities that incorporated after the effective date of the County-FPL Agreement were prohibited from executing independent franchise agreements with FPL during the County-FPL Agreement 30-year time-span. The Town of Miami Lakes was incorporated on December 5, 2000, and therefore is currently covered under the County - FPL Agreement. The County, through an interlocal agreement with the Town of Miami Lakes, has shared the revenues collected from FPL users located within the Town. Under the County-FPL Agreement, and all other FPL franchise agreements entered into with Miami-Dade County municipalities, local governments are allowed to collect up to 6% surcharge on utility fees.

Based on information provided by FPL, the County is currently collecting 6.0%, subject to off-sets. Based on information provided by FPL, municipalities governed by independent franchise agreements with FPL are collecting between 5.29% and 6.0%[1]. As such, the Town is currently one, if not the lowest, franchisee. Currently, the County's agreement allows FPL to off-set property taxes paid from the 6% franchise fee charged. Effectively, this off-set reduces the net-amount received by the Town to 2.47%. Of significance, municipalities with independent franchise agreements do not have this off-setting cost. Over the past few years, staff-initiated negotiations have transpired to create our own, Town of Miami Lakes franchise agreement with FPL. Under this agreement the Town grants FPL the nonexclusive right, privilege and franchise (hereinafter called "franchise") to construct, operate and maintain in, under, upon, along, over and across the present and future roads, streets, alleys, bridges, easements, rights-of-way and other public places (hereinafter called "public rights-

of-way") within the Town. Furthermore, the Town agrees not to engage in the distribution and/or sale, in competition with FPL, of electric capacity and/or electric energy to any retail customer or to any electrical distribution system established solely to serve any retail customer presently served by FPL within the Town's limits; and (b) not to participate in any proceeding or contractual arrangement which would be to obligate FPL to transmit and/or distribute, electric capacity and/or electric energy from any third party(ies) to any other retail customer's facility. Nothing in this agreement prohibits the Town from generating electric capacity and/or energy at any facility owned or leased by the Town for storage or utilization at that facility or use renewable energy sources to generate electric capacity or sell electrical capacity to FPL. This agreement provides for the same 6% of FPL's billed revenues (less actual write-offs) from the sale of electrical energy to residential, commercial and industrial customers within the Town. However, by eliminating the off-set provision, the Town is expected to receive over \$1.2 million in additional revenues per year as soon as the agreement goes into effect. The average residence in Miami Lakes (consuming 1000 kWh per month) will experience an average increase of \$3.19 in their monthly electrical bill.

Additionally, the agreement provides for a monthly payment rather than an annual payment, which will make it easier to track our revenues and the Town's ability to periodically request a list of FPL customers within Town boundaries to ensure the Town is collecting the full franchise fee. This additional revenue will provide the Town the financial resources to address three major community concerns and strategic plan priorities, specifically our current and future roadway and infrastructure improvement projects. Second, the Town's tree management program which is aimed at addressing tree pruning, replanting of trees, removal/replacement of dead, hazardous and nuisance trees, implementing our beautification master plan, and update of our tree inventory. Finally, the Town will address the placement of additional street lights, sidewalk grinding, repair and ADA accessibility. Overall, the additional revenue will boost the Town's ability to address its ongoing infrastructure maintenance concerns throughout the Town's footprint. [1] 25 out of 26 municipalities have agreements between 5.9% and 6.0%, Miami Beach agreement is 5.29%.

#### **Attachments:**

Ordinance 2<sup>nd</sup> Reading, FPL Franchise Fee

MDC List of Municipalities

**ORDINANCE NO. 2019 - \_\_\_\_\_**

**AN ORDINANCE GRANTING TO FLORIDA POWER & LIGHT COMPANY, ITS SUCCESSORS AND ASSIGNS, AN ELECTRIC FRANCHISE, IMPOSING PROVISIONS AND CONDITIONS RELATING THERETO, PROVIDING FOR MONTHLY PAYMENTS TO THE TOWN OF MIAMI LAKES, FLORIDA, AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the Town Council of the Town of Miami Lakes (the “Town”) recognizes that the Town and its citizens need and desire the continued benefits of electric service; and

**WHEREAS**, the provision of such service requires substantial investments of capital and other resources in order to construct, maintain and operate facilities essential to the provision of such service in addition to costly administrative functions, and the Town does not desire to undertake to provide such services at this time; and

**WHEREAS**, Florida Power & Light Company is a public utility that has the demonstrated ability to supply such services; and

**WHEREAS**, there is currently in effect a franchise agreement between Miami-Dade County and Florida Power & Light Company, the terms of which are set forth in Miami-Dade County Ordinance 89-81, passed and adopted, which grants a thirty (30) year non-exclusive electric franchise to Florida Power & Light Company to utilize public rights of way throughout the unincorporated and incorporated areas of Miami-Dade County, Florida, in return for Florida Power & Light Company paying the County certain franchise fees, among other things as expressly provided herein (“Current Franchise Agreement”); and

