FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONERS
REGULAR MEETING
COURTHOUSE ANNEX – COMMISSION MEETING ROOM
JANUARY 16, 2018
9:00 AM
MINUTES

Commissioners Present: Joseph Parrish – Chairman, Noah Lockley-Vice-Chairman, Cheryl Sanders, William Massey, Ricky Jones

Others Present: Marcia M. Johnson-Clerk of Court, Michael Moron-County Coordinator, Alan Pierce-RESTORE Coordinator, Michael Shuler – County Attorney, Lori P. Hines-Deputy Clerk to the Board.

Call to Order

Chairman Parrish called the meeting to Order.

Prayer and Pledge

There was a prayer followed by the Pledge of Allegiance.

Approval of Minutes

On motion by Commissioner Massey, seconded by Commissioner Lockley, and by unanimous vote of the Board present, it was agreed to approve the minutes from the meetings held on December 19, 2017 and January 2, 2018.

Payment of County Bills

On motion by Commissioner Lockley, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to approve payment of the County's bills.

Department Directors Report

Howard Nabors – Superintendent of Public Works

Mr. Nabors said the dump trucks will be ready around the middle of March. Mr. Nabors reported Mr. Ricky Rickards has been hired in the Inmate Supervisor position. Commissioner Sanders asked if he is coming in at the starting pay. Mr. Nabors answered yes, $25,500.

Commissioner Lockley asked if the dump trucks will be leased. Mr. Nabors answered yes, and said they will try the leasing program. He stated other counties use this program and like how it works. Commissioner Lockley asked how many trucks will be leased. Mr. Nabors answered two.

Fonda Davis – Solid Waste Director

Mr. Davis informed the Board there was some vandalism last night at the Eastpoint Ball Field. He explained they took some items from the concession stand and cut the nets around the concession stand that were put up to catch foul balls. Commissioner Jones reported he met last night with Mr. Davis at the ball field and he would like to look into whether it is feasible to add game cameras at all three ball fields, especially around the concession stand**. Commissioner Jones made a motion to look at the idea if it is feasible to add at least one game camera at each ball field near the concession stand.** He commented if some teenagers vandalized the area he is not interested in sending them to jail but they could be required to do some community service to try and stop this going forward. **Commissioner Lockley seconded the motion. Motion carried; 5-0.**

Commissioner Lockley asked Mr. Davis if his equipment at the Solid Waste Department is okay. Mr. Davis stated the two knuckle boom trucks are in the shop with leaking cylinders. He reported it would be nice to have a lease program for this type of equipment but he has not found anyone that offers this type of program.

Pam Brownell – Emergency Management Director

Mrs. Brownell appeared before the Board and presented her action items, as follows:

Action Items:

1. Requesting the Board reject all RFQ's for the Emergency Planning Disaster Recovery and Hazard Mitigation Grant Program Services. After speaking with FEMA's procurement Agent, we are not completely in compliance with the CFR 200. Also, our new EMPA grant states we need to send all solicitation and contracts to the State for prior approval.

Chairman Parrish asked if the county will not get the grant or must go back and complete some items and reapply. Mrs. Brownell explained the grant is for contractual services for a person to help with Project Worksheets (PW's). She explained she has attended several CFR classes and when they ask questions they are given different answers each time. She reported she has stressed to them that the County cannot afford to lose any money for not being in compliance with the CFR200. She said she is going to include in the RFQ a requirement that the contractor knows everything about the CFR200 so they can help with other RFQ's and contracts. Chairman Parrish asked if the county can re-apply. Mrs. Brownell answered yes. Mrs. Brownell asked the Board to reject the RFQ's and then she will send the solicitation to the state for review.

Commissioner Sanders made a motion to reject all RFQ's for the Emergency Planning Disaster Recovery and Hazard Mitigation Grant Program Services. Commissioner Lockley seconded the motion. Motion carried; 5-0.

2. Requesting approval to go out for RFQ's with documented quote for the Hurricane Loss Mitigation Program.

Commissioner Sanders made a motion to go out for RFQ's with documented quotes for the Hurricane Loss Mitigation Program. Commissioner Lockley seconded the motion. Commissioner Lockley questioned if this is for the county. Mrs. Brownell answered yes, and said the City of Apalachicola has already advertised. She stated the houses selected by the county have been sent to the state for the cost benefit analysis to be done. Commissioner Lockley inquired if the county is only doing work outside the city limits since the city also received these funds. Mrs. Brownell agreed the county is not doing work in the city limits. **Motion carried; 5-0.**

Commissioner Lockley asked if the County is in the cone for snow. Mrs. Brownell said there will probably be a webinar today. She stated if the county is in the cone then she will find out from DOT what will be done. Mr. Pierce reported it will be down in the low 20's Wednesday morning. Mrs. Brownell stated she will find out what the plans are and they will go out and check on the homeless that they are aware of. Commissioner Sanders reported everyone has to see about their pets also.

Information Items:

1. Franklin County EOC Staff continue to promote our Re-Entry Tag program and encourage all residents to apply for their Re-Entry Tag.
2. EOC Staff is updating our Special Needs Database to verify current information of our Special Needs Residents.
3. EOC Staff continue to promote the Alert Franklin System and encourage residents to sign up to receive updates and information from Emergency Management.
4. EOC Staff will be conducting a CPR Class on January 25.
5. EOC Staff will be participating in Career Day at Franklin County Schools on January 31.
6. EOC Staff will be attending the FEPA 2018 Annual Meeting and Workshop in St. Augustine from 02/04 – 02/09/18.

Erik Lovestrand – Extension Office Director

Mr. Lovestrand informed the Board he put together the Extension Highlights from 2017 and distributed it to the Board.

County Extension Activities January 3, 2018 – January 16, 2018

General Extension Activities:

- Extension Director attended two-day County Extension Director In-service training in Gainesville.
- End of year reporting completed for UF Plan of Work and Work Load information.
- Met with ACF Stakeholders Apalachicola Caucus group to discuss ACF issues.
- Completed 2017 Annual Extension Highlights report for the Board (copies provided under separate cover).

Sea Grant Extension:

- Participated in planning call with FWC and Sea Grant Faculty regarding bay scallop restoration project in Florida Panhandle.
- Executed change order to extend timeframe for Dark Skies sea turtle lighting work across Franklin, Gulf and Bay Counties.
- Extension Director participated in the weekly planning calls for the Dark Skies turtle lighting project.

4-H Youth Development:

- Coordinating planning for Tropicana Public Speaking contest at school, county, and district levels. School competitions will take place on January 24, County competition will be March 15, and District competition in Leon County will take place on May 10.

Family Consumer Sciences:

- New Family Nutrition Program Assistant has begun classroom programming in local schools.

Lisa Lance – Library Director

Mrs. Lance presented her report, as follows:

- Libraries will be closed, Monday Jan 15, MLK day, Libraries will also be closed Monday, Feb 6 for Staff Development Day – Topic: Patron engagement plus more
- No Storytime programs at Carrabelle during January
- **Free Family Friday Movie Night** in Carrabelle, Jan 12 at 6:00, *The Odd Life of Timothy Green*, Rated-PG, Children must be accompanied by an adult
- FCPL is partnering with the Extension Office to be a host site for the **Franklin County Master Gardeners** program. The program will be offered beginning January 19, 2018 for the 15 weekly classes. There are additional requirements for the program and a $75 cost for materials. **Deadline to register is Jan 16.** Contact either library for more information. We need a few more to want to join the program, as 10 participants are needed to qualify FC for the program. The program has been completed in Gulf and Wakulla County.
- **Monthly Adult Gardening Programs** scheduled to start in February, Topic: At Home Hydroponic Production (on the cheap)

  - Feb 13 at 1:30, Carrabelle
  - Feb 20 at 1:30, Eastpoint
- **Instructional Yoga** classes now offered on Monday's at Carrabelle, 4:00 – 5:30 pm, starting Jan 22.
- The Basics of Better Living, monthly classes provided by the Wakulla (UF/IFAS) Extension office: Eastpoint, Friday Jan 26 at 1:30 - Topic is, Creating a Budget that Works
  - Feb 2 at 1:30, Carrabelle, Topic, Green Cleaners: Save Money & Reduce Hazardous Chemicals in Your Home
  - Feb 16, Eastpoint, 1:30 pm
- **Computer Classes**: Weekly on Tuesdays at 10:00 am, Feb 6 – 27, Windows 10 and Excel (free, open to the public, no registration); also 'Book a Geek', an hour, one-on-one scheduled with instructor – Pam Tullous, Certified Microsoft Trainer, no registration necessary, free and open to the public. More information and schedule available at the Eastpoint Branch
- **AARP Tax Aide**: Begins Feb 1 – Apr 12, Carrabelle Thurs. Feb 1: 10:00-3:00, Eastpoint Thurs. Feb 8: 10:00–3:00, registration is required and list of necessary items to bring available at the library
- Diabetes Workshop is held the 2nd Monday of each month at the Eastpoint Branch – next session, Feb 12 at 4:30 – 5:30 pm, Class four: Taking Medication. Consulting Nutritionist & Diabetes Educator Suzanne Laws facilitating the program.
- Tutoring sessions available at Carrabelle – contact the Library Director for more information
- Friends of the Library had new Library sign installed at Gillespie and Hwy 98 in Eastpoint
- Eastpoint Branch donated old book return to the Margaret Key Library
- New Volunteer for Carrabelle; Jaye Cotter, here until April

