# LAKELAND CITY COMMISSION

## Regular Session
## February 2, 2026

The Lakeland City Commission met in Regular Session in the City Commission Chambers. Mayor Sara Roberts McCarley and Commissioners Terry Coney, Mike Musick, Ashley Troutman, and Guy LaLonde were present. Commissioners Chad McLeod and Stephanie Madden were absent. City Manager Shawn Sherrouse, City Attorney Palmer Davis, Finance Director Mike Brossart, and City Clerk Kelly Koos were present.

## CALL TO ORDER - 9:00 A.M.

## PRESENTATIONS

**Dr. Martin Luther King Jr. Parade Winners (John Williams, Recreation Supervisor)**

**Beautification Awards (Stacy Smith, Horticulturalist)**
- Commercial: Tiger Contracting LLC - 2830 Drane Field Rd
- Residential: Viet L Ho and Thi Vu - 2309 Derbyshire Ave

## REQUESTS TO APPEAR FROM THE GENERAL PUBLIC – None

## APPROVAL OF CONSENT AGENDA

All items listed with an asterisk ( * ) are considered routine by the City Commission and will be enacted by one motion following an opportunity for public comment. There will be no separate discussion of these items unless a City Commissioner or Citizen so requests, in which event the item will be removed from the consent agenda and considered in its normal sequence. For items listed with an asterisk ( * ) under the Community Redevelopment Agency portion of the agenda, the City Commission shall be deemed to be acting in its capacity as the Community Redevelopment Agency of the City of Lakeland when approving the consent agenda.

**Motion: Commissioner Terry Coney moved to approve the Consent Agenda. Commissioner Mike Musick seconded.**

Mayor Sara Roberts McCarley asked for comments from the Commission and the audience. There were no comments.

**Action: Mayor Sara Roberts McCarley called for the vote and the motion carried unanimously.**

## APPROVAL OF MINUTES (with any amendments)

*City Commission Minutes Jan. 16-20, 2026

**Action: The Commission approved this item as part of the Consent Agenda.**

## REPORTS AND RELATED ITEMS – None

## EQUALIZATION HEARINGS

**Recess/Convene: The City Commission recessed the Regular Session and convened as the Equalization Board.**

Palmer Davis explained that the City Charter requires that prior to recording a lien against private property, the City Commission convene as the Equalization Board and grant those property owners the opportunity to object to the recording of the lien or ask any questions they might have. If someone present received a notice to appear before the City Commission regarding a lot cleaning/clearing or demolition assessment, this is the time to address the Commission.

**Lot Cleaning and Clearing**

**Motion: Commissioner Mike Musick moved to approve the assessment role. Commissioner Guy LaLonde seconded.**

Mayor Sara Roberts McCarley asked for comments from the Commission and the audience. There were no comments.

**Action: Mayor Sara Roberts McCarley called for the vote and the motion carried unanimously.**

**Adjourn/Reconvene: The Equalization Board adjourned and the City Commission reconvened in Regular Session.**

## PUBLIC HEARINGS

### Ordinances (Second Reading) – None

### Resolutions

**Resolution 6040; Proposed 26-003; Lots Cleaning and Clearing**

> A RESOLUTION RELATING TO ASSESSMENTS; DETERMINING THE NECESSITY FOR HAVING CLEANED AND CLEARED CERTAIN PROPERTIES WITHIN THE CITY OF LAKELAND; PROVIDING FOR THE ASSESSMENT OF LIENS AGAINST SUCH PROPERTY FOR EXPENSES INCURRED IN THE CLEANING AND CLEARING THEREOF; PROVIDING AN EFFECTIVE DATE.

Palmer Davis read the title.

**Motion: Commissioner Mike Musick moved to approve the resolution. Commissioner Guy LaLonde seconded.**

Mayor Sara Roberts McCarley asked for comments from the Commission and the audience. There were no comments.