**WHEREAS**, on July 10, 2007, the Town entered into an interlocal agreement with Miami-Dade County for payment to the Town of that portion of the franchise fees remitted by Florida Power & Light Company to the County for rights to utilize public rights of way located within the Town; and

**WHEREAS**, Florida Power & Light Company and the Town desire to enter into a new franchise agreement (“New Franchise Agreement”) providing for the payment of fees to the Town in

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Omitted portions of this ordinance are shown as “\* \* \*”.



exchange for the nonexclusive right and privilege of supplying electricity and other services within the Town free of competition from the Town, pursuant to certain terms and conditions; and

**WHEREAS**, the Town Council deems it to be in the public interest to enter into this agreement addressing certain rights and responsibilities of the Parties as they relate to the use of the public rights-of-way within the Town's jurisdiction.

**NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA:**

**Section 1. Incorporation of Recitals.** The above-stated recitals are true and correct and are incorporated herein by this reference.

**Section 2. Grant of Electric Utility Franchise; Term of Franchise.** There is hereby granted to Florida Power & Light Company, its successors and assigns (hereinafter called "FPL"), for the period of thirty (30) years from the effective date hereof, the nonexclusive right, privilege and franchise (hereinafter called "franchise") to construct, operate and maintain in, under, upon, along, over and across the present and future roads, streets, alleys, bridges, easements, rights-of-way and other public places (hereinafter called "public rights-of-way") throughout all of the incorporated areas, as such incorporated areas may be constituted from time to time, of the Town of Miami Lakes, Florida, and its governmental successors by operation of law, if any, (hereinafter called the "Town"), in accordance with FPL's customary practices, and practices prescribed herein, with respect to construction and maintenance, electric light and power facilities, including, without limitation, conduits, poles, wires, transmission and distribution lines, and all other facilities installed in conjunction with or ancillary to all of FPL's operations (herein called "facilities"), for the purpose of supplying electricity and other services to the Town and its successors, the inhabitants thereof, and persons beyond the limits thereof.

**Section 3. Facilities Requirements.**

- (a) FPL's facilities shall be installed, constructed, erected, located or relocated so as to not unreasonably interfere with the convenient, safe, continuous use or the maintenance, improvement, extension or expansion of any public "road" as defined under the Florida Transportation Code, nor unreasonably interfere with traffic over

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the public rights-of-way, nor unreasonably interfere with reasonable egress from and ingress to abutting property.

- (b) To minimize conflicts with the standards set forth in subsection (a) above, the location, relocation, installation, construction, or erection of all facilities shall be made as representatives of the Town may prescribe in accordance with the Town's reasonable rules and regulations with reference to the placing and maintaining in, under, upon, along, over and across said public rights-of-way; provided, however, that such rules or regulations (i) shall be for a valid municipal purpose; (ii) shall not prohibit the exercise of FPL's right to use said public rights-of-way for reasons other than unreasonable interference with traffic; (iii) shall not unreasonably interfere with FPL's ability to furnish reasonably sufficient, adequate and efficient electric service to all of its customers; and (iv) shall not require the relocation of any of FPL's facilities installed before or after the effective date hereof in public rights-of-way unless or until widening or otherwise changing the configuration of the paved portion of any public right-of-way used by motor vehicles causes such installed facilities to unreasonably interfere with the convenient, safe, or continuous use, or the maintenance, improvement, extension, or expansion of any such public "road," or unless such relocation is required by state or federal law.
- (c) Such rules and regulations shall recognize that FPL's above-grade facilities installed after the effective date hereof should be installed near the outer boundaries of the public rights-of-way to the extent possible.
- (d) When any portion of a public right-of-way is excavated, damaged, or impaired by FPL (or any of FPL's agents, contractors, or subcontractors) because of the installation, inspection, or repair of any of FPL's facilities, the portion of the public right-of-way so excavated, damaged, or impaired shall, within a reasonable time after such excavation, damage, or impairment, be restored by FPL at its expense to a condition at least equal to its original condition before such damage.

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- (e) The Town shall not be liable to FPL for any cost or expense in connection with any relocation of FPL's facilities required under this New Franchise Agreement, except, however, FPL shall be entitled to reimbursement of its costs from others.
- (f) FPL shall comply with the Town's valid code and permit requirements and regulations, including those relating to rights-of-way. Except as expressly provided, nothing herein shall limit or alter the Town's existing rights with respect to the use or management of its rights-of-way. Any changes in law on utility easements shall not affect this New Franchise Agreement.