2017 Year End, December
- The Polar Express Parties: Carrabelle, Dec 15 with Sondra Furbee reading, 10 attended; Eastpoint, Dec 22 with Judi Ring reading, 4 attended
- Animal Tales: Dec 22, Carrabelle 24 attended, Eastpoint 35 attended: Animals: Yellow-footed Tortoise, Egyptian Fruit Bat, Brazilian Rainbow Snake, Prairie Dog, Paraguayan Screaming hairy Armadillo, African Pygmy Hedgehog, Von der Decken's Hornbill

General Monthly Calendar of Events:
- Eastpoint and Carrabelle: Monthly Book Chats, Book Socials, Yoga (4 sessions, Mon-Wed, Fri. in Carrabelle), Yoga (Tuesday's, 1st & 3rd Friday's - Eastpoint – check calendar for schedule of events
- Eastpoint: Steam 2 (ages 5-7), Monday's at 10:30 am, Steam (ages 8-12), Thursday's at 3:30; Storytime (ages 1-4) Wednesday's at 10:30
- Carrabelle: MakerSpace Club (ages 5-13), Thursdays at 4:00, Storytime (ages 1-4) Friday's at 10:30 (No Storytime in January, schedule conflicts)
- Carrabelle: Free Friday Movie Nights, 1 -2 Friday's per month, movie at 6:00

Mrs. Lance stated the Friends of the Library are hosting the first annual fundraiser for 2018. She reported Saturday, February 3rd at the Eastpoint Library they are having their annual Soup, Bread & Book sale. She said the book sale begins at 10:00 a.m. and the soup sale begins at 11:00 a.m. She said this event will also be held in Carrabelle on February 24th.

Mrs. Lance reported the library has many other activities and she encouraged the public to come by the library, check the website and check Facebook. Commissioner Jones said he reviewed the Library website and it is very good. Mrs. Lance stated it is under construction. Commissioner Jones suggested a change to the dropdown menu.

Commissioner Jones stated he received an email from one of the Library staff concerning the library. He reported he did not like this and it was not the proper way to handle it. Mrs. Lance reported she was unaware of the email but Mr. Moron informed her and she has discussed it with staff. She stated the staff understands the chain of command but thought she did not understand how the county works with the library.

Commissioner Lockley inquired about a telephone number for the tax program. Mrs. Lance reported individuals must come to the library and sign up because there are forms to be picked up and filled out before the appointment. She explained individuals can call to make an appointment but they must come in early enough to pick up the forms and fill them out before the appointment. Commissioner Lockley asked about the hours for these appointments. Mrs. Lance answered 10:00 a.m. until 3:00 p.m. through April 12^{th}. She said the library hours are 9:00 a.m. until 5:30 p.m. at the Eastpoint Library and 9:00 a.m. until 6:00 p.m. at the Carrabelle Library.

Jason Puckett – Airport Manager

Mr. Puckett reported this Resolution will change the project name from Airfield Rehabilitation and Improvements to Security Fence Upgrade. He said this is because some clarification is needed by Department of Transportation (DOT). Mr. Puckett stated the Joint Participation Agreement (JPA) for the Commercial Access Road needs to be extended and they have coordinated it with DOT. He explained the reason for the extension is wetland permitting. Commissioner Sanders reported several years ago the Board renamed the airport the Franklin County/Apalachicola Airport and it needs to be corrected in this Resolution. Mr. Puckett agreed to make this correction. Chairman Parrish questioned the change in the name of the grant and if they are getting away from doing the stormwater and drainage or just re-naming the grant. Mr. Puckett said it is just to rename the grant. He stated stormwater work is being completed now. He explained there is some money left over and they want to rename the grant to Security Fence Improvements. **Commissioner Lockley made a motion to adopt the Resolution. Commissioner Sanders seconded the motion with the condition that Mr. Puckett's comments are included about Chairman Parrish's questions and that it is okay to do this and it does not take away from the stormwater and drainage projects.** Commissioner Lockley asked how long this project will take. Mr. Puckett said the grant should be issued next month and then it will go out to bid so it should happen in a couple of months. **Motion carried; 5-0.** Mr. Puckett explained they are asking to extend the JPA for the Commercial Access Road because they had some wetlands delineation and wetlands permitting that have taken longer than expected and they do not want the grant to expire. **Commissioner Lockley made a motion to approve the extension of the JPA for the Commercial Access Road. Commissioner Jones seconded the**

motion. Commissioner Lockley asked how long it will take for this project to start. Mr. Puckett said hopefully it will be completed by the first of summer. He explained the longest part of the project will be the permitting and planning. He said once construction starts, it will go very quickly. Commissioner Jones pointed out the JPA has the same wording problem. Mr. Puckett agreed to correct this item. **Motion carried; 5-0.**

Mr. Puckett stated all the original work has been completed for the Lighting Upgrade and there was money left over so a regulator is being added for Runway 6/24. He explained the regulator should be completed by March.

Mr. Puckett reported all the pipe work has been completed for the drainage improvements and they are finishing concrete replacement this month. He stated all the original work should be completed by the end of January and replacement of another pipe section is being added because the project came in under budget and they have some extra funds.

Mr. Puckett stated the permitting agencies were hard to get in contact with over the holidays about the Access Road Project and that is the reason for the JPA extension.

Mr. Puckett said hopefully Ms. Beth Kirkland, BRPH, should have the final deliverable on the Economic Development Plan to the Board by February.

Mr. Puckett reported their tractors have been inoperable for a while and Mr. Nabors and the Road Department have been helping keep them up and running.

Mr. Puckett stated Centric Aviation is doing a good job as the Fixed Base Operator (FBO). He explained they have used their own resources and finances to remodel and rehabilitate the FBO building and he appreciates it. Chairman Parrish asked if this has been a seamless transition. Mr. Puckett reported it has been as good as possible and they have done a tremendous job. He introduced Ms. Tara Maugham and Mr. Andrew Hartman with Centric Aviation. Ms. Maugham announced as part of their commitment to community outreach, they are setting up a new scholarship called Centric Aviation Soar to New Heights. She stated they will be awarding three (3) $1,000 flight training scholarships to Franklin County students. She explained this will give the students an opportunity to start their initial flight training to work towards a private pilot's license. Ms. Maugham said they hope to inspire the youth of Franklin County to explore aviation related careers. Ms. Maugham stated they hope to present these scholarships at Aviation Day in the spring. She invited the Board to be a part of the ceremony. Chairman Parrish asked Ms. Maugham to keep staff informed about the ceremony and they will send a representative. Mr. Pierce reported the State of Florida has targeted aviation as an industry they promote and prefer and he thanked Centric Aviation for their leadership in getting local students involved in this industry. He went on to say aviation is a growing industry in Florida and the County hopes to expand it here. Commissioner Lockley questioned how students will apply for the scholarships. Ms. Maugham stated it is listed on their website and she is working with Mrs. Traci Moses, Superintendent of Schools, to also add it to the Franklin County School website as there is a separate page for scholarships.

Public Comments (3-minute time limit)

Ms. Alma Pugh, Department of Health, appeared before the Board concerning the Closing the Gap Program. She explained the program promotes and coordinates efforts to reduce and ultimately eliminate racial and ethnic health disparities. She reported this grant is funded through the Leon County Office of Minority Health Equity. She stated they are encouraging everyone to participate in a Health Nutritional Challenge as part of this program. Ms. Pugh said they are partnering with Mr. Van Johnson, Mayor for the City of Apalachicola, and kicking this Challenge off today at The Matchbox in Apalachicola from 12:00 p.m. until 2:00 p.m. She reported there will be other agencies there taking blood pressure and glucose readings and talking about heart disease. She invited everyone in the community to come out and participate in the Nutritional Challenge.

Ms. Nicole Sandoval, Department of Health, encouraged everyone to get their flu shot. She stated they are seeing a rapid increase in the flu and the flu vaccine is available at local providers and the Health Department. She explained the flu vaccine is recommended for infants 6 months of age or older and pregnant women. She reminded everyone to use good hygiene to prevent the spread of the flu. She recommended people that are sick stay home until they are fever free for 24 hours without the use of fever reducing medicine. She stated it is not too late to get the flu vaccination.