**Action: Upon roll call vote Commissioners Terry Coney, Mike Musick, Ashley Troutman, Guy LaLonde and Mayor Sara Roberts McCarley voted aye. Ayes-five. Nays-zero. The motion carried unanimously.**

**Resolution 6041; Proposed 26-004; Authorizing the Execution of an Agreement for the Subordination of City Utility Interests Located Upon Parcel 100.2 at the Intersection of State Road 37 (South Florida Avenue) and E. Belmar Street**

> A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF LAKELAND, FLORIDA AUTHORIZING EXECUTION OF AN AGREEMENT FOR THE SUBORDINATION OF CITY UTILITY INTERESTS LOCATED UPON PARCEL 100.2 AT THE INTERSECTION OF STATE ROAD 37 (SOUTH FLORIDA AVENUE) AND E. BELMAR STREET; MAKING FINDINGS; PROVIDING AN EFFECTIVE DATE.

Palmer Davis read the title.

**Motion: Commissioner Mike Musick moved to approve the resolution. Commissioner Ashley Troutman seconded.**

Mayor Sara Roberts McCarley asked for comments from the Commission and the audience. There were no comments.

**Action: Action: Upon roll call vote Commissioners Guy LaLonde, Mike Musick, Ashley Troutman, Terry Coney, and Mayor Sara Roberts McCarley voted aye. Ayes-five. Nays-zero. The motion carried unanimously.**

**Resolution 6042; Proposed 26-005; Amending Resolution 5946, Authorizing the Acquisition of Property Interests for the Western Trunk Gravity Sewer Line Replacement from South of George Jenkins Boulevard to the Southwest Pump Station**

> A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF LAKELAND, FLORIDA RELATING TO THE WESTERN TRUNK GRAVITY SEWER LINE REPLACEMENT PROJECT; AMENDING RESOLUTION 5946; APPROVING THE ROUTE OF THE WESTERN TRUNK GRAVITY SEWER LINE REPLACEMENT FROM SOUTH OF GEORGE JENKINS BOULEVARD TO THE SOUTHWEST PUMP STATION; APPROVING THE ACQUISITION OF INTERESTS IN REAL PROPERTY LOCATED ALONG THE ROUTE BY GIFT,

PURCHASE OR EMINENT DOMAIN; AUTHORIZING WRITTEN OFFERS; AUTHORIZING CONDEMNATION OF THE PROPERTY DESCRIBED HEREIN; AUTHORIZING THE INSTITUTION OF EMINENT DOMAIN PROCEEDINGS; AUTHORIZING STAFF TO MAKE BINDING DETERMINATIONS REGARDING CONSTRUCTION PLANS AND EASEMENT TERMS; DELEGATING LIMITED SETTLEMENT AUTHORITY TO STAFF; MAKING FINDINGS; PROVIDING AN EFFECTIVE DATE.

Palmer Davis read the title.

**Motion: Commissioner Mike Musick moved to approve the resolution. Commissioner Ashley Troutman seconded.**

Mayor Sara Roberts McCarley asked for comments from the Commission and the audience. There were no comments from the audience.

The Commission discussed how a temporary construction easement worked. They are used to store construction equipment near a project site. Sometimes there is compensation for that storage. They usually expire at the end of the project.

**Action: Upon roll call vote Commissioners Terry Coney, Mike Musick, Ashley Troutman, Guy LaLonde and Mayor Sara Roberts McCarley voted aye. Ayes-five. Nays-zero. The motion carried unanimously.**

## COMMUNITY REDEVELOPMENT AGENCY – None

## CITY MANAGER

**Change Orders with Geosyntec Consultants, Inc. for Additional Geotechnical Investigation and Design of Offsite Solid Waste Transfer Station Project**

On September 5, 2023, the City Commission approved a contract agreement with Geosyntec Consultants, Inc. for Professional Solid Waste Management Consulting Services. This agreement included the design and permitting of a Solid Waste Transfer Station on North Combee Road in Lakeland in the amount of $593,981.00. To date, there have been three change orders associated with the project. Staff is requesting approval for two additional change orders.

Change Order #4 is for additional geotechnical investigation to support the design of the Fleet Building and Transfer Station, as well as miscellaneous project support, for a total not to exceed change order amount of $61,345.00. On the site the Fleet Building is to be located, a small void was found which requires additional drilling to see how big it is and determine how much it will cost to fill in. On the site the Transfer station is to be located, the thickness of the clay material needs to be assessed. Additional miscellaneous support includes the design and permitting of turn lanes on Combee

Road, the development of a landscaping and irrigation plan, and assistance with the selection and coordination of a Construction Manager at Risk (CMAR).