**Section 4. Indemnification of the Town.** The acceptance of this New Franchise Agreement shall be deemed an agreement on the part of FPL to the following: (a) that FPL will indemnify and save the Town harmless from any and all damages, claims, liability, losses and causes of action of any kind or nature arising out of an error, omission, or negligent act of FPL, its contractors or any of their agents, representatives, employees, or assigns, or anyone else acting by or through them, and arising out of or concerning the construction, operation or maintenance of its facilities hereunder; and (b) that FPL will pay all damages, claims, liabilities and losses of any kind or nature whatsoever, in connection therewith, including the Town's attorney's fees and costs in the defense of any action in law or equity brought against the Town, including appellate fees and costs and fees and costs incurred to recover attorney's fees and costs from FPL, arising from the error, omission, or negligent act of FPL, its contractors or any of their agents, representatives, employees, or assigns, or anyone else acting by or through them, and arising out of or concerning the construction, operation or maintenance of its facilities hereunder.

**Section 5. Rates, Rules and Regulations of FPL.** All rates and rules and regulations established by FPL from time to time shall be subject to such regulation as may be provided by law.

**Section 6(a). Franchise Fee; Calculation; Payment.** Notwithstanding any other provision in this New Franchise Agreement, as a consideration for this franchise, FPL shall calculate payments of earned fees to the Town commencing on the effective date of this agreement and paid to the Town, s (60) days after the effective date hereof, and each month thereafter for the remainder of the term of this franchise with payments concluding sixty (60) days after the termination of this agreement, an

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amount which added to the amount of all licenses, excises, fees, charges and other impositions of any kind whatsoever (except ad valorem property taxes and non-ad valorem tax assessments on property) levied or imposed by the Town against FPL's property, business or operations and those of its subsidiaries during FPL's monthly billing period ending sixty (60) days prior to each such payment will equal six (6.0%) percent of FPL's billed revenues (less actual write-offs) from the sale of electrical energy to residential, commercial and industrial customers (as such customers are defined by FPL's tariff) within the Town's boundaries for the monthly billing period ending sixty (60) days prior to each such payment, and in no event shall payments for the rights and privileges granted herein exceed six percent (6.0%) of such revenues for any monthly billing period of FPL (except as expressly provided in this New Franchise Agreement). For purposes of this section, the term "write-offs" refers to uncollectable billed revenues from the sale of electrical energy to residential, commercial, and industrial customers within the Town's boundaries.

The Town shall, as provided herein, have the right to change the percentage remitted by the Grantor to any rate between 0.5 percent and 6.0 percent. The Town may not exercise such right more than once in any calendar year. If the Town changes the rate, Town shall give FPL at least 60 days advance written notice prior to the effective date of the new rate, which date shall always be on the first day of a "billing cycle" of the FPL, and FPL shall have 60 days after such new effective date to begin remitting the fee provided for herein to the Town.

**Section 6(b).**~~==~~The Town understands and agrees that such revenues as described in the preceding paragraph are limited to the precise revenues described therein, and that such revenues do not include by way of example and not limitation: (a) revenues from the sale of electrical energy for Public Street and Highway Lighting (service for lighting public ways and areas); (b) revenues from Other Sales to Public Authorities (service with eligibility restricted to governmental entities);

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(c) revenues from Sales to Railroads and Railways (service supplied for propulsion of electric transit vehicles); (d) revenues from Sales for Resale (service to other utilities for resale purposes); (e) Late Payment Charges; (f) Field Collection Charges; (g) other service charges.

**Section 6(c). Increased Benefits Clause.** If during the term of this New Franchise Agreement, FPL enters into a franchise agreement with any other municipality located in Miami-Dade County or Broward, County Florida, or with Miami-Dade County itself or with Broward County itself, each such municipality or county referred to herein as an "Other Governmental Entity," the terms of which provide for the payment of franchise fees by FPL at a rate greater than six (6%) percent of FPL's residential, commercial and industrial revenues (as such customers are defined by FPL's tariff), under the same terms and conditions as specified in Section 6(a) hereof, FPL, upon written request of the Town, shall negotiate and enter into a new franchise agreement with the Town in which the percentage to be used in calculating monthly payments under Section 6(a) hereof shall be no greater than that percentage which FPL has agreed to use as a basis for the calculation of payments to any such Other Governmental Entity, provided, however, that if the franchise with such Other Governmental Entity contains additional benefits given to FPL in exchange for the increased franchise rate, which such additional benefits are not contained in this New Franchise Agreement, such new franchise agreement shall include those additional or reasonably equivalent benefits to FPL.

Subject to all limitations, terms and conditions specified in the preceding sentence, the Town shall have the sole discretion to determine the percentage to be used in calculating monthly payments, and FPL shall have the sole discretion to determine those benefits to which it would be entitled, under any such new franchise agreement.

