

**FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONERS
REGULAR MEETING
NOVEMBER 21, 2000**

OFFICIALS IN ATTENDANCE: Clarence Williams, Chairman; Bevin Putnal, Jimmy Mosconis, and Eddie Creamer, Commissioners; Kendall Wade, Clerk; Amelia Varnes, Deputy Clerk; Alfred Shuler, County Attorney.

ABSENT: Commissioner Sanders

(Tape 1-22) County Judge Van Russell swore Commissioners Williams, Putnal and Creamer into office.

(Tape 1-61) Chairman Williams announced that Commissioner Sanders was absent today. He said she was in Tallahassee attending the swearing in of her brother, the newly elected Representative Will Kendrick.

(Tape 1-63) Commissioner Putnal made a **motion to pay the County bills.** Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.**

BILL MAHAN-COUNTY EXTENSION DIRECTOR

(Tape 1-69) Mr. Mahan said he had attached a copy of the Spring 2001 catalog of distance education classes that will be offered by the College of Agricultural and Life Sciences, UF IFAS Distance Education.

(Tape 1-93) He said the Franklin County Monarch Tagging Team met before sunrise on October 26th and November 15th to catch and tag monarch butterflies migrating through Franklin County. He stated on October 26th, 38 monarchs were captured tagged and released. He said last week more than 400 monarchs were captured and released.

(Tape 1-114) He informed the Board the Florida Vibrio Vulnificus Risk Management Work Group met in Tallahassee on November 14th to review the Department of Agriculture and Consumer Service's response to the work group's draft Vv. Management Plan and to develop a consensus plan. He stated the meeting went very well and a final working group/DACS draft Vv. Risk Management Plan was written. He said the final draft has been distributed for final comments. He informed the Board that once the final draft is approved, DACS will schedule 4 public workshops in oystering areas around the State of Florida to get public input on the Management Plan.

(Tape 1-216) Mr. Mahan said there has been an Alligator Harbor Clam Aquaculture Workshop scheduled for December 11, 2000 from 6 p.m. to 8 p.m. at the Research Reserve.

HUBERT CHIPMAN-SUPERINTENDENT OF PUBLIC WORKS

(Tape 1-239) Mr. Chipman said he didn't have anything to report to the Board this morning expect that the boat ramps in Eastpoint have been cleaned up.

(Tape 1-247) Commissioner Creamer said there were some dead pine trees on First Street in Eastpoint. He stated the people who own the property are having all the trees on their property cut down and on the County right-of-way in front of their house is where the dead trees are located. He asked Mr. Chipman to take care of this matter. Mr. Chipman said if they are on County right-of-way he would take care of them. Commissioner Creamer asked him to make contact with the property owner, Arthur Hollenbeck. Mr. Chipman assured Commissioner Creamer he would check into the problem.

VAN JOHNSON-SOLID WASTE DIRECTOR

(Tape 1-275) Mr. Johnson said he along with Mr. Chipman have continued to work on the Job Classifications for Non-Supervisory Positions for Franklin County employees. He reminded the Board this was the plan he, Mr. Crum, and Mr. Pierce had been working on for quite some time. He reported they had finally prepared a formal proposal for the Board entitled "Franklin County Public Works-Job Classifications for Non-Supervisory Positions." He informed the Board they had arrived at a beginning salary for County employees of \$8.15 an hour or \$16,952.00 annually. He said the current beginning salary was \$7.00 an hour or \$14,560.00 annually. He explained that if the Board approves or adopts this plan it would affect certain employees in the Road Department and the Solid Waste Department. He said he had listed those employees in the proposal, which would only require minor adjustments to come into compliance with this new plan. Commissioner Creamer asked Mr. Pierce if his department would fall into this new plan. Mr. Pierce replied not unless the Board directed him to. Commissioner Creamer said he wanted this starting salary to apply to everyone in the County because he felt \$14,000.00 was poverty wages especially when you have a family to support. Mr. Pierce stated he just hired a new employee and it would certainly have an impact on her. Commissioner Creamer said he definitely wanted the Planning and Zoning Office included in the plan. He stated he wanted it Countywide for County employees. Mr. Johnson said the funding for his increases would come out of the Solid Waste Grants and Mr. Chipman's increases could be funded out of his regular budget, personal services. Mr. Chipman said he felt \$6,000.00 would take care of his increases. Mr. Johnson said the increases would begin at the first of the year for some and April 1st for others. Commissioner Mosconis said he would make the **motion to accept and adopt the "Franklin County Public Works-Job Classifications for Non-Supervisory Positions" as submitted this morning.**

Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.**

Commissioner Mosconis said he felt Mr. Chipman and Mr. Johnson had done an outstanding job putting it together. Commissioner Creamer said he wanted to be sure the Planning and Zoning Office was included. Commissioner Mosconis said Mr. Pierce would need to address the financial part and see if he has the money. He asked Mr. Pierce to report back to the Board at the next meeting.