Bid Opening – Bayshore Drive (C.R. 65) Sidewalk Improvements

Mr. Pierce reported these bids are for a Local Area Program (LAP) project with funding coming from DOT. He explained the Franklin County Commission is the only LAP certified form of government in Franklin County. He said a LAP project is also being done in Carrabelle for the City of Carrabelle. He said the bids are for a sidewalk improvement project along South Bayshore Drive. Mr. Moron explained the project starts at North Bayshore Drive, goes to South Bayshore Drive and connects to Island Drive. Mr. Moron and Mr. Pierce opened the bids, as follows:

COMPANY	LOCATION	BID AMOUNT
M of Tallahassee, Inc.	Tallahassee, FL	$391,805.70
Roberts & Roberts, Inc.	Panama City, FL	$450,854.95
North Florida Construction, Inc.	Clarksville, FL	$625,228.35
BCL Civil Contractors, Inc.	Panama City, FL	$497,173.66

Mr. Pierce announced that each company has a bid bond. Mr. Pierce recommended the Board turn the bids over to the engineering firm Preble-Rish/Dewberry for review and a recommendation. **Commissioner Sanders made a motion to turn the bids over to the engineer for review and a recommendation. Commissioner Lockley seconded the motion.** Commissioner Lockley said one of the bids is too high. Mr. Pierce explained one of the first things they do during the review is make sure the bid is consistent with the advertisement. **Motion carried; 5-0.** Mr. Moron said he is glad they received four bids because if it was less than three, DOT would reject the bids and the County would be required to start over. Mr. Pierce reported there are more requirements for the LAP program and it is harder to stay in compliance so it may become a burden for the county. Mr. Pierce stated the project on Alan Drive is a state project with a state grant for a bike path. He reported the County has no control over this project.

Curt Blair – TDC – Report

Mr. Blair provided his report to the Board:

Numbers : (Attached)

- Collections – I reported to you last month that over all for 2016-17 our collections maintained a 4% increase over the previous year. For the first month of the 2017-18 year you will notice that we were down a little under 10% in October. October in the past has been a growing month. This year doesn't reflect that growth but we are still optimistic that over all the year will do fine.

Mr. Blair reminded the Board that from month to month the numbers change depending on how some of the lodging companies report. He stated airBNB are also now paying the state but on a different basis.

Visit Florida:

The TDC Board approved renewing our partnership with Visit Florida. We have been working closely with the State's visitor marketing arm over the last few months. In fact, we conducted a joint meeting with Visit Florida and our local lodging companies last Thursday to discuss joint marketing possibilities with local lodging companies.

Grants:

Our Grants Committee will begin meeting this month to conduct a review of the Sustaining Grant Program. I have attached a schedule of their proposed work in your packet.

Mr. Blair reported this schedule was not included and will be sent later today.

The TDC Board approved two requests for assistance last week. One was a joint effort between H'Cola and the Ilsie Newell program to bring the Boys Choir of Tallahassee to Apalachicola for a concert in February. The second was for funds to help promote the Bring Me a Book organization.

Visitors:

We will be visited later this week by two travel writers from China which is a joint project with Visit Florida and the Bay County TDC. These writers publish a major magazine for millennials in China.

In addition we will be doing filming for AM in the morning show on Fox 49 featuring our Girls Weekend promotion also later this week. Last week the show featured Shelley Sheppard and the Oyster Cook-off.

TDC Legislation:

This will be a busy year in the legislature with respect to TDCs. There are two bills, which I have attached, that have been introduced this year. One bill is the result of the Speaker's efforts to increase transparency with Tourist Development Councils. The second is a bill that increases the possible uses for tourist development taxes. I have reviewed both bills and while we are opposed to some of the provisions, I find that there is nothing yet that will be impossible for us to incorporate into our existing transparency efforts. Our advocacy group the Destination Marketing Organization is keeping us abreast of the progress of these bills and I will keep you informed.

Mr. Blair said the requirements in the bills will not be a problem but may be time consuming due to some of the reporting requirements. He stated most of the issues with transparency are items they addressed with TDC last year.

EPVC Sign:

Attached you will find a rendering of the sign the board has approved for the Eastpoint Visitor Center.

The next meeting of the Franklin County TDC will be held on Wednesday February 14, 2018 at 2:00 P.M. at the Eastpoint Visitor Center.

Committee Meetings: Wednesday January 24, 2018

TDC Grants Committee:	1:30 P.M.
TDC Licensure and Local Collections Committee	3:00 P.M.

Chairman Parrish said the bills being proposed in the Legislature will put more pressure on the Board as the bills are not only addressing the transparency of the TDC's but also making sure this Board has oversight over the TDC. He stated the Board already has many things in place for this matter but will have to be more thorough in reviewing contracts. Mr. Blair stated this legislation is mostly directed at TDC's around the state that are set up as non-profit organizations and do not report under the same requirements. Chairman Parrish reported they have also expanded their review of not only Visit Florida but also the TDC's.

Commissioner Sanders stated the Speaker of the House has already sent out his priorities and most of them have already been approved and sent to the Senate. She reported this means there will be a fast track in the Legislature this year. She said the TDC's are one of the Speaker's priorities this year.

Ginger Coulter – Sheriff's Department – Request

Mr. Moron reported Mrs. Coulter has the flu and will not be present so he will place her on the next agenda.

Grayson Shepard – Artificial Reefs – Discussion

Mr. Shepard said he is an offshore charter captain and has lived here for 19 years. He discussed the disparity in federal and state fishing regulations concerning grouper and red snapper. He said the state owns the property out to 9 miles and beyond that are federal waters. Mr. Shepard reported if a charter captain wants to fish in federal waters then they must purchase a license for $20,000. He stated a lot of the charter boat captains in Franklin County do not have this license and are limited to fishing 9 miles out. He explained between East Pass and Indian Pass there are only two artificial reefs in state waters. Mr. Shepard stated one is the Franklin Reef which is the old St. George Island Bridge remains that were placed there in 1988 and the other is the L Buoy which is a pile of concrete culvert pipes that were placed there in 1965. Mr. Shepard reported this limits what can be done to catch fish so he looked into this matter at the Florida Fish & Wildlife Commission (FWC) Artificial Reef Office. He reported there is a long list of items to be completed and one is a permit application. He explained a permit application must be submitted to FWC and once it meets their requirements, it goes to the Department of Environmental Protection (DEP), U.S. Coast Guard and the Corps of Engineers (COE). Mr. Shepard reported the materials that are placed on the reef are highly regulated. He stated he talked with FWC and looked for areas that would benefit from having a reef. He explained the City of Carrabelle has been pro-active and has already formed an artificial reef association. He reported their association has been putting things out in front of Dog Island for years and are working with the Organization for Artificial Reefs (OAR) out of Tallahassee. He explained he started the process, identified some locations and met with FWC. Mr. Shepard said about a year ago he met with shrimp boat captains from Buddy Ward & Sons Seafood and picked out some areas that would not impact the shrimping fleet. He said these areas were taken back to FWC and they sent a boat with a site scan sonar to check out the areas and the areas passed their review. He stated FWC sent divers down in November and they checked out 12 spots within this area that they decided were okay. He reported the location that was selected is 8.5 miles straight south of Bob Sikes Cut and is in 40 feet of water. He said the area is 1 mile by 1 mile square and consists of 640 acres so there is room to place all kinds of items. He discussed concrete reef modules and said these structures last and attract fish. Mr. Shepard stated he needs Franklin County to agree to be the entity to sign the permit. He explained the applicant has to be a municipality or a government body that will assume responsibility for the area. He explained there is not much liability as approved contractors place the materials on site. Mr. Shepard reported Walker Marine is the contractor who normally does work in this area. He explained FWC goes with the contractor to make sure the items are placed correctly. Mr. Shepard stated the contractor will have liability insurance just like any other kind of project. He said the only entities that could file this application are Franklin County or the City of Apalachicola. He said the permit application is $700 and covers the entire 1 mile by 1 mile area.