**Section 7. Non-Competition by Town.** As a further consideration, during the term of this franchise or any extension thereof, the Town agrees: (a) not to engage in the distribution and/or sale, in competition with FPL, of electric capacity and/or electric energy to any ultimate consumer of electric utility service (herein called a "retail customer") or to any electrical distribution system established solely to serve any retail customer presently served by FPL within the Town's limits; and (b) not to participate in any proceeding or contractual arrangement, the purpose or terms of which

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would be to obligate FPL to transmit and/or distribute, electric capacity and/or electric energy from any third party(ies) to any other retail customer's facility(ies). Nothing specified herein shall prohibit the Town from engaging with other utilities or persons in wholesale transactions which are subject to the provisions of the Federal Power Act, as may be amended from time to time.

The Town may, if permitted by law, (i) generate electric capacity and/or energy at any facility owned or leased by the Town for storage or utilization at that facility or other Town-owned or leased facilities as chosen by the Town, and (ii) use renewable energy sources to generate electric capacity and/or energy for use in demonstration projects or at Town facilities, including but not limited to, Government Center (a/k/a Town Hall), and (iii) sell electric capacity and/or energy to FPL or other wholesale purchasers in compliance with applicable tariffs, and/or federal or state laws, rules and regulations controlling such transactions. The term “retail customer,” for purposes of this section shall not include the Town itself.

Nothing herein shall prohibit the Town, if permitted by law, (i) from purchasing electric capacity and/or electric energy from any other person, or (ii) from seeking to have FPL transmit and/or distribute to any facility(ies) of the Town electric capacity and/or electric energy purchased by the Town from any other person; provided, however, that before the Town elects to purchase electric capacity and/or electric energy from any other person, the Town shall notify FPL. Such notice shall include a summary of the specific rates, terms and conditions which have been offered by the other person and identify the Town’s facilities to be served under the offer. FPL shall thereafter have 90 days to evaluate the offer and, if FPL offers rates, terms and conditions which are equal to or better than those offered by the other person, the Town shall be obligated to continue to purchase from FPL electric capacity and/or electric energy to serve the previously identified facilities of the Town for a term no shorter than that offered by the other person. If FPL does not agree to rates, terms and conditions which equal or better the other person’s offer, all of the remaining terms and conditions of this franchise shall remain in effect.

**Section 8. Competitive Disadvantage; FPL’s Rights.** If the Town grants a right, privilege or franchise to any other person to construct, operate or maintain electric light and power facilities within any part of the Town’s boundaries in which FPL may lawfully serve or compete on terms and

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conditions which FPL reasonably determines are more favorable than the terms and conditions contained herein, FPL may at any time thereafter terminate this franchise if such terms and conditions are not remedied within the time period provided hereafter. FPL shall give the Town at least one hundred eighty (180) days advance written notice of its intent to terminate. Such notice shall, without prejudice to any of the rights reserved for FPL herein, advise the Town of such terms and conditions that it considers more favorable and the objective basis or bases of the claimed competitive disadvantage. The Town shall then have ninety (90) days in which to correct or otherwise remedy the terms and conditions complained of by FPL, and the Town and FPL agree to negotiate in good faith toward a mutually acceptable resolution of FPL's claims during this 90-day period. If FPL reasonably determines that such terms or conditions are not remedied by the Town within said time period, and if no mutually acceptable resolution is reached by FPL and the Town through negotiation, FPL may terminate this franchise agreement by delivering written notice to the Town's Clerk, Town's Manager, and Town's Attorney, and termination shall be effective on the date of delivery of such notice. Nothing contained herein shall be construed as constraining the Town's rights to legally challenge at any time FPL's determination leading to termination under this Section.

**Section 9. Legislative or Regulatory Action.** If as a consequence of any legislative, regulatory or other action by the United States of America or the State of Florida (or any department, agency, authority, instrumentality or political subdivision of either of them) any person is permitted to provide electric service within the Town's boundaries to a customer then being served by FPL, or to any new applicant for electric service within any part of the Town's boundaries in which FPL may lawfully serve, and FPL reasonably determines that its obligations hereunder, or otherwise resulting from this franchise in respect to rates and service, place it at a material competitive disadvantage with respect to such other person, FPL may, at any time after the taking of such action, terminate this franchise if such competitive disadvantage is not remedied as provided hereafter. Such competitive disadvantage can be remedied by either of the following methods: (i) if the Town either cannot legally, or does not, charge a franchise fee to other electricity supplier(s), then the Town can remedy the disadvantage by reducing FPL's franchise fee rate to zero; or (ii) if the Town is able to charge, and does charge, such other electricity supplier(s) a franchise fee at a rate less than the 6% rate

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calculated as provided in Section 6 of this Agreement, then the Town can remedy the disadvantage by reducing FPL's franchise fee rate to the same rate, with the same applicability and calculation methodology, as applies to such other electricity supplier(s). If the Town does not implement either of the foregoing solutions, FPL may terminate the Agreement, in accordance with the following process: FPL shall give the Town at least one hundred eighty (180) days advance written notice of its intent to terminate. Such notice shall, without prejudice to any of the rights reserved for FPL herein, advise the Town of the consequences of such action which resulted in the competitive disadvantage and the objective basis or bases of the claimed competitive disadvantage, and the Town and FPL agree to negotiate in good faith toward a mutually acceptable resolution of FPL's claimed disadvantage during this 180-day period. If such competitive disadvantage is, in the reasonable determination of FPL, not remedied by the Town within said time period, and if no mutually acceptable resolution of the matter is reached through negotiation, FPL may terminate this franchise agreement by delivering written notice to the Town's Clerk and termination shall take effect on the date of delivery of such notice. Nothing contained herein shall be construed as constraining the Town's rights to legally challenge at any time FPL's determination of competitive disadvantage leading to termination under this section.

