



Meeting Agenda Coversheet

MEETING DATE:		September 8, 2026		Submitted By: Erica Anderson, Town Clerk	
SUBJECT: <i>This will be the name of the Item as it will appear on the Agenda</i>		DISCUSSION & ACTION, RESOLUTION 26-29 RESCINDING AND REPLACING RESOLUTION NO. 26-24 AND APPROVING THE VISTA DEL LAGO PHASE IV SUBDIVISION SITE DEVELOPMENT PLAN FOLLOWING RECONSIDERATION AND REHEARING.			
STAFF RECOMMENDATION: (MOTION READY)		I move to approve Resolution No. 26-29, rescinding and replacing Resolution No. 26-24 and approving the Vista Del Lago Phase IV Subdivision Site Development Plan for approximately 7.31 acres, more or less, subject to the conditions and limitations stated in Resolution No. 26-29.			
SUMMARY and/or JUSTIFICATION:		Vista Del Lago of Polk County, LLC, through its authorized representative, requests approval of the Subdivision Site Development Plan for Vista Del Lago Phase IV. The proposed subdivision contains approximately 7.31 acres, more or less, and is identified as Polk County Parcel No. 27-28-34-853000-000121. The plan provides for 32 single-family residential lots with associated infrastructure, open space, improvements, and amenities. The Town Commission considered Resolution No. 26-24 and the SSDP on September 1, 2026. Resolution No. 26-29 presents the matter for independent reconsideration and rehearing on September 8, 2026, following identification of a voting conflict involving the Mayor and inconsistent acreage references in the prior project materials. The resolution confirms the project acreage as approximately 7.31 acres, more or less, rescinds and replaces Resolution No. 26-24, and establishes Resolution No. 26-29 as the current and controlling Commission action. Resolution No. 26-29 also requires related documents to identify the approved property consistently, limits the Town Manager to administrative and ministerial implementation of the Commission's approved substantive terms, requires the Town Attorney's approval as to form and legal sufficiency, and requires material changes to return to the Town Commission for approval.			
SELECT, if applicable		AGREEMENT:		BUDGET:	
		STAFF REPORT:		PROCLAMATION:	
		EXHIBIT(S):		OTHER:	
IDENTIFY EACH ATTACHMENT. <i>For example, an agreement may have 2 exhibits, identify the agreement and Exhibit A and Exhibit B</i>		Coversheet Corrected Resolution 26-29 Signed Developers Agreement Subdivision Site Development Plan and exhibits			
SELECT, if applicable		RESOLUTION: 26-29		ORDINANCE: N/A	

IDENTIFY FULL RESOLUTION OR ORDINANCE TITLE <i>(If Item is <u>not</u> a Resolution or Ordinance, please erase all default text from this field's textbox and leave blank.)</i>		RESOLUTION NO. 26-29 A RESOLUTION OF THE TOWN COMMISSION OF THE TOWN OF DUNDEE, FLORIDA, RESCINDING AND REPLACING RESOLUTION NO. 26-24; REHEARING AND APPROVING THE SUBDIVISION SITE DEVELOPMENT PLAN FOR THE VISTA DEL LAGO PHASE IV SUBDIVISION FOLLOWING RECONSIDERATION OF THE TOWN COMMISSION'S SEPTEMBER 1, 2026 ACTION; CORRECTING AND CONFIRMING THE PROJECT ACREAGE; MAKING FINDINGS; AUTHORIZING LIMITED ADMINISTRATIVE IMPLEMENTATION OF THE COMMISSION'S APPROVAL; REQUIRING RELATED DOCUMENTS TO BE APPROVED BY THE TOWN ATTORNEY AS TO FORM AND LEGAL SUFFICIENCY; PROVIDING FOR CONFLICTS; PROVIDING FOR SEVERABILITY; PROVIDING FOR ADMINISTRATIVE CORRECTION OF SCRIVENER'S ERRORS; AND PROVIDING FOR AN EFFECTIVE DATE.	
FISCAL IMPACT <i>(if any):</i>		This Ordinance will not produce any fiscal impacts to the Town.	\$0.00