



Board of Commissioners:
Ron Kemerer, Chairman
Kathleen Q. Litton, Vice Chairperson
Vivian Campbell, Secretary/Treasurer
Jay Alexander, Commissioner
Rebecca Harriman, Commissioner

Lealman Special Fire Control District

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Fire and EMS Administration:
Richard E. Graham, Fire Chief
David W. Brown, Deputy Chief
Randy Keirn, EMS Division Chief
Steve Wunderle, Training Division Chief

AGENDA

REGULAR MEETING

BOARD OF COMMISSIONERS

MONDAY, December 4, 2017
1:00 P.M.

- I. Call to Order
- II. Roll Call
- III. The Pledge of Allegiance
- IV. Public Comments
- V. Approval of Minutes

- VI. Voting Items
 - 1.) Resolution 2017-06
 - 2.) Educational Campaign Proposal
 - 3.) 2018 Schedule
- VII. Secretary's Report
- VIII. Chief's Report
- IX. Commissioner's Report
- X. Old Business
- XI. New Business
- XII. Good of the Organization
- XIII. Adjournment

RESOLUTION NO. 2017 - 06

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE LEALMAN SPECIAL FIRE CONTROL DISTRICT PROVIDING FOR A REFERENDUM TO BE HELD ON MARCH 13, 2018, FOR THE PURPOSE OF DETERMINING WHETHER THE DISTRICT SHALL BE AUTHORIZED TO LEVY NON-AD VALOREM SPECIAL ASSESSMENTS FOR THE FUNDING OF FIRE PROTECTION SERVICES AND FACILITIES; ESTABLISHING THE DATE OF THE REFERENDUM; APPROVING THE BALLOT QUESTION; PROVIDING FOR NOTICE OF THE REFERENDUM AND CERTAIN OTHER MATTERS IN CONNECTION WITH CONDUCT OF THE REFERENDUM; AND PROVIDING FOR AN EFFECTIVE DATE.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE LEALMAN SPECIAL FIRE CONTROL DISTRICT AS FOLLOWS:

SECTION 1. AUTHORITY. This Resolution of the Lealman Special Fire Control District (the "District") is adopted pursuant to the provisions of Chapter 2000-426, Laws of Florida, Chapter 191, Florida Statutes, and other applicable provisions of law.

SECTION 2. FINDINGS. It is hereby ascertained, determined and declared as follows:

(A) The District was created by Chapter 2000-426, Laws of Florida (the "District Charter") as an independent fire district under the provisions of Chapter 191, Florida Statutes, to provide fire and protection services within the District.

(B) Section 191.009, Florida Statutes, authorizes the District to levy non-ad valorem assessments, sometimes referred to as special assessments, on the lands and real estate benefited by its provision of fire protection services.

(C) Section 8 of the District Charter additionally authorizes the District to levy non-ad valorem assessments.

(D) Section 191.009(2), Florida Statutes, requires referendum approval for the first-time levy of non-ad valorem assessments by independent fire control districts.

(E) The Board of Commissioners of the District (the "Commission") has studied and discussed the proposed use of non-ad valorem assessments to fund a portion of the District's annual budgets for the Fiscal Year commencing on October 1, 2018 ("FY 2018-19") and future fiscal years.

(F) The Commission has carefully considered the Non-Ad Valorem Assessment Study prepared by Burton & Associates which describes the benefits conveyed by fire protection services and a methodology for apportioning the assessments among benefitted property according to historic calls for service (the "Assessment Report").

(G) The Assessment Report includes various funding scenarios and corresponding

assessment rates by which the District could fund all or some portion of its annual fire protection budget with non-ad valorem assessments.

(H) The District has historically relied upon ad valorem taxes as its primary source of funding for the provision of fire protection services and facilities.

(I) The Commission is considering the imposition of non-ad valorem assessments as an alternative revenue source which is less susceptible than ad valorem taxes to fluctuations in the value of real property and other market and economic factors which are outside the control of the District.

(J) Non-ad valorem assessments present a fair and equitable means to fund all or some portion of the District's annual fire protection service costs by allocating those costs among real property benefited by the fire protection services provided by the District under its enabling legislation and mission. The balance of costs not funded by the proposed non-ad valorem assessments, including the provision of emergency medical services, will continue to be paid for primarily by ad valorem revenues.

(K) The District has determined that it will be able to provide some degree of ad valorem property tax relief if a non-ad valorem assessment program is imposed to fund the provision of fire protection services.

(L) The District is considering adoption of a non-ad valorem assessment program beginning in FY 2018-19 which would include assessment rates designed to fund approximately \$940,000 or 17.5% of the District's fire protection budget for such fiscal year, which would allow for a reduction of the ad valorem taxes imposed by the District for fire protection up to that same amount.

(M) The assessment rates for FY 2018-19 would be approximately \$39.00 per improved residential parcel, \$0.040 per square foot for commercial property, \$0.017 per square foot for industrial/warehouse property and \$0.103 per square foot for institutional property, with square footages based upon the area of buildings (i.e. "under roof") and no assessments imposed against vacant, undeveloped property.