**Section 10. FPL's Failure to Comply.** Failure on the part of FPL to comply in any material respect with any of the provisions of this franchise shall be grounds for forfeiture, but no such forfeiture shall take effect if the reasonableness or propriety thereof is protested by FPL until there is final determination (after the expiration or exhaustion of all rights of appeal) by a court of competent jurisdiction within Miami-Dade County, Florida that FPL has failed to comply in a material respect with any of the provisions of this franchise, and FPL shall have six (6) months after such final determination to make good the default before a forfeiture shall result with the right of the Town at its discretion to grant such additional time to FPL for compliance as necessities in the case require.

**Section 11. Town's Failure to Comply.** Failure on the part of the Town to comply in material respect with any of the provisions of this ordinance, including, but not limited to: (a) denying FPL use of public rights-of-way for reasons other than as set forth in Section 3 of this New Franchise Agreement; (b) imposing conditions for use of public rights-of-way contrary to Federal or Florida law

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or the express terms and conditions of this franchise; (c) unreasonable delay in issuing FPL a use permit, if any, to construct its facilities in public rights-of-way, shall constitute breach of this franchise. FPL shall notify the Town of any such breach in writing sent by United States Certified Mail, return receipt requested, or via a nationally recognized overnight courier service, and the Town shall then remedy such breach within ninety (90) days and if it is not a breach that can be remedied within ninety (90) days, then as soon as practicable. Should the breach not be timely remedied, FPL shall be entitled to seek a remedy available under law or equity from a court of competent jurisdiction, including the remedy of obtaining judicial relief that permits the withholding of franchise fees. The Parties recognize and agree that nothing in this franchise agreement constitutes or shall be deemed to constitute a waiver of either party's delegated sovereign right of condemnation and that either party, in its sole discretion, may exercise such right.

**Section 12. Audit and Inspection.** The Town may, upon reasonable notice and within ninety (90) days after each anniversary date of this franchise, at the Town's expense, examine FPL's records relating to the calculation of the franchise payment for the year preceding such anniversary date. Such examination shall be during normal business hours at FPL's office where such records are maintained. Records not prepared by FPL in the ordinary course of business or as required herein may be provided at the Town's expense and as the Town and FPL may agree in writing. Information identifying FPL's customers by name or their electric consumption shall not be taken from FPL's premises. Such audit shall be impartial and all audit findings, whether they decrease or increase payment to the Town, shall be reported to FPL. The Town's examination of the records of FPL in accordance with this Section shall not be conducted by any third party employed or retained by the Town whose fee, in whole or part, for conducting such audit is contingent on findings of the audit. At the Town's request no more than once annually, FPL will provide to the Town an electronic version of a billing list of all FPL customer addresses within the incorporated areas of the Town.

The Town will respect FPL's confidential documents. The Town will be given access to confidential documents while on FPL premises, but shall not remove those confidential documents from FPL premises unless expressly authorized to do so by FPL. Information relative to this audit and likely to be deemed confidential by FPL includes, but is not limited to, nonpublic customer or

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customer account information, nonpublic policies and procedures, and any other nonpublic information that gives FPL an opportunity to gain an advantage over its competitors.

**Section 13. Severability.** The provisions of this ordinance are interdependent upon one another, and if any of the provisions of this ordinance are found or adjudged to be invalid, illegal, void or of no effect by a court of competent jurisdiction (after the expiration of all rights of appeal), such finding or adjudication shall not affect the validity of the remaining provisions for a period of ninety (90) days, during which, the Parties will negotiate in good faith to amend this New Franchise Agreement so as to restore to the maximum extent permissible, the original economic bargain embodied in this ordinance. If an agreement to amend the ordinance is not reached at the end of such ninety (90) day period, this entire ordinance shall become null and void and of no further force or effect.