(Tape 1-389) He informed the Board he would be on vacation beginning December 4th for the remainder of the year.

(Tape 1-401) Commissioner Putnal thanked Mr. Johnson for picking up the "stuff" along side of the road. He stated it was a big help.

(Tape 1-407) Commissioner Mosconis said he talked to Mr. Johnson the other day about a problem with the garbage provider. He stated they were not putting receptacles back and he asked him to monitor them regarding this problem.

ALAN PIERCE-DIRECTOR OF ADMINISTRATIVE SERVICES

(Tape 1-447) Mr. Pierce asked the Board for direction on requesting DEP funding for improvements to Stormwater systems in the County. He informed the Board the funding is a 3.33% low interest loan, not a grant. He said if the Board wants to pursue this then he would need to know where to start. He stated the deadline for an answer is December 8th, so it could wait until the next Board meeting. He asked the Commissioners to think about Stormwater projects in their individual districts. Commissioner Mosconis said he would like to pursue this funding source. He asked Mr. Pierce to contact Dan Tonsmiere, Water Management District, to see if he could assist the County.

(Tape 1-531) Bill Hartley, Apalachicola Bay and River Keeper, Inc., ABARK, said he would like to inform the Board that EPA evidently has some money available for these projects as well.

(Tape 1-607) He gave the Board a copy of the "Proposed State Highway Access Connection Notice of Intent to Issue Permit" for the Apalachicola Airport Road. He said the "Notice of Intent" has been issued by FDOT.

(Tape 1-630) He updated the Board on the status of the Airport Road. He said the Airport Committee met and decided to keep the road in its current location and directed Mr. Charles Chase, Wetland Biologist with Preble-Rish, to negotiate with DEP and the USCOE to mitigate for impact the new road would have on 2 wetland areas. He explained the choice was to relocate part of the road, or keep the road in the current location and mitigate for impact. He said the timetable for when an agreement on mitigation will be reached is uncertain, but he expects it will be 90 days before everything is worked out. He presented the Board with a copy of delineated wetlands prepared by Mr. Chase.

(Tape 1-668) He said the Road Department is tearing up the necessary part of Gorrie Drive this week for the proposed SGI County Park. He said Mr. Mason Bean, SGI Civic Club, has informed him on the progress on the volunteer efforts to build the bathrooms or beach gazebos. He said construction of the bathrooms will begin on December 1st. Mr. Chipman said the Road Department is hauling the asphalt to the Landfill for stock piling. He explained they crush the asphalt up and use it.

(Tape 1-699) He stated he believed the controversy over the playground in the SGI County Park may be over with. He said the "Let the Children Play" Foundation seems to be moving in another direction for the playground.

(Tape 1-717) He reported he asked the Sheriff's Department to tag 2 abandoned vehicles on Ridge Road. He said the neighbors were complaining about the vehicles. He said he was just informing the Board in case they got any complaints from the vehicle owners.

He stated the vehicles were on the County right-of-way in the Ridge Road area. He said he hopes they move the vehicles soon.

(Tape 1-738) He informed the Board the County, at this time, is seeking \$420,000.00 in repair and mitigation funds from FEMA for the damage, to County roads, caused or associated with Tropical Storm Helene in September. He said FEMA has completely changed the way damage reports are written, by requiring the County do all the work write-ups and cost calculations. He informed the Board FEMA used to send in a team to do the work themselves. He said this shifting of responsibilities to the County has created hours and hours of unexpected work for Emergency Management Director Tim Turner, with him assisting to some degree. He said the change saves FEMA a lot of money in personnel costs, but he said he believes it will slow down dramatically the time it takes for the County to get approval for repairs and mitigation projects. He stated under the old system, when FEMA left the County after a few days of non-stop work, the County knew precisely what work had been approved and what had not. He said now the County submits the projects and it has to be approved by a State reviewer, if the project is under \$58,000.00, but if it is over that amount, then the State writes up the project, and FEMA approves it. He stated this additional workload is fairly technical and both he and Mr. Turner are left trying to decide and calculate costs for everything from replacing culverts to fixing roads. He explained that if Tropical Storm Helene had been a large disaster, he and Mr. Turner would have been forced to ask the Board to hire consultants to do this type of work. He reported if the work is approved, then the administrative costs of figuring out the project are reimbursable, but if the project is not approved the County could have hours of consultants time billed for which there would be no reimbursement. He said he strongly disagree with this new approach, it may work in large Counties with engineering staffs but in small Counties where the technical staff are paid consultants, it could cost the County a lot of money.