Change Order #5 is for design of offsite water and sanitary sewer service connections, for a total not to exceed change order amount of $86,955.00. Initially, engineers in Water Utilities were going to provide the design for the offsite water and sanitary sewer connections, however, they are no longer able to do so due to heavy project loads. Funding is provided for in the Solid Waste Fund. Staff recommended the City Commission:

(1) Approve Change Order #4 with Geosyntec Consultants, Inc. in the amount of $61,345.00 for additional geotechnical investigation to support design of the fleet building and transfer station, as well as miscellaneous project support; and

(2) Approve Change Order #5 with Geosyntec Consultants, Inc. in the amount of $86,955.00 for design of offsite water and sanitary sewer service connections; and

(3) Authorize the appropriate City officials to execute all corresponding documents on behalf of the City.

Shawn Sherrouse presented this item to the Commission.

**Motion: Commissioner Mike Musick moved to approve the recommendation. Commissioner Ashley Troutman seconded.**

Mayor Sara Roberts McCarley asked for comments from the Commission and the audience. There were no comments.

**Action: Mayor Sara Roberts McCarley called for the vote and the motion carried unanimously.**

**Purchase Orders with CDW Government, LLC, for Purchase of Hardware and Software - Laptops, Panasonic Toughbooks, and Desktop Workstations**

The City of Lakeland has received a proposal from CDW Government, LLC, for the purchase of replacement laptops, Panasonic Toughbooks, and desktop workstations with pre-loaded software. Specifically, the City will purchase 40 HP Z2 G9 Workstations, 35 14” - Panasonic Toughbooks, and 35 HP Elite Mini 800 G9 Desktop Workstations. This equipment is being purchased to replace existing hardware that has reached the end of its lifecycle.

There are three purchase orders being requested, one for the laptops, one for the Panasonic Toughbooks and one for the desktop workstations. The cost of all the purchase orders combined is $242,679.75. An additional 10% contingency is requested for each purchase order to account for sudden price changes that could occur due to the current volatile hardware market. The 10% contingency will add an additional

$24,267.98 to the total amount of the three purchase orders, bringing the total funding request to $266,947.73. This amount is included in DoIT's FY26 Hardware Replacement budget.

The City's Purchasing Division has approved CDW Government, LLC as the vendor to provide the hardware pursuant to CDW-G Contract 121923, which is a Sourcewell Contract. The agreement between Sourcewell and CDW Government, LLC runs from 3/13/2024 through 2/27/2028.

Staff recommended the City Commission approve purchase orders with CDW Government, LLC in the amount of $266,947.73 for the purchase of replacement laptops, Panasonic Toughbooks and desktop workstations with a 10% contingency and authorize the appropriate City officials to execute all necessary documents.

Shawn Sherrouse presented this item to the Commission. They will include a 10% contingency in case they encounter cost increases. That will be a practice moving forward to avoid so many change orders.

**Motion: Commissioner Terry Coney moved to approve the recommendation. Commissioner Mike Musick seconded.**

Mayor Sara Roberts McCarley asked for comments from the Commission and the audience. There were no comments.

**Action: Mayor Sara Roberts McCarley called for the vote and the motion carried unanimously.**

**Verbal Report - Weather Conditions over the weekend.**
Staff worked around the clock during this weather emergency. Lakeland Electric (LE) is in much better shape today than yesterday. All generating units are working to meet the demand. Conservation efforts are helping. Water and Wastewater decided to operate off their generators during this weather emergency. He thanked the large customers who also switched to alternative power generators. Yesterday LE had 106 calls for service. Yesterday (Sunday) the City Manager observed two linemen trucks at his neighbor's house. Water Utilities received 60 calls for service yesterday. This morning, they had 80 calls. They are probably related to backflow preventers. The utility assists with those type problems.

Commissioner Mike Musick thought it was helpful to receive the conservation text. That was a helpful reminder.