**Section 14.** Town acknowledges it is fully informed concerning the existing franchise granted by Miami-Dade County, Florida, to the FPL herein, and accepted by the FPL as set out in Ordinance No. 60-16 adopted on May 3, 1960, and subsequently renewed and accepted by the FPL as set out in Ordinance No. 89-81 adopted on September 5, 1989 by the Board of County Commissioners of Miami-Dade County, Florida, and as adopted by the Town on July 10, 2007 in an interlocal agreement with Miami-Dade County ("Existing Agreement"). The Town agrees to indemnify and hold FPL harmless against any and all liability, loss, cost, damage and expense incurred by FPL in respect to any claim asserted by Miami-Dade County against FPL arising out of the franchise set out in the above referenced ordinances for the recovery of any sums of money paid by FPL to Town under the terms of this New Franchise Agreement. FPL acknowledges and the Town hereby relies on then Dade County Resolution No. R-709-78 adopted on June 20, 1978 in the granting of this franchise.

**Section 15. Definitions.** As used herein "person" means an individual, a partnership, a corporation, a business trust, a joint stock company, a trust, an incorporated association, a joint venture, a governmental authority or any other entity of whatever nature.

**Section 16. Repeal.** All ordinances and parts of ordinances and all resolutions and parts of resolutions in conflict herewith are hereby repealed.

Additions to the text are shown in underlined; deletions from the text are shown in ~~strikethrough~~. Additions since first reading are show as double underline; deletions since first reading are shown as ~~double strikethrough~~.

Omitted portions of this ordinance are shown as "\* \* \*".

**Section 17. Effective Date.** As a condition precedent to the taking effect of this ordinance, FPL shall file its acceptance hereof with the Town's Clerk within thirty (30) days of adoption of this ordinance. The effective date of this ordinance shall be June 1, 2020.

**Section 18. Pre-Suit Dispute Resolution.** The Parties to this franchise agree that it is in each of their respective best interests to avoid costly litigation as a means of resolving disputes which may arise hereunder. Accordingly, the Parties agree that they will meet at the senior management level in an attempt to resolve any disputes within thirty (30) days of notification of the dispute.

**Section 19. Governing Laws.** This New Franchise Agreement shall be governed and construed by the applicable laws of the Federal Government, State of Florida, Miami-Dade County, and the Codes and Ordinances of the Town of Miami Lakes.

**Section 20. Venue.** In the event that any legal proceeding is brought to enforce the terms of this franchise, it shall be brought by either party hereto in Miami-Dade County, Florida, or, if a federal claim, in the U.S. District Court in and for the Southern District of Florida, Miami Division.

**Section 21. Entire Agreement.** This New Franchise Agreement is intended to constitute the sole and entire agreement between the Town and FPL with respect to the subject matter hereof and correctly sets forth the rights, duties, and obligations of each of the other as of its date. Any prior agreements, promises, negotiations, or representations not expressly set forth in this Agreement are of no force or effect, and this agreement supersedes all prior drafts and verbal or written agreements, commitments, or understandings, which shall not be used to vary or contradict the expressed terms herein. Both parties have been represented by counsel of their choosing with regard to this agreement.

**Section 22. Modification.** It is further understood that no modification, amendment or alteration in the terms or conditions contained herein shall be effective unless contained in a written document executed with the same formality and of equal dignity herewith.

**Section 23. Notice.** Except in exigent circumstances, and except as may otherwise be specifically provided for in this franchise, all notices by either party shall be made by United States Certified Mail, return receipt requested, or via a nationally recognized overnight courier service. Any notice given by facsimile or email is deemed to be supplementary, and does not alone constitute notice hereunder. All notices shall be addressed as follows:

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Omitted portions of this ordinance are shown as " \* \* ".

To the Town:

Town Manager  
Town Hall  
6601 Main Street  
Miami Lakes, FL 33014

To FPL:

Vice President, External Affairs  
700 Universe Boulevard  
Juno Beach, FL 33408

Copy to:

Town Attorney  
6601 Main Street  
Miami Lakes, FL 33014

Copy to:

General Counsel  
700 Universe Boulevard  
Juno Beach, FL 33408

Any changes to the above shall be in writing and provided to the other party as soon as practicable.

**Section 24. Compliance with Federal, State and Local Laws.** The Town and FPL agree to comply with and observe all applicable Federal, State and valid and non-preempted local laws, rules, regulations, codes and ordinances, as they may be amended from time to time.

**Section 25. Nondiscrimination.** FPL represents and warrants to the Town that FPL does not and will not engage in discriminatory practices and that there shall be no discrimination in connection with FPL's performance under this Franchise on account of race, color, sex, religion, age, handicap, marital status or national origin. FPL further covenants that no otherwise qualified individual shall, solely by reason of his/her race, color, sex, religion, age, handicap, marital status or national origin, be excluded from participation in, be denied services, or be subject to discrimination under any provision of this franchise.

**Section 26. Approval of Agreement.** Execution of this agreement by the Town Manager, the Town Attorney, and the Town Clerk, shall constitute evidence of its approval after public hearing by the Town Council.