He explained once the permit gets approved then the County would apply for smaller areas to place the reefs. He said when they name the area then it will be placed on the navigational charts and the process starts. Mr. Shepard reported there are many grants available and FWC has a $50,000 grant that Franklin County is guaranteed when the permit is approved. Mr. Shepard stated they will form a non-profit association such as the Franklin County Reef Association and try to get grants. He explained once the permit application is completed, he will bring it here for the Board to sign. He reported in the future they would like another site that is deeper because the proposed site is only 40 ft. deep and limits what kind of reef can be put in. He explained there needs to be a 30 ft. clearance so large boats do not have any chance of hitting the reef and there are no liability issues. He stated there are grants to get ships and barges for reefs and there are people looking for places to put them. Mr. Shepard said Franklin County is at the bottom of the list for having artificial reefs in their waters. He said all the other coastal counties in the state have reefs of this kind and Franklin County is way behind in placing artificial reefs and he would like to help get started. Mr. Shepard brought into discussion the name for the reef and said the Apalachicola Reef, Franklin County Reef, the St. George Island Reef, the Alligator Point Reef and the Carrabelle Reef are already in existence. He reported Buddy Ward & Sons Seafood has helped with this project and assisted with the Oyster Cook Off and he would like to name this area the Buddy Ward Memorial Reef. He reported the State does not have a preference on what the reef is called. He explained individual reefs can have names and by doing the non-profit association people can purchase a memorial reef and add the person's ashes or a plate with their name. He stated the memorial reef balls are $2,000 a piece delivered and deployed. Mr. Shepard said he needs the minutes to reflect that he presented this matter and the Board agreed to be the entity to sign for the permit for the reef project. He stated the permit application will be ready in a month or two and later they would like to have additional reefs in deeper water. Commissioner Lockley asked who will pay the $700 application fee. Mr. Shepard reported either the county can pay for it or he will get a group of people together to pay it. Commissioner Lockley asked if this site is only for commercial fishing. Mr. Shepard answered no, and described the location of the proposed site. Mr. Shepard reported the Franklin Reef is 14 miles out and the proposed reef will only be 8.5 miles out. Commissioner Massey asked about the location for the deeper reef. Mr. Shepard said the location will depend on the state. He explained the state looks at what is already out there and then tries to fill in gaps. He stated there is a gap between the sea tower and the Empire Mika area. He said one of the keys is contacting the shrimpers so they have input and so everyone will know about the plans. Chairman Parrish stated Mr. Shepard talked to him about this a year and half ago and he advised them not to put a reef anywhere that would impact shrimping so Mr. Shepard has talked with the shrimpers and the proposed areas will not impact the shrimping industry. He reported people fishing in this area will provide an economic impact to the area. He stated he does not have any problem with the reef as long as it does not impact other industries. Chairman Parrish reported a lot of BP money has been spent building artificial reefs along the coast but Franklin County has not done anything like this so he would like to see this project move forward. He said the Board does not have to pay the application fee as the money can be raised and he will contribute. **Commissioner Massey made a motion to move forward with this project and agree to sign the permit and future**

permits. Commissioner Sanders asked if Mr. Shepard contacted OAR. **Commissioner Lockley seconded the motion.** Mr. Shepard answered they contacted him and they are supportive of the project. Commissioner Sanders stated OAR has a large following and sits well with the State of Florida and they may be able to help with this project. Mr. Shepard said OAR is thrilled because they are doing projects in Carrabelle and off of Alligator Point and no one has started a project in Apalachicola. Chairman Parrish reported it was because of the shrimping in this area but they have worked that out. Attorney Shuler stated he would like to review the permit before the Board signs off on it. He said it sounds like they want concept approval moving forward but that would have to be subject to the attorney's review of the permit and what level of responsibility they are expecting from the people of Franklin County. Commissioner Lockley said this is going to attract people so TDC could pay the $700. **Commissioner Massey amended his motion to include Franklin County paying the $700 permit application fee. Commissioner Lockley amended his second. Motion carried; 5-0.** Mr. Shepard stated he will be on the agenda in a month or so with a permit for the Board to sign.

The meeting recessed at 10:00 a.m.

The meeting reconvened at 10:10 a.m.

Amy Ham – Planning & Zoning – Report

Mrs. Hamm presented the Planning & Zoning Report, as follows:

RE-ZONING & LANDUSE APPLICATION:

1- **MOTION TO NOT RECOMMEND: (Unanimous)** Consideration of a request for a Land Use Change from Residential and Commercial to a PUD Mixed Use Commercial. Re-Zoning from R-2 Single Family Mobile Home and C-2 a 57.08 acre parcel lying in Section 36, Township 8 South, Range 7 West, 105 Island Drive, Eastpoint, Franklin County, Florida. The PUD will consist of 180 RV Slips, 85 Dwelling Units, and a Restaurant/Bar Lounge, with liquor sales and including indoor and outdoor seating capacity of 200. Request submitted by Craig R. Dermody, authorized agent for Max Cross, applicant.

Mrs. Kelly reported the RV slips were reduced to 150 and there are 75 dwellings. She stated an email was received asking the Board to table this item so the applicants can revise the plan and come back at a later date but that is at the pleasure of the Board. Mr. Pierce explained the applicants made a presentation to the Planning & Zoning Commission and they talked about their concerns. He stated the Planning & Zoning Commission suggested they may want to withdraw their application as it was not ready for consideration but the applicants wanted a vote and the Planning & Zoning Commission voted and recommended denial. He explained now after the vote; a letter comes to the Board asking to table the matter. He said this letter is late and the Planning & Zoning Commission has already acted. Chairman Parrish read the following from the Planning & Zoning Report:

Franklin County Planning & Zoning Recommendation Agenda
Tuesday, January 16, 2018

PLEASE NOTE: PLANNING AND ZONING COMMISSION MAKES RECOMMENDATIONS TO THE FRANKLIN COUNTY BOARD OF COMMISSIONERS REGARDING YOUR APPLICATION. ALL APPLICANT'S ARE NOTIFIED THAT IF YOUR APPLICATION IS DENIED, IT MAY NOT BE RESUBMITTED FOR ONE YEAR. ALSO, ANY PERSON WISHING TO APPEAL THE RECOMMENDATION OF THE PLANNING AND ZONING COMMISSION OR THE DECISION OF THE FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONER BOARD ARE RESPONSIBLE TO ENSURE THAT A VERBATIM TRANSCRIPT OF THE PRCEEDINGS IS MADE.

Chairman Parrish asked Attorney Shuler to comment since he was present at the Planning & Zoning Commission meeting. Attorney Shuler stated he was at the meeting for other reasons but was present. He said he found out before the meeting that this item was on the agenda and talked with Mrs. Kelly about the request. He reported he participated in the hearing and made sure everyone had their due process opportunities to speak and be heard. He said they had a chance to ask questions and cross examine staff. Attorney Shuler said he reminded the applicant of that several times during the hearing. Attorney Shuler stated he suggested they request tabling the application since they asked a question that made him think they wanted to table the request and not move forward. He reported he asked a clarifying question and they said no they did not want to table but wanted to move forward and wanted a decision from the Planning & Zoning Commission. Chairman Parrish explained he served on the Planning & Zoning Commission for 6 years before he was elected as a Commissioner and sometimes people would withdraw an application when they saw opposition or the plan was not going where they wanted it to. He explained if the Planning & Zoning Commission moved forward with a vote and it crossed that threshold, then it goes to the Board for a further decision. He stated the request is not allowed to be tabled once it goes through the Planning & Zoning Commission process. He reported the email the Board received asking to table is not appropriate. Chairman Parrish stated the policy reads if the item is denied then it cannot go back to the Planning & Zoning Commission for one year. He explained the entity that submitted the application was aware of this when they asked the Planning & Zoning Commission for a vote. He went on to say if this Board denies the request then it cannot be presented to the Planning & Zoning Commission for one year. Commissioner Lockley asked what the reason was for the denial. Mrs. Kelly reported there was opposition and areas of concern for egress and ingress for RV's. She explained there was prohibited access off of South Bayshore Drive on the plan for the RV's. She reported there was a questionable area where a new cut will be made just shy of Alan Drive and South Bayshore Drive. Mrs. Kelley said there were concerns about traffic and there were historical reasons. Mr. Pierce asked if the applicants made any representations that there was adequate water and sewer available. Mrs. Kelley answered yes, they said the Eastpoint Water & Sewer District had capacity and they were in charge of all the infrastructure attached to the sewer and water and they would have to put it all in place themselves. Chairman Parrish stated there was no letter from the Eastpoint Water & Sewer District stating there were taps or they had the ability to get taps from what he was told. Mrs. Kelley said they had the numbers.