(N) In fiscal years thereafter, the assessments rates would not exceed \$99.00 per improved residential parcel, \$0.103 per square foot for commercial property, \$0.042 per square foot for industrial/warehouse property and \$0.260 per square foot for institutional property, pursuant to which the District would be funding almost all of its fire protection budget through assessments.

(O) The Commission now desires to call a referendum to present the proposed non-ad valorem assessment program to the general electorate of the District.

(P) The District has conferred with the office of the Pinellas County Supervisor of Elections (the "Supervisor of Elections"), which has agreed to conduct the referendum on the District's behalf in conjunction with the municipal elections to be held on March 13, 2018.

(Q) If the District electors authorize the imposition of non-ad valorem assessments, the Commission will initiate the additional implementation processes required under Chapters 191 and 197, Florida Statutes, including the provision of mailed notices to affected property owners detailing the amount of assessment proposed for each property, a public hearing and adoption of related resolutions which describe the total amount to be funded through the assessment, the rate of assessment for each property category, and whether to exempt from the assessment those properties which are exempt from the payment of ad valorem taxes.

SECTION 3. REFERENDUM CALLED.

(A) In accordance with Section 191.009, Florida Statutes, a referendum election is hereby ordered and called to be held on March 13, 2018, or such other date as may be agreed upon by the Supervisor of Elections, to approve the imposition of non-ad valorem assessments to pay a portion of the District’s annual fire protection budget.

(B) The referendum shall be open to all eligible voters of the District.

(C) The referendum shall be conducted by the Supervisor of Elections of behalf of the District, in accordance with all applicable requirements of law including but not limited to the provision of bilingual language assistance and the printing of all election materials in English and Spanish.

SECTION 4. BALLOT LANGUAGE. The title and ballot question to be used in the referendum shall be in substantially the following form:

**LEALMAN SPECIAL FIRE CONTROL DISTRICT
AUTHORIZATION TO IMPOSE
ANNUAL SPECIAL ASSESSMENTS
FOR FIRE PROTECTION SERVICES**

Shall Lealman Fire Control District impose special assessments for fire protection services in Fiscal Year 2018-19 at rates of \$0.040 for commercial property, \$0.017 for industrial/warehouse property and \$0.103 for institutional property, all per square foot under roof, and \$39.00 per residence, with future fiscal years limited to \$0.103 for commercial, \$0.042 for industrial/warehouse and \$0.260 for institutional, all per square foot, and \$99.00 per residence, as provided in District Resolution 2017- 06

----- **Y e s**
----- **N o**

SECTION 5. NOTICE. As required by Section 100.342, Florida Statutes, at least 30 days' notice of the forthcoming referendum, including its purpose and eligibility requirements for voting, shall be published by the District in a newspaper of general circulation in the District at least twice, once in the fifth week and once in the third week prior to the week in which the referendum

is to be held. Such notice shall contain the text of the proposed ballot question.

SECTION 6. AUTHORIZATION AND DIRECTION. District officials, staff, officers, general counsel, employees, agents and attorneys are hereby authorized and directed to do all things necessary to effectuate the referendum contemplated herein. Such authorization includes, but is not limited to, providing for printing of the ballot question approved herein and any other materials related to the election in both English and Spanish, coordinating as necessary with the Supervisor of Elections and payment of costs associated with the referendum.

SECTION 7. EFFECTIVE DATE. This Resolution shall be in full force and effect immediately upon its adoption.

THE FOREGOING RESOLUTION WAS OFFERED BY COMMISSIONER _____ WHO MOVED THE RESOLUTION'S ADOPTION. THE MOTION WAS SECONDED BY COMMISSIONER _____ AND, UPON BEING PUT TO A VOTE, THE VOTE WAS AS FOLLOWS:

- Commissioner Rebecca Harriman _____
- Commissioner Kathleen Q. Litton _____
- Commissioner Vivian Campbell _____
- Commissioner Jay Alexander _____
- Commissioner Ronald Kemerer _____

Passed in open and regular session of the Board of Commissioners of the Lealman Special Fire Control District, Florida this 4th day of December, 2017.

LEALMAN SPECIAL FIRE CONTROL DISTRICT

By: _____
Ronald Kemerer, Chairman

Attest: _____
Vivian Campbell, Secretary



Chief's Report

December 4, 2017

Injuries / Sickness / FMLA

1.) Off Duty Medical / Injuries / FMLA:

Tom Conley – Has retired.

Dan Fitzgerald – Last duty day, April 3, 2017. Is on Extended Leave.

2.) In the Line of Duty FMLA/Injuries:

Ernie Starkey – is off on leave.

Connell Witherspoon – Has returned to full duty.

Mike Groves – is off on leave.

Updates:

3.) 5490 43rd Street Property – DC Rexford is working to get three estimates for demolition.

4.) Data Driven Focus Group – Will begin meeting to work out the “foundational” and “priority dispatch” issues with meetings this year.

5.) AC for Station 21 – Both units have been fully installed and are working properly.

6.) Termites – Ranger Pest Control is spraying a second application of a special treatment and believes it is a way to save the district money. We will see if it works. DC Rexford is working on this project.

7.) Improving Security and Safety in the Front Office – Deputy Chief Brown is working on this project to improve the safety of our office personnel.