**Section 27. Attorney's Fees and Costs.** In the event either the Town or FPL must initiate litigation to enforce this New Franchise Agreement, the prevailing party shall be entitled to an award

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Omitted portions of this ordinance are shown as "\* \* \*".

of reasonable attorney's fees and costs, at all levels of litigation, including trials and appeals, including fees for litigating entitlement to and amount of attorney's fees.

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Omitted portions of this ordinance are shown as "\* \* \*".

## FIRST READING

The foregoing ordinance was moved for adoption on first reading by Councilmember \_\_\_\_\_ . The motion was seconded by Councilmember \_\_\_\_\_ and upon being put to a vote, the vote was as follows:

Mayor Manny Cid.	_____
Vice Mayor Nelson Rodriguez	_____
Councilmember Carlos O. Alvarez	_____
Councilmember Luis Collazo	_____
Councilmember Joshua Dieguez	_____
Councilmember Jeffrey Rodriguez	_____
Councilmember Marilyn Ruano	_____

Passed and adopted on first reading this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

**THIS SPACE INTENTIONALLY LEFT BLANK**

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Omitted portions of this ordinance are shown as “\* \* \*”.

## SECOND READING

The foregoing ordinance was moved for adoption on second reading by Councilmember \_\_\_\_\_ . The motion was seconded by Councilmember \_\_\_\_\_ and upon being put to a vote, the vote was as follows:

Mayor Manny Cid.	_____
Vice Mayor Nelson Rodriguez	_____
Councilmember Carlos O. Alvarez	_____
Councilmember Luis Collazo	_____
Councilmember Joshua Dieguez	_____
Councilmember Jeffrey Rodriguez	_____
Councilmember Marilyn Ruano	_____

Passed and adopted on second reading this \_\_ day of \_\_\_\_\_, 2019.

\_\_\_\_\_  
Manny Cid  
MAYOR

Attest:

\_\_\_\_\_  
Gina Inganzo  
TOWN CLERK

Approved as to form and legal sufficiency:

\_\_\_\_\_  
Raul Gastesi, Jr.  
Gastesi & Associates, P.A.  
TOWN ATTORNEY

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Omitted portions of this ordinance are shown as “\* \* \*”.

<b>Taxing Authority Name</b>	<b>State</b>	<b>County</b>	<b>Franchise Fee Rate</b>	<b>Agreement Effective Date</b>	<b>Agreement Expiration Date</b>
Bal Harbour, Village of	FL	Miami-Dade	5.90%	12/1/2008	11/30/2038
Bay Harbor Islands, Town of	FL	Miami-Dade	6.00%	7/1/2011	6/30/2041
Biscayne Park, Village of	FL	Miami-Dade	5.90%	5/3/2010	5/3/2040
Coral Gables, City of	FL	Miami-Dade	6.00%	1/28/1998	1/28/2028
El Portal, Village of	FL	Miami-Dade	5.90%	4/2/2008	4/1/2038
Florida City, City of	FL	Miami-Dade	5.90%	7/1/2009	6/30/2039
Golden Beach, Town of	FL	Miami-Dade	5.90%	9/30/2009	9/29/2039
Hialeah Gardens, City of	FL	Miami-Dade	6.00%	5/29/1990	5/29/2020
Hialeah, City of	FL	Miami-Dade	5.90%	7/2/2007	7/1/2037
Indian Creek, Village of	FL	Miami-Dade	6.00%	11/9/1995	11/9/2025
Medley, Town of	FL	Miami-Dade	6.00%	9/1/2018	2/28/2046
Miami Beach, City of	FL	Miami-Dade	5.29%	3/1/2012	2/15/2042
Miami Shores Village, Village of	FL	Miami-Dade	5.90%	1/11/2010	1/10/2040
Miami Springs, City of	FL	Miami-Dade	5.90%	7/29/2003	7/29/2033
Miami, City of	FL	Miami-Dade	6.00%	6/2/2010	6/2/2040
North Bay Village, City of	FL	Miami-Dade	6.00%	8/1/2013	7/31/2043
North Miami Beach, City of	FL	Miami-Dade	5.90%	9/30/2008	9/29/2038
North Miami, City of	FL	Miami-Dade	5.90%	2/28/2005	2/28/2035
Opa-locka, City of	FL	Miami-Dade	5.90%	2/2/2007	1/31/2037
South Miami, City of	FL	Miami-Dade	6.00%	10/1/2014	9/30/2044
Surfside, Town of	FL	Miami-Dade	5.90%	8/2/2010	8/1/2040
Sweetwater, City of	FL	Miami-Dade	5.90%	12/1/2011	11/30/2041
Virginia Gardens, Village of	FL	Miami-Dade	5.90%	2/1/2012	1/31/2042
West Miami, City of	FL	Miami-Dade	5.90%	4/1/2005	3/31/2035





## **Town of Miami Lakes Memorandum**

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**To:** Honorable Mayor & Councilmembers

**From:** Edward Pidermann, Town Manager

**Subject:** Resolution in Support of Senate Bill 1347 and House Bill 377 – Miami Lakes Zip Code

**Date:** August 27, 2019

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### **Recommendation:**

At the July 16, 2019 Regular Council Meeting, the Town Council approved to pass a resolution in support of S. B. 1347 -116th Congress (2019-2020) by Senator Marco Rubio and H.R.377 - 116th Congress (2019-2020) by Congressman Mario Diaz-Balart. This resolution will help the Town of Miami Lakes obtain its own zip code.