Commissioner Sanders said she also served on the Planning & Zoning Commission and once a decision is made you cannot stop it. She stated the County has a gifted Planning & Zoning Commission and their desire is to follow suit when they vote unless there is an issue. **Commissioner Sanders made a motion to uphold the decision of the Planning & Zoning Commission and deny this request. Commissioner Jones seconded the motion.** Commissioner Jones reminded the Board this is the same section of road on South Bayshore that they have discussed having a traffic study on because of speeding on this road. He reported at one time the speed was changed, some tickets were given and then the speed limit was bumped back up. He stated on both ends of South Bayshore there are signs saying "No Thru Trucks" so it has been designated that way by the state and that it what needs to happen. He said this is an area of concern and part of the Board's job it to provide for the safety and well being of the residents. Commissioner Lockley asked if this request met the zoning. Mrs. Kelley answered the current plan does not but they had asked for a Planned Unit Development (PUD). She explained the PUD is a development where they do a land use change and a rezoning change which would provide an overlay of a PUD where there is a section of residential, business and RV. She reported there would be three different kinds of zoning within one large parcel of land. Chairman Parrish reported the signs for "No Thru Trucks" need to be placed on Highway 98 before the trucks turn onto South Bayshore because the trucks do not know when they turn and then have to find a place to turn around. He asked the County staff to look at this area and see if the signs can be moved to Highway 98 and Island Drive. **Motion carried; 5-0.**

Marcia M. Johnson – Clerk of Courts – Report

Clerk Johnson did not have a report at this time. Commissioner Sanders thanked the Clerk for attending the meetings. She said the Clerk does not have a duty to attend the Commission meetings but Clerk Johnson does attend the meetings. She explained in smaller counties some of the Clerks attend the meetings but in larger counties the Clerks do not attend the meetings. Commissioner Jones pointed out not every county in the state has the presiding President of the Clerk's Association as their Clerk. Commissioner Sanders agreed they are proud of Clerk Johnson for being the President of the Clerk's Association.

Alan Pierce – RESTORE Coordinator – Report

Mr. Pierce read his report, as follows:

1- Inform the Board that the county finally did receive a letter from the Governor's Office verifying the size of the waiver for Hurricane Hermine. We received a partial waiver. We are responsible for 6.25% of the costs associated with any of the Hermine PWs. The normal local match is 12.5%, so we received a 50% reduction in our obligations. That still puts a large strain on the Bald Point Trust Fund. If the current expected costs for reconstructing the Alligator Point Road of $3.5M are realized, the amount of money coming out of the Trust Fund will be over $200K, and this is with the waiver factored in. The Trust Fund currently has $500K in it, so it will be cut almost in half with no foreseeable way of ever getting money back into it. A copy of the letter is attached.

The next time a storm hits, there may not be enough money in the Trust Fund to cover the county's local match for repairs on Alligator Point, especially if the county does not receive another waiver. If there is not enough money, the county would have to take funds out of general revenue.

Mr. Pierce stressed the county received a half waiver not a full waiver so half of the Bald Point Trust Fund will go away. He stated this will put the county in a precarious situation the next time a storm comes thru. Commissioner Sanders explained the Bald Point Trust Fund has been the "cushion" for many years for matches and when it is all gone then the money will be taken out of general revenue and it will really be a problem. Chairman Parrish stated this will be especially bad if the matter is not budgeted for. Mr. Pierce expressed concern about the future of the road at Alligator Point. He said in February he will discuss what other protective action the Board may need to look into. He explained the county is currently going through the Environmental Assessment (EA) for the reconstruction of Alligator Point Road. He said hopefully the EA will be finished in February and they will get some recommendation from FEMA on what needs to be done. Mr. Pierce stated they will get an assessment from FEMA on what they recommend the County does about the road. He reported he is concerned about this road and how the county is going to pay for it. Commissioner Sanders stated the county will need to focus on this road and do a long range plan. She explained this would have been fine if the people had voted for beach renourishment but the Board stands by their vote and they did not vote for it. Mr. Pierce stated even if the road is built, there will still be another section that will be exposed and vulnerable to erosion for the next storm. He reported this problem will not even be solved by spending $3.5 million on this road.

2- Inform the Board that it received a letter from Mr. Kal Knickerbocker in response to the letter the Board sent to Agriculture Secretary Adam Putnam. A copy of the letter is attached, but the summary is this. If legislation passes this session, then the City of Apalachicola will be issuing oyster licenses.

Mr. Pierce said the proposed Legislation has not been retracted so if it passes the City of Apalachicola will issue the licenses. He state DACS is supporting this Legislation. Commissioner Lockley reported the State is not going to do anything in the future and the county should take them to court. He stated they do nothing for the bay but are supporting the City of Apalachicola for the licensing. He said they want the county to take care of the bay. Mr. Pierce read a portion of the letter addressing the items that can be done with proceeds from the sale of the licenses. He reported there are not enough proceeds to provide any of the items listed in the letter. Commissioner Sanders explained there is only $88,000 generated from the license sales. Commissioner Lockley reported their actions are disrespectful to the County and they want the county to use BP money for the bay. Commissioner Sanders reported DACS is saying they are supporting the City of Apalachicola but she feels like there is someone bigger backing this change than DAC's Secretary Putnam. She said the County has informed the Legislative Delegation of this change and they have not done anything. Commissioner Massey said there is not enough money to use in the bay so what are they going to do with the money. Chairman Parrish stated they said they will start a shell recycling program and he read the other uses for the funds. He stated DACS used to run the barge and tug that planted shells in the bay but now they do not reshell the bay. He questioned where the money is going to come from to reshell the bay. He reported if there is no money to reshell the bay then it will not survive. He said it is a major issue when the state agency shuts down shelling the bay after 50-75 years and now they are even getting out of issuing the oyster licenses. He reported the Commissioner of DACS knows what is going on and all the programs that supported the bay are going away to the detriment of Apalachicola Bay. He explained the oysters are important due to water quality issues and if they lose the oysters then they will lose all the other things like shrimp, fish and crabs. He reported the public needs to be aware it is not the Board of County Commissioners causing this problem but a state agency that is supposed to be supporting the water quality and the ecosystem. Commissioner Massey reported they did not plant shells to the west at all. Chairman Parrish answered no. Mr. Pierce stated without a change in the fresh water there is no use placing shell to the west because the water is too salty to grow oysters. Commissioner Lockley said that is not true but it is their opinion. Chairman Parrish agreed and said if they do not place shells in the bay then the bay has no ability to come back. He explained these things are occurring at the state level and the county is not in control of the bay. He reported the state agencies that are in control of the bay are no longer supporting the industry and he thinks it will result in a total collapse of the bay. Chairman Parrish stated the people here have protected the environment but without the oysters it will be hard to maintain. Commissioner Sanders said this Board has not been bringing things down but has supported the serenity and the environment because everyone has a vested interest in preserving and protecting it. She reported the Board has said no to certain developments so they can keep the area the way they found it and not leave any handprints or footprints. She stated it is a shame when state government cannot take care of their resources and force the burden on local government. Commissioner Sanders reported the Board can see the resource going down and they cannot do anything about it. She stated the County does not have the money to protect the bay. She stated the county is going to find someone to listen and understand at some point but it may be too little, too late. She reported the bay as everyone knew it is gone. Commissioner Sanders stated she is supportive of oyster shells being placed in the bay. She explained the Board has objected for many years to placing other products they do not need in the bay. She stated the Board has written letters for years and have done what they could to protect the bay. Commissioner Sanders reported now they are being told the State does not want the responsibility and wants the County to address it when RESTORE funds are available. She stated the county cannot spend money before they get it. Commissioner Sanders said it is sad the state has let this happen. Commissioner Lockley commented the funds will be going to the City of Apalachicola to help them make their budget. He said the state is wrong and has bypassed the county. He reported the salt in the bay is the same as it was in 1985. He reported the state does not want to close the bay because they do not want to pay money out to take care of the oystermen. Commissioner Lockley said people are taking small oysters before they get to 3" and the state should be regulating this matter. Mr. Pierce reported the state wants the City of Apalachicola for self enforcement. Commissioner Lockley said no one is regulating the bay and this will not work and in about two years it will kill the bay. Commissioner Sanders asked who sponsored the Legislation. Mr. Pierce answered it was in the DACS budget. Commissioner Jones explained the state has done the shell collection before but he does not think they could collect enough shells to make a difference now when all the oysters are leaving the county still in their shell. He said this was tried before and it failed. He stated it will take more money to collect the shells than the amount of shells that will be collected. Mr. Pierce agreed the oysters used to be shucked here but now they are transported out in their shells. Commissioner Sanders reported barges used to come in with shells and for years DEP stockpiled the shells but that is not happening now. She said the old ways were good ways and it sustained the bay for many days. She reported there was a water supply shortage then but it is more now. She stated the County knows what the problem is but no one respects the county enough to listen to their opinion. Commissioner Lockley said all the oystermen will appear before the County Commission blaming them but it is the state and the City of Apalachicola that are responsible.

3- Provide Board with copy of draft State Expenditure Plan (SEP). The public comment period has begun. All the counties are getting the same amount of money- $12.6M, but the availability of funds is staggered as BP makes payments according to the court settlement. After the public comment ends in February, the SEP will go to the Governor, who will then submit it to the Gulf Council for approval. The Consortium consultants are hoping that the Gulf Council will approve the SEP by May, although there is no statutory timeline that the Council must follow. Embedded in the 470 page plan is a proposed schedule for projects. This proposed schedule is only valid if the Governor submits it as proposed. At this time, funding for planning and design of all our projects would start in the first year, which should be 2019. Construction funds for dredging the Eastpoint Channel and building a new EOC could start in 2020, but it would take until 2021 for all funds to be available for both projects. Because the Two Mile Channel does not have its dredging permit yet from the state, the Two Mile Channel will be dredged after the Eastpoint Channel.