(Tape 1-856) Mr. Pierce said he would like the Board to authorize the Chairman to sign the Hazard Mitigation Grant with DCA to put shutters on the Franklin County Senior Citizens building in Carrabelle. He stated the grant is for \$15,000.00 with a local match of \$1,875.00, which would come from the Senior Citizens. He explained he is still discussing with the Center what kind of shutters they want to install. He said if they choose shutters costing more than \$15,000.00 they will have to pay the additional costs. He informed the Board this money came from an allocation of funds from Hurricane Georges, which was in 1998, to give everyone an idea of how long it is taking to get projects funded. Commissioner Putnal made a **motion authorizing Chairman Williams to sign the DCA Hazard Mitigation for \$15,000.00 to install shutters on the Carrabelle Senior Citizens Center in Carrabelle.** Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.**

(Tape 1-902) He said Ms. Shirley Walker, FC SHIP Administrator, would like to move \$40,000.00 of funds from the program that buys a home for 1 recipient, to the down payment assistance program, as there is a back log of people seeking down payment assistance. He said the down payment assistance is capped at \$10,000.00 per client so 4 families can be helped with this money. Commissioner Mosconis made a **motion**

authorizing moving \$40,000.00 of funds from the program that buys a home to the down payment assistance program as requested by Ms. Shirley Walker, SHIP Administrator. Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.** Commissioner Creamer stated he is still receiving numerous complaints about the SHIP Program and the way it is being run. He said the Board is eventually going to have to address this problem. He stated he had heard complaints from citizens about the way they are treated over the telephone. He said some people have had applications submitted for a year or so and when they call to find out the status of their application they are being told not to call back and being told they are like "children trying to take candy." He stated this is no way for these people to be talked to and he is going to get several of these people to write-up some complaints on these people. He said something is going to have to be done-it cannot continue. Commissioner Mosconis asked Commissioner Creamer if he had called the SHIP office. Commissioner Creamer said he had called several times and it doesn't do one bit of good. Commissioner Mosconis suggested asking them to come to the meeting. Chairman Williams said that would be the best idea. Mr. Pierce said the County has a contract with the Senior Citizens Center to administer this program. Commissioner Mosconis stated he agreed with Commissioner Creamer, since he had several problems with them as well. Chairman Williams interrupted this discussion to open bids.

BIDS-ONE (1) CATEPILLAR 950 4X4 WHEEL LOADER OR EQUIVALENT (Tape 1-979) Kendall Wade, Clerk, announced the opening of bids for one Caterpillar 950 4x4 Wheel Loader or equivalent. He opened and read aloud the following bids: Flint Equipment Company, \$149,600.00; Ring Power Corporation, \$139,220.00; and Tractor and Equipment Company, \$151,896.00. Commissioner Mosconis made a **motion authorizing Mr. Chipman to review the bids and make a recommendation to the Board.** Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.**

BIDS-ONE (1) 2001 RD 688 MACK LOWBOY OR EQUIVALENT (Tape 1-1061) Mr. Wade announced the opening of bids for one 2001 RD 688 Mack Lowboy or Equivalent. He opened and read aloud the following bid: Action Truck Center, \$66,316.00. Commissioner Mosconis asked if this was the only bid. Mr. Wade replied yes it was. Commissioner Mosconis made a **motion authorizing Mr. Chipman to review the bids and make a recommendation to the Board.** Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.**

ALAN PIERCE-CONTINUED

(Tape 1-1096) Mr. Pierce continued his report at this time. He said the Planning and Zoning Commission met in regular session on November 14, 2000 and recommends the following action: Approval for Frank Pilcher to construct a private boat dock on Lot 4, Block 54, Unit 5, SGI. Commissioner Creamer made a **motion approving the construction of a private boat dock for Frank Pilcher.** Commissioner Putnal seconded the motion. All for. **MOTION CARRIED.** Approval for James K. Duffes to construct a private boat ramp on Lot 6, Block 56, Unit 5, SGI. Commissioner Creamer made a **motion approving the construction of a private boat ramp for James K. Duffes.** Commissioner Putnal seconded the motion. All for. **MOTION CARRIED.**