Mayor Sara Roberts McCarley stated the Utility Committee on Friday heard about ways the public can conserve. Those conservation efforts are helpful.

Shawn Sherrouse explained sending out the text to all customers is a tough decision to make because we do not want to unnecessarily alarm folks.

Commissioner Terry Coney thanked LE and all the staff who were out working. Floridians do not realize the effects of the cold on the system. He had a small outage and then they were back up. We are fortunate to have the system we have. He has lived in those extremely cold places before.

## CITY ATTORNEY

### Ordinances (First Reading) – None

### Miscellaneous

**Approval of Ranking and Authority to Negotiate Construction Manager at Risk Agreement with Kokolakis Contracting for New Solid Waste Transfer Station Facility**

The City is currently in the design phase for a new solid waste transfer station on an undeveloped parcel of property approximately 16.5 acres in size on N. Combee Road. On October 17, 2025, the City's Purchasing Division issued Request for Qualification (RFQ) #2025-RFQ-081, requesting qualifications from qualified firms to provide Construction Manager at Risk Services for the construction of the new transfer station. A total of 5 firms responded to the City's RFQ.

A Selection Committee comprised of representatives of the City's Facilities Maintenance Division, Solid Waste Division, Public Works Director's Office and project consultant evaluated the firms. After reviewing and grading the various areas of expertise and experience offered by the responding firms, the Selection Committee has ranked the firms as set forth below and recommends that the City begin contract negotiations with the top-ranked firm, Kokolakis Contracting.

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|---|---|
| **Kokolakis Contracting** | **Tarpon Springs, FL** |
| Rodda Construction, Inc. | Lakeland, FL |
| Cambridge Companies | Scottsdale, AZ |
| Wieland | Orlando, FL |
| Strickland Construction | Lakeland, FL (Withdrew) |

The top-ranked firm, Kokolakis Contracting, served as the general contractor for the Clearwater Solid Waste Transfer Station, as well as several other solid waste transfer stations around the State of Florida. The Purchasing Division issued a Letter of Intent on January 9, 2026 and no protests have been filed.

Staff recommended that the City Commission approve the recommended ranking and authorize City staff to begin negotiation of a construction manager at risk agreement with Kokolakis Contracting for the construction of the City's new solid waste transfer station.

Palmer Davis presented this item to the Commission. The company is experienced in solid waste transfer station construction. They are the top ranked firm. This contract will come back to the Commission for approval.

**Motion: Commissioner Mike Musick moved to approve the recommendation. Commissioner Ashley Troutman seconded.**

Mayor Sara Roberts McCarley asked for comments from the Commission and the audience. There were no comments.

**Action: Mayor Sara Roberts McCarley called for the vote and the motion carried unanimously.**

## FINANCE DIRECTOR

### *Appropriation Request - Lakeland Electric Operating Fund

Lakeland Electric (LE) requires additional budget from its unappropriated surplus funds to provide funding for projected and anticipated overtime and benefits in Energy Production for the remainder of the fiscal year.

LE's financial forecasts used the projection so no misrepresentation of the approximate $1.058 Million will influence our financials. We simply need to appropriate the estimated overtime and associated benefits to true-up our FY'26 budget.

Staff requested that the City Commission authorize an appropriation of $1,058,088 from the Unappropriated Surplus within the Lakeland Electric Operating Fund to fund the anticipated overtime ($860,237) and benefit budget ($197,851) for Energy Production employees in FY'26.

**Action: The Commission approved this item as part of the Consent Agenda.**

## UTILITY

### Ordinances – None

### Resolutions – None

### Miscellaneous

### Purchase of Exhaust Repair Services for McIntosh Unit 5 with Northeast Precision Welding, Inc.

This proposed purchase with Northeast Precision Welding, Inc (NPW) was to perform combustion turbine (CT) exhaust repair work on McIntosh Unit 5. The CT exhaust at Unit 5, which is 25 years old, needs repair or replacement. Since replacement costs are estimated at over $3.5 million dollars, Lakeland Electric is seeking to procure the necessary modifications and repairs for the CT exhaust.