The county's third project- an Apalachicola Bay oyster recovery project is phased so that it could start in 2022 or 2023, but these timelines are all subject to funds being available.

The Board needs to understand that the SEP is a draft plan, and it is unknown at this time how the Governor or the Gulf Council will react to it. If there is considerable negative public comment on the draft plan, then all the timelines mentioned could be delayed.

Mr. Pierce said the county thought there would be a joint shelling project with the state and they would have $10-$15 million. He reported the County is putting $5 million into the project and he proposed to DACS matching the amount but it never happened. He stated no one except the County is planning to put money into the bay and that is not how it has been managed for the last 50 years. He explained public comment on the SEP starts today and goes on for a month.

Mr. Pierce reported the deeds for Island View Campground have been received electronically from St. Joe Company and a copy was sent to Attorney Shuler and the Clerk's Office. He explained he met last week with St. Joe Company to talk about relocating the road. He stated in the settlement the County got the land immediately for the park and they will get the land for the road if they get DOT to re-align the road. Mr. Pierce said maybe by the next meeting they can report that the deed was recorded.

Commissioner Sanders said on February 8th the Gulf Consortium will meet in Tallahassee and look at the SEP. She stated she has a meeting in west Florida and cannot attend so Mr. Moron who is the alternate will need to attend or at least be on the telephone to ask questions. Mr. Pierce reminded the Board the Triumph Board will meet here on January 29th at 1:00 p.m. in this room.

Michael Morón – County Coordinator – Report

Mr. Moron offered his report, as follows:

1. Inform the Board that Weems was able to pay $326,000 towards accounts payable and the January 10th payroll from their operation account last week leaving a balance of $165,889 in that account. The Money Market account, as of Friday, January 12, had a balance of $502,824.

Mr. Moron stated this was done without accessing the Health Care Trust Fund (HCTF). He explained the Hospital has not yet received their DISH funds but accomplished this by using the LIP funds, accounts receivables and cost report refunds.

2. Inform the Board that on January 5th Mr. David Dominque, Community Hospital Corporation's (CHC) Senior Vice President, stated that as of February 2nd Mr. Jim Coleman will no longer serve as their Senior Vice President of Southeastern Hospital Operations. Mr. Coleman has taken a position with Alliant Management Services as their CEO/President. Mr. Dominque says he is in the final stages of vetting a candidate that will assume Mr. Coleman's responsibilities and will appear at one of you February meetings to introduce this person to the Board, but until then he will serve as our main contact.

Commissioner Sanders reported at the last meeting the Board voted unanimously for staff to contact Capital Regional Medical Center and see what they will offer Franklin County. **On motion by Commissioner Sanders, seconded by Commissioner Lockley, and by unanimous vote of the Board present, it was agreed to contact Sacred Heart Hospital in Port St. Joe and have staff meet with them and see what they may offer Franklin County.**

3. Inform the Board that FWC has approximately $488,000 available to award another derelict vessel removal grant. The application deadline is February 21st. Mr. Curenton stated that there are three vessels on the Franklin County derelict vessels list that are good candidates. The first is a sailboat in the Carrabelle River beneath the power line, the second is a shrimp boat in Tucker Creek off the St. Marks River (just upstream of the railroad trestle), and the third is a shrimp boat sunk on the west bank of the Apalachicola River, which actually places it in Gulf County. Franklin County could remove this vessel

with Gulf County's approval. Staff was not aware of this grant cycle sooner because of a problem with FWC's website. In order to apply for the grant, the County will need a bid from a contractor to remove each vessel. However, there isn't enough time to place a solicitation for bids in the newspaper, receive and open these bids, then award the contract. If the Board would like to apply for this grant, I recommend Board action to direct staff to write the grant application, contact parties that have expressed interest in derelict vessel removal in that past to solicit bids, and add a solicitation to receive bids on the County's website. ***Board action.***

Commissioner Lockley made a motion to direct staff to write the grant application, contact the parties that have expressed an interest in derelict vessel removal in the past to solicit bids and add a solicitation to receive bids on the county's website. Commissioner Sanders seconded the motion. Mr. Moron questioned if the Board needs to declare an emergency for this item. Attorney Shuler inquired why it is an emergency to apply for a grant. Mr. Moron explained FWC had an issue on their website and they were not aware of the funding and the deadline is the 21st. Mr. Moron said there is no way to advertise and receive bids by the deadline. Attorney Shuler asked if the bids must to be awarded by February 21st. Mr. Pierce said the bids have to be in hand and submitted with the grant application. Attorney Shuler explained the local bid policy does not require bids for services. He went on to say the local bid policy is only mandatory for the purchase of tangibles or personal property. He said there is a motion and second not to require bids and move forward. Chairman Parrish directed county staff to contact Mr. Don Butler in Gulf County to get the approval of their Board about this one boat. He stated he added this boat and described the location of the boat. He said this boat is a navigational and environmental hazard for both counties but because of the way the line runs it is actually in Gulf County. He felt like Gulf County would have no objection to the removal of the boat. Chairman Parrish stated the gas tanks have separated from the boat in Tucker Creek and now the whole creek is blocked. Commissioner Jones asked how boats get on this list for removal. Mr. Moron explained Mr. Curenton looks at the boats and then contacts FWC and the Coast Guard. He reported the vessel must be a certain amount of feet from the dock or shore. Chairman Massey said the vessel must be 25 ft. away from the dock or shore. Mr. Pierce reported if the owner can be located then the boats cannot get on the derelict vessel list. Chairman Parrish said the FWC will also go by the boat and make sure of the location. He stated the County removed several boats last year and there is money available so he would like to see this project move forward. **Motion carried; 5-0.**

4. ***Board action*** to authorize the Chairman's signature on a Professional Architectural and Engineering Fee Proposal with Barnett, Fronczak, Barlowe, & Shuler (BFBS) for the St. George Island Restrooms Facility Building renovation project. The total cost for this proposal is $9000 and includes the cost for Construction Documents, Bidding Phase, and Construction Administration.

On motion by Commissioner Jones, seconded by Commissioner Sanders, and by unanimous vote of the Board present, it was agreed to approve a Professional Architectural and

Engineering fee proposal with Barnett, Fronczak, Barlow and Shuler in the amount of $9,000 for the St. George Island Restrooms Facility Building Renovation Project.

5. Mr. Doug Shuler, of BFBS, assured me that the necessary documentation to advertise the St. George Island Restrooms Facility Building renovation project will be ready later this week. Since the next regular meeting is three weeks from today and it is the Board's desire to start this project as soon as possible, is the Board willing today to authorize advertising this project? I will circulate the documentation to each of you before sending it to the newspapers. **Board action.**

Mr. Moron said he received the documentation yesterday. He explained Mr. Curenton and Mr. Shuler have been working on the documentation and it will be ready for the Board to review this afternoon. He requested the Board approve advertising the project. **On motion by Commissioner Jones, seconded by Commissioner Lockley, and by unanimous vote of the Board present, it was agreed to authorize advertising for the St. George Island Restrooms Facility Building Renovation Project.**

6. Inform the Board that I have received the Franklin County Jail 2017 Jail and Medical Inspection reports. Based on the summary page it appears that the Jail faired very well throughout the entire inspection. Let me know if you would like an electronic or paper copy of this report.

Public Hearing – Local Planning Agency – Metal Structures & Pole Barns

AN ORDINANCE OF FRANKLIN COUNTY, FLORIDA, CREATING DEVELOPMENT STANDARDS AND RESTRICTIONS FOR THE USE OF METAL STRUCTURES AND POLE BARNS AS A SINGLE FAMILY DETACHED DWELLING WITHIN FRANKLIN COUNTY; PROVIDING FOR DEFINITIONS; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE. THIS IS THE FIRST (1ST) OF TWO PUBLIC HEARINGS. THERE WILL BE NO ACTION (VOTE) AT THE FIRST PUBLIC HEARING. A VOTE WILL BE TAKEN AT THE SECOND PUBLIC HEARING TO BE SCHEDULED AT A FUTURE DATE.