Approval for Ronald Fowler to construct a private boat dock on Lot 32, Magnolia Bay Subdivision, Eastpoint. Commissioner Creamer made a **motion approving the construction of a private boat dock for Ronald Fowler.** Commissioner Mosconis seconded the motion. All for. **MOTION CARRIED.** Approval for James Crowe to construct a private dock and boatlift on Lot 9, Tract 39, East End, SGI. Commissioner Creamer made a **motion authorizing the construction of a private dock and boatlift for James Crowe.** Commissioner Mosconis seconded the motion. All for. **MOTION CARRIED.** Approval for The Landings at St. Teresa to modify an existing dock, The Landings is a recorded subdivision adjacent to Bay North. Commissioner Putnal made a **motion approving the modification of an existing dock for The Landings at St. Teresa.** Approval for Thomas Lewis to construct a private dock on a lot in Section 2, T8S, R5W, on Carrabelle Beach. Commissioner Putnal made a **motion authorizing the construction of a private dock for Thomas Lewis.** Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.** Approval for Thomas Lewis to construct a private dock on a lot in Section 35, T7S, R5W, on Carrabelle Beach. Commissioner Putnal made a **motion authorizing the construction of a private dock for Thomas Lewis.** Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.** Concerning the rezoning and change of land use for a parcel known as the Alligator Point Marina on Alligator Point. The Commission recommends in favor of the change from C-3 to Planned Unit Development (PUD) to allow for the removal of the RV Park, the building of 31 residential units, and to rebuild the dry storage. The motion passed unanimously with the understanding that the existing 50-foot dry storage building would be replaced with a 48-foot dry storage building, and that the lane use and zoning change be tied to the new owners actually taking title to the property. The proposal has been presented to the Alligator Point Taxpayer's Association and they have approved of the changes. Mr. Pierce said he would need authorization to schedule a public hearing. Commissioner Putnal made a **motion authorizing a public hearing be scheduled to consider a land use and zoning change for a parcel known as the Alligator Point Marina on Alligator Point.** Commissioner Putnal seconded the motion. All for. **MOTION CARRIED.** The Commission heard a request for rezoning Lots 42-46, Block 10 West, Unit 1, SGI, from C-2 to C-4. This is the current location of Finni's Restaurant. The Commission recommends in favor of the rezoning request. The request was submitted by Mr. Ernest Johnson, owner. Commissioner Creamer made a **motion authorizing a public hearing to be scheduled to consider a rezoning for Finni's Restaurant on SGI.** Commissioner Putnal seconded the motion. All for. **MOTION CARRIED.** The Commission heard a request for a zoning and land use change on approximately 200 acres on the Crooked River north of Carrabelle, requested by Mr. Bill Wells, owner. The proposal is to go from A-2, one unit per 40 acres to R-6, one unit per 10 acres. The Commissioner recommends in favor of the request. Commissioner Putnal made a **motion authorizing a public hearing be scheduled to consider a land use and zoning change for approximately 200 acres on the Crooked River owned by Mr. Bill Wells.** Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.** The Commission reviewed the final plat for Kinja Bay Subdivision. This parcel is Tract 34, East End, SGI. The parcel received approval from the BOA for a cluster development, which this subdivision plat conforms to. There has been a great deal of debate from at least 1 neighbor regarding the extent and nature of the wetland on Tract

34, and whether the County should allow 7 houses on Tract 34. The Commission recommends in favor of the final plat. Charles Lardent, owner of Tract 33 SGI, said he was here this morning to speak in opposition of this proposal. He said he had a petition, not submitted to the Board, signed by many of the neighbors of this proposed development. He gave a lengthy presentation as to the reasons he is against this development. Tom Adams, SGI, also presented reasons for his opposition to the development. He presented the Commissioners with a package of excerpts from the Franklin County Comprehensive Plan citing the inconsistencies with the development and the Comp Plan. Dan Garlick, representative of the owner Mr. Morgan, said he had followed all of the necessary steps required by the County for this development. He said they have done the very best they can to use this property and wetlands it contains. He stated he felt 7 houses are not excessive. Chairman Williams interrupted the meeting at this time to conduct a schedule public hearing.

PUBLIC HEARING-HURRICANE EARL CDBG DRAINAGE PROJECTS

(Tape 1-2156) Mr. Pierce asked Mark Curenton, Assistant Planner, to conduct this public hearing. Mr. Curenton said the State had disallowed the Courthouse Drainage Project included in the CDBG plan. He said he would like to hear any public comment at this time if anyone had anything to say. He stated the money would be spent on the existing projects approved. He said if there is any money left over from those projects then the County can modify the grant when the exact amount of money is determined. Mr. Curenton said he did need the Board to authorize the Chairman's signature on the CDBG paper work. Commissioner Putnal made a **motion authorizing the Chairman's signature on the Hurricane Earl CDBG Drainage Project paper work.** Commissioner Mosconis seconded the motion. All for. **MOTION CARRIED.**