The exhaust cylinder serves to support the exhaust bearing and keeps the 1,180-degree Fahrenheit gas from getting outside of its designated path to prevent operational concern, employee risk, and the destruction of instrumentation or other equipment. If neglected, the cracks and related out-of-round issues in the exhaust cylinder could cause Unit 5 to be load limited or result in a forced shutdown until repairs are made.

During the Spring 2025 outage NPW performed the first of 4 CT exhaust modifications, which were approved by the City Commission on February 17, 2025. Accordingly, this Agreement represents the second CT exhaust modification of the CT.

The City's Purchasing Department has approved NPW as a sole source supplier for these repairs. Upon approval by the City Commission, the City will issue a purchase order for the repairs, which are scheduled to be completed during Unit 5's Spring outage scheduled for March 2, 2026 through March 16, 2026. The work will be governed by the terms and conditions in the City's Purchase Order as well as NPW's quote dated January 7, 2026. The total cost of the work is $365,515.00, which includes a $100,000.00 contingency for unknown conditions. This cost is included in Lakeland Electric's FY26 budget.

Staff recommended that the City Commission approve the issuance of a Purchase Order to NPW for the repair of the Unit 5 CT exhaust and authorize the appropriate City officials to execute all corresponding documents for the work

Deputy City Attorney Ramona Sirianni presented this item to the Commission. The recommendation included a $100,000 contingency. The Utility Committee unanimously approved the recommendation.

**Motion: Commissioner Ashley Troutman moved to approve the recommendation. Commissioner Guy LaLonde seconded.**

Mayor Sara Roberts McCarley asked for comments from the Commission and the audience. There were no comments.

Miles Dentler explained contingency during outage is important so we do not incur higher costs by placing the vendor on standby.

**Action: Mayor Sara Roberts McCarley called for the vote and the motion carried unanimously.**

**Task Authorization with Burns & McDonnell Engineering Company, Inc. for Lakeland Electric Integrated Resource Planning Support Services**

This proposed Task Authorization with Burns & McDonnell Engineering Company, Inc. (Burns & McDonnell) was for Integrated Resource Planning support services for Lakeland Electric. Lakeland Electric is seeking engineering services support from 1898 & Co., a division of Burns & McDonnell, to further develop Lakeland Electric's Integrated Resource Planning.

Between September 2023 and November 2025, 1898 & Co. conducted and supported a series of comprehensive production cost modeling and system coordination analyses evaluating Lakeland Electric's electric system across a broad range of operating scenarios and long-term planning conditions. These analyses assessed, among other factors, the economic and operational impacts associated with increased interchange transactions, modifications to operating reserve requirements and practices, as well as enhanced operational coordination with external entities. The results of this work provide a robust analytical foundation and evidentiary basis for the continued support of Lakeland Electric's Integrated Resource Planning.

The services performed pursuant to this Task Authorization will provide comprehensive Integrated Resource Planning support to Lakeland Electric through a structured, 3 Phase approach.

- Phase 1: Focus on developing baseline scenarios by reviewing existing planning documents, assessing current generation resources, load forecasts, transmission capabilities, regulatory requirements, and establishing key modeling assumptions through stakeholder engagement.
- Phase 2: Evaluate potential new resource options by assessing the cost, performance, operational characteristics and emissions of various generation and storage technologies.
- Phase 3: Integrate the inputs into capacity expansion and production cost modeling to develop and economically evaluate baseline resource portfolios over a 20 year planning horizon, culminating in scorecard-based portfolio comparisons and presentations.

Upon approval by the City Commission, Burns & McDonnell will begin services. The entire project is anticipated to be completed by July 31, 2026. All services pursuant to this Task Authorization will be performed in accordance with the terms and conditions set forth in the City's Continuing Contract for Professional Electric Power Engineering Services dated August 15, 2022, and Burns & McDonnell's proposal dated January 15, 2026.

Upon approval by the City Commission, Burns & McDonnell will begin services for Phase 1 for Baseline Scenario Development which will be an estimated cost of $53,550. Phase 2, consisting of the Assessment of New Resource Options, is estimated to cost $39,500. Phase 3, for Baseline Portfolio Development, has an estimated cost of $98,430. The total not-to-exceed cost for all 3 Phases is $191,480, which is included in Lakeland Electric's FY2026 budget. All reimbursable expenses shall be paid in accordance with the City's Consultant Expense Reimbursement Policy.