### **Attachments:**

Resolution in Support of Zip Code

**RESOLUTION NO. 19-\_\_\_\_\_**

**A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, IN SUPPORT OF SENATOR MARCO RUBIO SENATE BILL 1347 AND CONGRESSMAN MARIO DIAZ-BALART BILL HR 377 FOR THE CREATION OF A SINGULAR MIAMI LAKES ZIP CODE; PROVIDING FOR INCORPORATION OF RECITALS; PROVIDING FOR INSTRUCTIONS TO THE TOWN CLERK; AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the Town of Miami Lakes (“the Town”) shares its zip-codes with several municipalities; and

**WHEREAS**, a singular zip code would provide the Town with greater control over its jurisdiction and provide better service to its residents; and

**WHEREAS**, Senator Marco Rubio and Congressman Mario Diaz-Balart have introduced new legislation that if passed will provide the Town of Miami Lakes with its own zip-code; and

**WHEREAS**, the Town Council finds that it is in the best interest of the Town to support Senator Marco Rubio and Congressman Mario Diaz-Balart in their efforts to help the Town obtain its own zip code;

**NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, AS FOLLOWS:**

**Section 1.**     **Recitals.** The foregoing Recitals are true and correct and incorporated herein by this reference.

**Section 2.**     **Support of SB 1347 and HR 377** The Town Council hereby submits its formal support for SB 1347 and HR 377, and its gratitude to Senator Marco Rubio and

Congressman Mario Diaz-Balart for their help in securing the creation of a zip code for the Town of Miami Lakes.

**Section 3.**     **Instructions to Town Clerk.** The Town Clerk or their designee are authorized and instructed to send a copy of this resolution to the Office of Senator Marco Rubio and Congressman Mario Diaz-Balart

**Section 4.**     **Effective Date.** This Resolution shall take effect immediately upon adoption.

**THIS SPACE INTENTIONALLY LEFT BLANK**

Passed and adopted this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

The foregoing resolution was offered by \_\_\_\_\_ who moved its adoption. The motion was seconded by \_\_\_\_\_ and upon being put to a vote, the vote was as follows:

Mayor Manny Cid	_____
Vice Mayor Nelson Rodriguez	_____
Councilmember Carlos Alvarez	_____
Councilmember Jeffrey Rodriguez	_____
Councilmember Joshua Dieguez	_____
Councilmember Luis Collazo	_____
Councilmember Marilyn Ruano	_____

---

Manny Cid  
MAYOR

Attest:

---

Gina Inguanzo  
TOWN CLERK

Approved as to form and legal sufficiency:

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Raul Gastesi, Jr.  
Gastesi & Associates, P.A.  
TOWN ATTORNEY



## **Town of Miami Lakes Memorandum**

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**To:** Honorable Mayor & Councilmembers

**From:** Councilmember Marilyn Ruano

**Subject:** Resolution Condemning City of Hialeah Mayor Carlos Hernandez Derogatory Statements

**Date:** August 27, 2019

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### **Recommendation:**

I would like to direct the Town Manager and legal staff to draft a resolution condemning the derogatory statements made by Carlos Hernandez, Mayor of the City of Hialeah with respect to the residents of Miami Lakes. These statements have been made over the past few weeks on several news outlets and public meetings. This resolution is to followed by an official press release from the Town of Miami Lakes.

Fiscal Impact: Minimal  
Guiding Principles: 2,3,4,12,14  
Objectives: 5



## **Town of Miami Lakes Memorandum**

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**To:** Honorable Mayor & Councilmembers

**From:** Edward Pidermann, Town Manager

**Subject:** Phase 1 of Bridge Park

**Date:** August 27, 2019

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### **Recommendation:**

This report is intended to be informational. However, actions may result of this item.



## **Town of Miami Lakes Memorandum**

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**To:** Honorable Mayor & Councilmembers

**From:** Edward Pidermann, Town Manager

**Subject:** Update on Lucida Project

**Date:** August 27, 2019

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**Recommendation:**

This report is intended to be informational. However, actions may result of this item.



## **Town of Miami Lakes Memorandum**

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**To:** Honorable Mayor & Councilmembers

**From:** Raul Gastesi, Town Attorney

**Subject:** Attorney's Report

**Date:** August 27, 2019

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### **Recommendation:**

This report is intended to be informational. However, actions may result of this item.