HUBERT CHIPMAN-BID RECOMMENDATION

(Tape 1-2360) Mr. Chipman said he had reviewed the bids and recommends the Board allow him to re-bid the 2001 RD 699 Mack Lowboy Tractor or equivalent. He said the bid submitted was for a 10-speed transmission and most of the other trucks have a smaller speed transmission, which they were used to. Commissioner Putnal made a **motion authorizing Mr. Chipman to re-bid the 2001 RD 699 Mack Lowboy or equivalent.** Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.** He stated he would recommend the Board award the bid for the Caterpillar 950 4X4 Wheel Loader to Ring Power. Commissioner Putnal made a **motion authorizing Mr. Chipman to award the bid for the Caterpillar 950-4X4 Wheel Loader to Ring Power.** Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.**

ALAN PIERCE-CONTINUED

(Tape 1-2470) Mr. Pierce gave his opinion on the matter and said he felt this was a good use of the Tract. Several residents of SGI and members of the ABARK spoke against the development as well. After further discussion Commissioner Putnal made a **motion to table this decision until the Commissioners could physically go over to the property to inspect it.** Commissioner Creamer seconded the motion. All for. **MOTION**

CARRIED. Chairman Williams said he was going to interrupt Mr. Pierce again so he to allow Mr. Harper to speak as scheduled on the Agenda.

BOB HARPER-PRESIDENT, SGI CIVIC CLUB-SGI UTILITY INCREASES

(Tape 1-3601 Continued on Tape 2) Mr. Harper said he wanted to know how disappointed he was the Commissioners did not attend the PSC Public Hearing scheduled in Tallahassee on Tuesday, November 7, 2000 to discuss the proposed changes in the rates for utilities on SGI. He said they requested a 20% increase and received an 11.3% increase. Commissioner Creamer asked if a gradual increase was discussed. Mr. Harper replied yes they did. He explained at completion of the project, 2003, the rate increase requested would triple the current utility rates. He said this would occur eighteen months from now. He said at the end of the project there would be a review of the proposals and then a determination would be made as to whether to adjust the rates up or down. He stated everything being done now is being decided on estimates, which he feels is improper. Commissioner Mosconis asked Mr. Harper had they considered forming their own water and sewer district. Mr. Harper said he did not think that was prudent. Commissioner Mosconis said if they created their own district they would be eligible for funding. He said the Legislature creates and authorizes the establishment of these districts and now is the perfect time to ask for one. He said he would make a **motion directing Mr. Shuler, the County Attorney, to look into the forming of a water and sewer district for SGI and exactly what it involves.** Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.** Mr. Harper said he really didn't think the residents of SGI could afford this. Commissioner Mosconis said even if all the remedies Mr. Harper had suggested were allowed there would still be a problem. He stated there would always be a problem with the utility system on SGI. Mr. Harper said they didn't have any objections to any kind of analysis that would help them with this current problem. Commissioner Mosconis said this is the time to make a change if the citizens of SGI want to make a change. Mr. Harper agreed and thanked the Board for their consideration this morning.

JUDGE REYNOLDS-CHIEF JUDGE-2ND CIRCUIT-ARTICLE V MATTERS

(Tape 2-212) Mr. Wade introduced Judge Reynolds to the Board and informed them he invited Judge Reynolds here to discuss Article V funding and expenditures. He introduced Judge Russell, Franklin County Judge, Judge F. E. Steinmeyer, III, Circuit Judge and Terre Cass, Office of the State Court Administrator. Judge Reynolds thanked the Board for allowing him to address them this morning. He stated he was here to ask for the Board's help. He explained there are some Article V funds, given to this circuit by the Legislature, to be used to build court facilities. He said, at this stage, having spoke to the judges who work in Franklin County it was their considered opinion, because there is a time frame associated with some of this money which has to be encumbered by June 30, 2001, that the County needs to start moving in the direction of establishing how this money is going to be spent. He stated he would recommend the Board adopt by motion a recommendation to employ an engineer to do some initial site planning to decide what can be built within the present limitations. He said the judges are committed to a multi-purpose building to serve all the people of Franklin County. He stated it could be a Board facility, a Court facility, and it could serve as a general public meeting room. He