Staff recommended that the City Commission approve this Task Authorization for Integrated Resource Planning support services with Burns & McDonnell and authorize the appropriate City officials to execute all corresponding documents on behalf of the City.

Ramona Sirianni presented this item to the Commission.

**Motion: Commissioner Mike Musick moved to approve the recommendation. Commissioner Guy LaLonde seconded.**

Mayor Sara Roberts McCarley asked for comments from the Commission and the audience. There were no comments.

**Action: Mayor Sara Roberts McCarley called for the vote and the motion carried unanimously.**

## AUDIENCE

Mayor Sara Roberts McCarley explained those wishing to address the Commission should complete a speaker card, which are available in the back of the room. This portion of the agenda was not an opportunity for discussion between citizens and the Commission. It was a time for the Commission to simply hear from the public.

**Action: Mayor Sara Roberts McCarley asked for comments from the audience. There were none.**

## MAYOR AND MEMBERS OF THE CITY COMMISSION

Mayor Sara Roberts McCarley explained the Commission talked on Friday about moving the proclamations to a different day. The trial run will be this Friday, February 6, 2026.

Mayor Sara Roberts McCarley explained the Commission discussed updates from the various committees on which each commissioner serves. This portion of the agenda was an ideal time for those updates.

Commissioner Guy LaLonde announced:

- Police Athletic League (PAL): Saturday, January 31, 2026, was the PAL Roundup. Lots of kids showed up and registered. The Police Athletic League invests in community youth. They are embarking on a capital fund-raising effort. He invited businesses to participate and reach out at lakelandpal.com or email policeathleticleague@lakelandgov.net.
- The 22nd Annual Knights of Columbus First Responders Dinner: He represented in the mayor’s absence.

Commissioner Ashley Troutman mentioned that his Mom's birthday is today. She was an LE Employee for 27 years.

- Services During Cold Weather Emergency: He is grateful to Talbot House and Lighthouse Ministries for their services to the homeless throughout this cold weather emergency. He recognized Lakeland's first responders. He did lose power Sunday morning but it came back on. He thanked the linemen for being so diligent. He would be interested in hearing from Mr. Cox about effectively managing emergencies.
- Code Enforcement Board: He spent time with Mike Smith in Housing and Suny Marshall in Code Enforcement. They need volunteers for the Code Enforcement Board. He encouraged qualified citizens to apply.

Commissioner Terry Coney:

- Duck Hunting: He explained that at the Agenda Study Session on Friday, the Commission had an extensive conversation about duck hunting. We had an email from a citizen on Saturday. He did respond and explained that situations are complicated. He wanted to be clear that the Commission is not ignoring the public's concerns.
- There was a noise complaint about the car show at Tigertown this weekend. The citizen was told this was a permitted event. He asked staff to research if there was a limit to the noise even for a permitted event.
- February is Black History Month. 2026 was the 100th Anniversary of Negro History Week started by Carter G. Wilson. 2026 also recognized the 50th anniversary of President Gerald Ford's recognition of Black History Month. He recognized 3 gentlemen who were important to the City of Lakeland: Dr. Dave Simpson served and helped a lot of people across the City of Lakeland; Dr. John Jackson was the first African American to serve on the Lakeland City Commission; Attorney Larry Jackson who was an African American lawyer in Lakeland. More information on these gentlemen is available at the Lakeland History and Cultural Center.
- The Florida's Children's Museum is holding its Annual Black History Program on February 7, 2026, starting at 1:00 p.m.

Mayor Sara Roberts McCarley gave an update on the Metropolitan Planning Organization Council during the Agenda Study Session.

Commissioner Guy LaLonde recognized Dr. Willie Speed who was the first African American principal here in Lakeland.

## CALL FOR ADJOURNMENT – 10 a.m.

Kelly S. Koos,
City Clerk

CITY OF LAKELAND FLORIDA
INCORPORATED JAN. 1 1885