Chairman Parrish recessed the Board meeting and reconvened as the Local Planning Agency (LPA). Attorney Shuler read the forward of the Ordinance. He explained the Board is meeting as the LPA and will not vote but will take public comment. At this time he asked for public comment. Mr. Gerard Shannon, a resident of South Bayshore Drive, requested the Board include an item in Section 3 to address a specific inclusion for windows and doors. He explained in the past it has been stated that the provision is covered under the Florida Residential Development Standards but it did not prevent the 4,000 square foot building on South Bayshore Drive referenced under Prohibitions. He explained the building has one door and two small windows and does not look like a house but a commercial building. Attorney Shuler reported when this was presented to the Planning & Zoning Commission the need for windows was brought up by the public and he has an intention to add a requirement for windows before the final public hearing. He explained he will meet with the Planning & Zoning Department to get guidance on this issue. Chairman Parrish asked for Commissioner's comments. There were no Commissioner's comments. Mr. Moron stated there was an email provided to the Board from Mr. George Coon who was against this Ordinance. Attorney Shuler said this is the first of two public hearings and the Board will be voting at the February 20th meeting but there will not be a vote today from the LPA or the Board. He read the definitions in the ordinance. Attorney Shuler read Section 3 General Development Standards. Attorney Shuler stated he added a new paragraph E which will have a provision that the Florida Building Code and specifically as to windows will be addressed in the future version of the ordinance. He asked the Board to comment if they have any suggestions to the ordinance. Attorney Shuler read Prohibition #3 and discussed the 2,000 maximum square footage for a single family dwelling constructed out of metal structure or a pole barn. He reported the Board can determine if they want this limitation and what maximum square footage they would prefer. He explained other than making sure a structure meets the setbacks, the County does not have any limitations on the maximum square footage of a house. Attorney Shuler read Prohibition #5. He explained one of the members of the Planning & Zoning Commission wanted to clarify this prohibition does not apply to mobile homes but he does not think this language needs to be included. Chairman Parrish asked if the Southern Building Code addresses the water, sewer, etc. Attorney Shuler said there are other provisions in the building code that will address these issues and he did not want to duplicate these provisions. He explained this ordinance has a single purpose which is to create development regulations, standards and prohibitions on metal buildings and pole barns used as residential structures. Mr. Pierce agreed if someone wants to permit a house the zoning code addresses all these other items. Attorney Shuler said this ordinance will not regulate storage buildings in residential areas. He stated he has received one complaint about someone who has a large metal storage building but the building did not exceed the height restriction and he presumes it met the setbacks. He informed the Board this ordinance will not prevent a 4,000 square foot storage space if the person has the property. He stated all it will regulate is that the structure cannot be used as a residential dwelling. He pointed out this ordinance will only address the use of metal buildings and pole barns as residential structures. Commissioner Jones stated the Board wants to clarify that it does not want to try and regulate the kind of home constructed but they do need to regulate a commercial structure in the middle of an R-1 district. He explained that is what happened and they are trying to stop the replication of it. Attorney Shuler agreed the public policy is to protect everyone's property values in the area. Attorney Shuler said if there are no further public comments then he recommended closing the LPA meeting and reconvening as the Board of County Commissioner to take public comments. Chairman Parrish closed the meeting of the LPA.

Public Hearing – Board of County Commissioners – Metal Structures & Pole Barns

Same description as above

Chairman Parrish reconvened the Board meeting. He asked for public comment. Mr. Alan Feifer, Concerned Citizens of Franklin County, referenced the exterior skin of the building and said nothing was mentioned about gable ends. He said they may also need to require residential type windows in these structures rather than commercial or store fronts. Commissioner Jones stated the comment earlier was about windows and doors. Chairman Parrish agreed that is what was said. Attorney Shuler requested the Board make a motion authorizing him to schedule the second public hearing at a time before 5:00 p.m. and during the regular Board meeting on February 20th**. On motion by Commissioner Lockley, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to authorize Attorney Shuler to schedule the second public hearing at a time before 5:00 p.m. during the regular Board meeting on February 20th.** Chairman Parrish said this concludes the public hearing of the County Commissioners.

The meeting recessed at 11:15 a.m.

The meeting reconvened at 11:25 a.m.

Public Hearing – Local Planning Agency – St. George Island Overlay District

AN ORDINANCE OF FRANKLIN COUNTY, FLORIDA, CREATING THE ST. GEORGE ISLAND CORRIDOR OVERLAY DISTRICT FOR PROPERTY LOCATED WITHIN A 2,100-FOOT RADIUS OF THE CENTER POINT OF THE INTERSECTION OF FRANKLIN BOULEVARD AND GULF BEACH DRIVE, ON ST. GEORGE ISLAND, FLORIDA, AS DESCRIBED IN PLAT BOOK 2, PAGE 7, FRANKLIN COUNTY, FLORIDA, EXCLUDING THE AREA EAST OF THE EAST BOUNDARY OF THIRD STREET EAST AND WEST OF THE WEST BOUNDARY OF THIRD STREET WEST; PROVIDING FOR EXEMPTIONS; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE. THIS IS THE FIRST (1ST) OF TWO PUBLIC HEARINGS. THERE WILL BE NO ACTION (VOTE) AT THE FIRST PUBLIC HEARING. A VOTE WILL BE TAKEN AT THE SECOND PUBLIC HEARING TO BE SCHEDULED AT A FUTURE DATE.

Chairman Parrish recessed the Board meeting and reconvened the meeting of the LPA. Mr. David Theriaque, Theriaque & Spain, highlighted the draft ordinance establishing the St. George Island Overlay District. He explained Page 3, Section 3 creates the overlay district. He said it is not a new zoning category as the zoning currently on the Island remains but the overlay is an additional layer of regulations for the area subject to the ordinance. Mr. Theriaque reported the intent is to promote St. George Island as a unique, attractive, vibrant and economically prosperous community and to further regulate commercial development for property located within the St. George Island Corridor Overlay District. He discussed the principal uses and said the current uses remain unless certain uses have been prohibited. Mr. Theriaque presented the list of Prohibited Uses and said these are the uses that are not allowed under the current zoning. He said there are another 9 items that are banned uses in the commercial district portion that is subject to the ordinance. He explained the opportunity for a special exception. Mr. Theriaque presented the section titled General Development Standards and said it clarifies that the development standards for the underlying zoning district continue to apply and the overlay district provides additional standards and in the event of a conflict the overlay district regulations will control the matter. He highlighted the Overlay Development Standards section. He reported the Planning & Zoning Commission comments were provided to him by Attorney Shuler. He said under #5 Lighting they would like the Board to look at the darkskies.com standards and provided a link to the standards. He explained they would like to clarify #7 to address directions on buildings that say enter or exit. He stated there was a misunderstanding because these signs are allowed unless they are illuminated. He said there is no prohibition on the number of signs on a building only the number that can be illuminated. He stated the Planning & Zoning Commission also requested the Board consider whether they want to make C-4 a true mixed use requiring both commercial and residential. He explained his understanding is some people are using C-4 as residential. He stated there was also a request to ban bouncy houses, zip lines, and amusement. Mr. Theriaque reported they wanted to give the Board a template and then hear suggestions and comments from the public. Chairman Parrish asked for public comments at this time. Mr. Olivier Monod, a business owner on St. George Island, said what the Board is working on is excellent and will be a strong base for the benefit of St. George Island and the County. He brought into discussion the prohibition of grade alteration. He explained most of the commercial district would have to have elevated commercial buildings which would probably create a hindrance for people with mobility issues. He said this may involve adding fill dirt so the first floor would be at ground level which would be a benefit. He stated they also need to address who will maintain and water the landscaping around the buildings. Attorney Shuler reported concerning the prohibition for alteration of the natural grade the Planning & Zoning Commission and staff had some suggestions after this draft was sent to the Clerk's Office, the Commissioners and before the public meeting. He stated their suggestion was to strike this language and go with the current flood ordinance. He explained the current flood ordinance would allow for a limited amount of grade to be brought in. He reported they will strike the current language and default to what is currently in the flood control ordinance. Attorney Shuler stated maintaining the landscaping is the property owner's responsibility not the county's responsibility. Chairman Parrish suggested planting the landscaping in boxes. Attorney Shuler said there is not a limitation in the ordinance as long as it complies with the landscaping provision. Chairman Parrish reported only native plants will survive in the sand. Attorney Shuler said that is why the landscaping provision is only for native plants. Mrs. Joyce Estes, a business owner on St. George Island, agreed and said she hopes they do require native plants that will not require much water and maintenance. Attorney Shuler read the landscaping provision. Chairman Parrish said a lot of the elevation and alteration of lots has to do with the FEMA regulations and on a barrier island they are going to have to elevate and there have been recent changes and it is going to be addressed. Mr. Pierce agreed with striking #9 and going with the flood ordinance. He suggested deleting #8 and not getting into the building materials. He discussed #3 and said if a developer was trying to maximize use of your property and not break the height restriction, they might want a flat roof. Mr. Pierce pointed out the Board wanted to prohibit fish camps and questioned if the Board also wanted to prohibit boat storage which is an accessory use. Attorney Shuler said if the Board is interested in adding this prohibition then it would go in as a new #11. Mr. Pierce clarified it could be boat storage with or without a building. He discussed the big box building that is usually associated with boat storage. Chairman Parrish said he is not opposed to someone storing their boat on their property but he is opposed to the big box storage. Commissioner Jones suggested if they are going to address this item, it should cover both a big box building or a commercial lot with a fence and boats just parked on it. Commissioner Sanders agreed. Mr. Theriaque agreed these suggestions are excellent and said they did not think of boat storage. He said the last issue they struggled with was when to apply these regulations. He stated #4 the General Development Standards says the new regulations will apply to new development or an expansion or modification of an existing structure. Mr. Theriaque said there are certain items in the ordinance that the Board might want to apply today such as the outdoor storage of unfinished products and where they put the recycling containers. He explained these items do not add costs but would start the process of implementing the ordinance rather than waiting to only apply it to new development or an expansion. He questioned if the Board would like to select some items to apply now. Attorney Shuler said the Board will also need to consider sidewalks. He explained the proposed ordinance has a requirement where lots would have to construct sidewalks so they connect to provide a sidewalk for the traveling public. He said the Board may want to require businesses to comply with this section and the list Mr. Theriaque presented now as opposed to when a new building is constructed or an existing business is modified. Mr. Pierce was concerned that the only big recycling container belongs to the county and is not enclosed. He stated enclosing the container may defeat the purpose of the public being able to use it. Attorney Shuler stated there is an exception for county recycling. Mr. Theriaque discussed the placement of trash collection bins and said this could be applied uniformly versus someone with a new structure doing it one way and someone with an existing structure doing it another way. Commissioner Jones explained he is not opposed to sidewalks but there is a problem with flooding on roads. He explained a sidewalk was done as part of a state project and it caused flooding on Gulf Beach Drive. He said he does not want a flooding issue because sidewalks were placed in the area. Commissioner Jones stated he is not sure how this issue will be addressed but he is concerned. Chairman Parrish stated he shares this concern with the sidewalks. He asked where the sidewalks will be placed on the 25 ft. lots in the commercial district because most of the parking is in front of the building. He was concerned people would have to back across the sidewalk to access the parking. He discussed the potential liability for pedestrians using the sidewalks along with the flooding issue. He questioned if the sidewalk would be in the county right of way or on their property. Mrs. Estes reported they already have some sidewalks. Chairman Parrish said the requirement is for every business. Mrs. Estes stated they would have to drive over the sidewalks to park. Chairman Parrish said maybe the attorneys and staff can look at this to determine how this can be addressed. He discussed #5 Development Standards Lighting. He reported FWC has a problem with light pollution coming from the commercial district. He suggested the height of the lights be reduced to 15 ft. instead of 20 ft. or look at the dark skies. Chairman Parrish said in the City of Apalachicola they have a true C-4 that requires the building downstairs to be commercial and the upstairs to be residential. He reported you can do that with the county C-4 or you can have just commercial or just residential. He reported it is a way of trying to use these 25 ft. lots because they cannot really develop a business on a 25 ft. lot. Mr. Pierce agreed you need more than one 25 ft. lot to develop a business. Chairman Parrish stated there is a lot of opposition to putting residential in commercial areas and it is controversial because there is only so much commercial space on St. George Island. He explained if they allow residences to intrude then there will not be enough commercial development going on. Mr. Pierce commented they had a surge of residential development years ago and it has calmed down now. He explained the market place balances this out so they are getting a fairly active commercial district. He reported some of the land zoned C-4 is vacant and right now no more skinny minis are being placed there. He stated they may need some more C-4 zoning in the future. Commissioner Jones said when they started this process he commented that the Island business district never had a plan and it is only ever going to be a certain size. He stated he would prefer using a true C-4 where residents can build a residence on top if they would like to but it would have a commercial building on the bottom. He said he is more in favor of true C-4 than continuing to allow residential uses in the business district. Commissioner Jones reported he thinks this is one of the things a judge ruled in favor of years ago that allowed the skinny minis to begin with was the fact that the C-4 does allow for residential buildings in that zoning. He said he would like to see it be commercial. Mr. Theriaque said they would like to make the suggested changes and set this item on the February 20th agenda. He reported the Board will not vote today but they will take the Board's comments and make some revisions. Chairman Parrish recessed the LPA meeting.