explained a multi-purpose building was needed, but he didn't know where would it be built. He said that is why he is encouraging the Board to hire an engineer with Article V funds to do a site plan. He stated there were numerous questions that needed to be addressed such as parking, moving people back and forth to the building if it is located away from the Courthouse, covered walk ways, etc. He said he wanted the Clerk to work with the judges and the necessary personnel to come up with some initial plans for the Board to consider. He reminded the Board there was a strict time line regarding these funds. Commissioner Mosconis asked how much money were they talking about. Mr. Wade replied there was approximately \$375,000.00 in the Article V fund for Franklin County. He said the money has to be earmarked before June 30th and this is the reason he invited the Judges here today. He stated a motion has to be made to appropriate the funds for future construction of judicial offices, courtrooms, etc. He said the County will receive another \$100,000.00 this year and possibly another \$100,000.00 next year. He reported the County has been putting \$30,000.00 to \$40,000.00 in Capital Outlay for Courthouse renovations for the past 8 years and it contains approximately \$175,000.00 that can be used with the Article V money. He said the County could begin to look into the best way to utilize the current assets of the Courthouse. Commissioner Mosconis said he would make a **motion committing these Article V funds to future construction or renovation of the Franklin County Courthouse for court related facilities.**

Commissioner Putnal seconded the motion. All for. **MOTION CARRIED.**

Commissioner Mosconis said since the County already has Preble-Rish under contract David Kennedy who works in Franklin County could do the initial site plan, etc. Mr. Wade said as long as they did not charge over \$5,000.00 to prepare the site plan.

Commissioner Mosconis said the Board needed a new meeting room too since this room had gotten entirely too small. Commissioner Mosconis made a **motion directing the County Engineer, David Kennedy, to met with the Judges, Clerk, etc. and prepare a minimal site plan to present to the Commissioners as soon as possible.**

Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.** Mr. Pierce said David Kennedy would be here at the Courthouse on Monday and he would get him to look over the area and see what he would recommend. He said he knew Mr. Kennedy would have to have some idea about how much room was needed, how much money was being allocated to the project, etc. Mr. Wade stated he would meet with Mr. Kennedy when he came over Monday. Judge Reynolds reiterated he wanted something done as soon as possible because space was a real problem in Franklin County.

ALAN PIERCE-CONTINUED

(Tape 2-655) Mr. Pierce continued his report at this time regarding the Planning and Zoning Commission recommendations as follows: The Commission reviewed and approved the final plat for Emerald Shores Subdivision, a 3 lot subdivision between Eastpoint and Carrabelle, on U.S. 98, about a mile east of SR 65. Commissioner Creamer made a **motion approving a final plat of Emerald Shores Subdivision.** Commissioner Putnal seconded the motion. All for. **MOTION CARRIED.** The Commission reviewed and approved a sketch plat for a cluster development on Tract 47, East End, SGI and recommends the Board not take action on the proposed subdivision until after the BOA considers the special exception to allow the cluster development. The Commissioner reviewed and approved a sketch plat for a 5-lot subdivision on Tract 10, East End, SGI

that has been partially developed for approximately 15 years. They recommended to Mr. Willie Norred, one of the owners, that they complete the platting process for the tract as several of the lots have been deeded out, but the subdivision was never recorded. The name of the subdivision is Tract 10 East End Beaches. Mr. Norred explained Tract 10 was subdivided in 1984; the plan was submitted to Planning and Zoning, it was submitted to the BOA and also approved by the County Commissioners. He informed the Board the subdivision provided for 6 lots on a 5-acre tract. He said the 6th lot was a ghost lot, which could only be used if Franklin County changed its land use regulation. He stated this is a reconfiguration of the Tract 10, combining 4 lots into 2 lots and creating another 1-acre lot. He said when it was approved in 1984 it didn't require the Subdivision be recorded in the public records. He stated they will have the subdivision recorded in the public records. Commissioner Creamer made a **motion to approve a sketch plat for Tract 10 East End Beaches.** Commissioner Mosconis seconded the motion. All for. **MOTION CARRIED.** The Commissioner had tabled an item from last month regarding the rezoning of 7-acres owned by Ms. Freda White, from A-2 to R-3, because of some confusion over the proposed development. The property will be developed for one house on 7-acres. The Commissioner recommends in favor of the rezoning and land use change and the scheduling of a public hearing to hear this request. Commissioner Creamer made a **motion authorizing the scheduling of a public hearing to consider the rezoning and a land use change for 7-acres owned by Ms. Freda White from A-2 to R-3.** Commissioner Putnal seconded the motion. All for. **MOTION CARRIED.** The Commission reviewed and approved 2 sketch plats for subdivisions on C. C. Land Road, known as Golden Acres, Phase I, and Golden Acres, Phase II. Commissioner Putnal made a **motion approving 2-sketch plats-Golden Acres, Phase I and Golden Acres, Phase II on C. C. Land Road in Eastpoint.** Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.** Mr. Pierce said this concluded his Planning and Zoning Commission report.

(Tape 2-1070) He updated the Board regarding the FDOT Outreach Program for Franklin County. He said Mr. Kennedy, County Engineer, informed him verbally yesterday the County has been approved for the County Road 67 Project. He stated the County would have to provide 25% of the funds and FDOT would provide the other 75% to finish paving CR 67. He stated the approximate project cost should be \$800,000.00 so the County's portion should be approximately \$200,000.00. He informed the Board he just wanted them to know the project appears to be on track, but it would be 3 or 4 months before all the necessary paper work was in place. He explained this was a reimbursement program whereby the County will hire the contractor and expend the funds, and then the County will be reimbursed by FDOT. He said an interlocal agreement will be required between the County and FDOT. He informed the Board there is about \$200,000.00 in the Local Option Gas Tax Fund. Commissioner Creamer said he wanted the Board to remember that he has got to do some paving in his District since there hasn't been any. Chairman Williams said he felt the same way. Mr. Pierce said when the contract is awarded the contractor could, possibly, do some additional paving while he is here.

(Tape 2-1140) He reported he received a request from A & E Development to issue a permit for Ben Johnson's sewer plan as part of the Resort Village Development. He said the request is being reviewed now. He stated he just wanted the Board to know what is going on with Resort Village on SGI. Commissioner Putnal asked Mr. Pierce if Mr. Johnson sold all of that property. Mr. Pierce replied he did, but he did retain ownership of the sewer plant. Mr. Tom Adams, SGI, stated he objected to this permit being issued by PSC and he had informed them of this. He said when the DEP held the hearings on the development DEP decided the absorption beds and the plant could not be separated. He stated Mr. Johnson sold the absorption beds so he doesn't control them, but he is apparently applying for a permit to build the plant. He said according to DEP the entity cannot be divided so there is ownership in 2 different divisions of the plant without the certificate of PSC being transferred to Phipps Ventures from Ben Johnson. He stated Mr. Johnson has either a quarter or half an acre for a plant with no place to put the affluent. He said he has filed an objection with PSC. Mr. Pierce informed Mr. Adams he was going to meet with the County Attorney to see what, if anything, the County needed to do.

KENDALL WADE-CLERK

(Tape 2-1200) Mr. Wade said Ms. Susan Ficklen, Administrator George E. Weems Memorial Hospital, and Mr. David Paris, Centennial HealthCare, was present today to answer any questions anyone may have regarding the Critical Access Hospital status they have applied for. Chairman Williams discussed the hospital providing space for a free dental clinic for Franklin County. Ms. Ficklen said there are virtually no more rooms available for use at the old Health Department. She stated she was reluctant to commit to a service she just recently heard about. She explained she will call Ms. JoAnne Thomason, FCPHU, to get more details about the clinic. Mr. Wade reminded Ms. Ficklen he needed a list of the rooms which actually need to be painted before the CAP Office is moved out to the old health department. Ms. Ficklen said she understood that information wasn't needed until after the first of December. Mr. Wade said that would be fine, but he just needed to know as soon as possible. Ms. Ficklen reported she did meet with Commissioner Mosconis regarding the CAH status. Commissioner Mosconis said he thought it would be a "win-win" situation for both the County and the Hospital. He said he would recommend the Hospital pursue this status. He explained it was a situation where the Federal Government had gotten involved with these rural hospitals because they understand the dilemma they are in. He said this was a way the Feds could fund these hospitals to keep them viable in small and sparsely populated areas. Ms. Ficklen reported the air conditioning and heating installation should be complete soon.

(Tape 2-1472) He said the City of Carrabelle had approved and asked the Board to confirm their appointments to the Apalachee Regional Planning Council. He stated they had submitted the names of Commissioner Raymond Williams, as member, and Mayor Wilburn Messer, as alternate. Commissioner Putnal made a **motion confirming the appointment of City of Carrabelle Commissioner Raymond Williams, as member, and Mayor Wilburn Messer, as alternate, to the Apalachee Regional Planning Council.** Commissioner Creamer seconded the motion. All for. **MOTION CARRIED.**

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(Tape 2-1493) He informed the Board the City of Carrabelle had also named Franklin Mathes, Jr. as their representative on the Animal Adjudicatory Board. He stated he was just informing the Board of this appointment. He said Mr. Mathes, Jr. will serve as member for the next 2 years.