Public Hearing – Board of County Commissioners – St. George Island Overlay District
Same description as above

Chairman Parrish reconvened the meeting of the Board of County Commissioners. He asked for Commissioner's comments. There were no Commissioner's comments. He asked for public comment. There was no public comment. **On motion by Commissioner Sanders, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to authorize advertising the second public hearing at a time before 5:00 p.m. during the regular Board meeting on February 20th.**

T. Michael Shuler – County Attorney – Report

Attorney Shuler requested the Board approve the invoice and lighting plan for Abercrombie Boat Landing. He said the cost of installing 4 poles and 8 lights is $3,930.60 and the estimated monthly rental is $75.65. He explained this has been a year long process of trying to obtain right of ways from the nearest light pole at no cost to the county. He said this allows them to cut across 3 private lots instead of going 7/10 of a mile down the public road to the boat landing. He requested Board authorization to have this work completed. **Commissioner Lockley made a motion to authorize this work to be completed in the amount of $3,930.60 for Abercrombie Boat Ramp. Commissioner Sanders seconded the motion.** Chairman Parrish said this is cheaper than $10,000 for a solar light so it is advantageous for the taxpayers and the people using the boat ramp and he would like to see this project move forward. Commissioner Lockley asked if the solar light can be sold. Chairman Parrish reported he is thinking about using the solar lights near the floating dock so the lights will be utilized. **Motion carried; 5-0.**

Attorney Shuler reported he sent out an email to the Board and included in that email was a request for a floating dock at Bloody Bluff Boat Ramp. He explained this boat ramp is in Commissioner Massey's district and he has discussed it with him and he is in favor of the dock. Commissioner Massey said he has received several calls from individuals needing to get out to their boats and he would like to see this project move forward. Attorney Shuler recommended the Board make a motion directing staff to seek grant funding for a floating dock at the Bloody Bluff Boat Ramp. Commissioner Jones asked if this will fall under the FWC. Mr. Pierce asked if there is a boat ramp there already. Chairman Parrish said there is a concrete boat ramp but there is no place to park your boat to go and get your truck. Mr. Pierce reported FWC would be the funding source. Commissioner Massey stated there is money available now. **On motion by Commissioner Jones, seconded by Commissioner Sanders, and by unanimous vote of the Board present, it was agreed to direct staff to seek grant funding for a floating dock at Bloody Bluff Boat Ramp.**

Attorney Shuler informed the Board he received notice from Carson & Atkins that Mr. Stephen Meck, outside counsel on labor law matters, is going to become up counsel to the firm and focus on personal interests. He said the firm will still be available to assist the county but he thinks with this retirement he will probably, unless there are concerns, be more active in the area of labor law for the Board as opposed to using Mr. Carson as much as they have in the past. Commissioner Sanders said she always thought Attorney Shuler should handle these items. Chairman Parrish stated this is the second retirement in a year. Attorney Shuler reported there have been three retirements in a short time. He said he respected the structure of the outside counsel because that is how it was when he became the County Attorney. He explained if he runs into anything he cannot handle then he will contact Mr. Carson. Chairman Parrish asked if the Board needs to make a motion. Attorney Shuler answered no, he just wanted the Board to be aware if they had any comments.

Commissioners Comments

Commissioner Jones said he is only asking this question as he is the only one that voted no originally when they talked about doing away with the contract with Tallahassee Memorial Hospital (TMH). He asked about the status of the contract and when the deadline will fall. Attorney Shuler said he believes the deadline is the middle of March. He stated he has been in contact with Mr. Mike Cooper, Weems Memorial Hospital, and Mr. Mark O'Bryant and TMH are not holding that deadline and will continue to work with the County. He reported the Board may need to extend the deadline due to the motion today, the motion to talk with TMH and the fact that Mr. Coleman has left CHC. Attorney Shuler explained they are adjusting to the changes at CHC and ongoing negotiations are progressing somewhat favorably but there are still some questions. He said they may need to extend the deadline to work through some issues. He estimated it may take a couple of months to figure out who the players are and who the best fit is for the county.

Commissioner Lockley asked if Transfield picks up trash on the highway. Commissioner Sanders was not sure if it is Broad Spectrum or they have contracted it out. Mr. Pierce reported unless the City of Apalachicola has made an independent agreement, the County does the 2 Mile Area but beyond 2 Mile Broad Spectrum collects.

Commissioner Sanders reported she has been doing a lot of praying and thinking about things and this is an election year and she will be up for re-election. She stated she will not seek re-election again. She explained she has been here for 20 years and has been elected, reelected and unopposed 5 different times and the people have given her the opportunity and the honor to serve them but she will not seek re-election and will not be endorsing anyone for the office.

Adjourn

There being no further business to come before the Board, the meeting was adjourned at 12:07 p.m.

____
Joseph A. Parrish - Chairman

Attest:

____
Marcia M. Johnson - Clerk of Courts