(Tape 2-1507) Mr. Wade said some time ago the Commissioners discussed purchasing some property in Carrabelle to build a Courthouse Annex. He said Mr. George Jackson had sent him a letter and map of some lots he owns next to the Senior Citizens Center in Carrabelle. He presented each Commissioner, the County Attorney, and Mr. Pierce with a copy of the letter and map reflect the asking price of Lot 7 and house, and Lots 8-9 and house available in Block 138 on First Street of \$70,000.00. Mr. Wade asked the Commissioners to review this information. Mr. Pierce asked Mr. Wade how large the building was going to be so an appropriate piece of land could be purchased. Mr. Wade replied that while Mr. Kennedy is reviewing the Courthouse addition he might want to consider this request.

ALFRED SHULER-COUNTY ATTORNEY

(Tape 2-1586) Mr. Shuler informed the Board he received a notice yesterday that the Living Waters Assembly of God Church has approved the ditch easement requested by the County. He said he would pursue the finalization of this project.

(Tape 2-1596) He stated he has been reviewing the St. James Bay PUD Ordinance. He said he proposed some changes to the document. He reported he spoke to the developer's attorney about the changes.

(Tape 2-1605) He said he prepared a resolution and received a letter from Florida Fish and Wildlife Conservation Commission regarding the resolution. He stated the letter informed him they would be adding Franklin County Board to their mailing list of organizations to receive the FWC's Commission Agenda. He said the letter reflected they would try to keep the County informed about specific regulatory changes or other actions affecting Franklin County. He informed the Board the letter also stated that Senator-elect Al Lawson had appeared at the meeting to encourage FWC to review the current regulations regarding size limits on oysters. He said the letter also stated the FWC staff has agreed to review these rules and report to the Commission at a future date.

(Tape 2-1667) He stated he prepared a Memorandum of Agreement between the County and EER Systems, Bruce McCormack. He said the Chairman signed the document and he has sent the document to EER Systems for their review and signatures.

(Tape 2-1685) He explained he spoke to representatives from the Pat Thomas Insurance Agency regarding the school bus use in evacuations or disasters and lawsuits involving the Sheriff. He said they are checking into the cost of riders for the County insurance and will contact him when they have arrived at some figures.

(Tape 2-1721) He said he would check into the theories and rules regarding clustering in Franklin County. He stated then he would be able to advise the Board on the questions being asked about the clustering issues.

MATTERS FROM THE FLOOR

(Tape 2-1746) Mr. Richard Harland, SGI, said he lives at the East End of SGI near Mariner's Harbor. He stated Mariner's Harbor is a cluster development. He reported it seems to him the realtors are the ones selling tracts of land to people who do not know anything about the topography of that ground. He stated if they buy 7-acres then they think they can build on 7-acres and only 3-acres are really build able. He said these people need to think about what they are buying. He stated he doesn't see why the County is trying to shoe horn 10 houses on 10 acres where there are some areas that are not build able.

(Tape 2-1789) Mr. Tom Adams, SGI, said he wanted to thank the Board because he believes SGI is a great success stories in Florida. He stated the success is proved by the high property values and benefit to the County. He said he appreciates the way the Board monitors the growth on the Island. He stated he does appreciate the Board's interest in the water problems as well.

(Tape 2-1815) Commissioner Creamer said he spoke to Dr. Junejo at the FCPHU the other day. He stated he went to look at the new building and discovered the ceiling in the new foyer area is totally unmatched. He said the boards are not abutted correctly and it just looks bad. He reported this is a brand new building and shouldn't look like this. Commissioner Mosconis asked who signed off on the building. Commissioner Creamer answered he didn't know. Mr. Pierce stated the County Building Official, Robin Brinkley, did inspect the building. He said no one has called either Mr. Brinkley or him to report this. He assured Commissioner Creamer he would send Mr. Brinkley out to look at the building. He stated if the State Inspectors, since it was a State funded building, has already signed off on the contract and the contractor has been paid he is not sure what can be done. He said if this is true then the County will have to spend the money to fix the mistake. Commissioner Creamer said Dr. Junejo told him there is still some money in escrow. He asked if a letter need to be sent to the contractor. Mr. Wade replied he would suggest the County send Mr. Brinkley out to inspect the building and see what needed to be done so he could report back to the Board with his findings. Mr. Pierce agreed and said he would send Mr. Brinkley out to inspect the building.

(Tape 2-1930) Ms. Lardent asked when the Board would reconsider the Ninja Bay Subdivision request. Mr. Pierce replied the matter, at the earliest, would probably be discussed at the December 19th meeting.

**THERE BEING NO FURTHER BUSINESS TO COME BEFORE THE BOARD
THE MEETING WAS ADJOURNED.**

Clarence Williams CLARENCE WILLIAMS, CHAIRMAN

Kendall Wade KENDALL WADE, CLERK