

**FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONERS  
REGULAR MEETING  
COURTHOUSE ANNEX – COMMISSION MEETING ROOM  
FEBRUARY 20, 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 Sanders, and by unanimous vote of the Board present, it was agreed to approve the minutes of the meeting held on February 6, 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 reported Trout Creek Bridge repairs are finished and the bridge is open now.

Mr. Nabors stated Mr. Tommy Sadler is retiring March 15<sup>th</sup> and he would like Board approval to move Mr. Mitch McCalpin in this position on March 19<sup>th</sup>. **Commissioner Massey made a**

**motion to move Mr. McCalpin into this position on March 19<sup>th</sup>. Commissioner Lockley seconded the motion.** Commissioner Lockley asked if someone will be hired in Mr. McCalpin's place. Mr. Nabors explained Mr. McCalpin will be moved to a Working Supervisor position and asked for approval to advertise for an Equipment Operator which will start out at \$25,000 and this person will have to be inmate certified. He said this advertisement will run for two weeks in the newspaper. Commissioner Sanders asked if the Working Foreman position has to be advertised like it has been in the past since it is a transfer up. She said it has always been offered in-house so they know if there is anyone else interested in the position. Mr. Nabors agreed they can run it in-house for two weeks and he will inform the Board at the next Board meeting of who got the position. Chairman Parrish asked if he wants to advertise for another employee to take Mr. Sadler's position. Mr. Nabors answered yes, a working Equipment Operator. **On motion by Commissioner Massey, seconded by Commissioner Lockley, and by unanimous vote of the Board present, it was agreed to advertise for two weeks for this position.**

#### **Fonda Davis – Solid Waste Director**

Mr. Moron stated Mr. Davis and Mr. Albert Floyd, Animal Control, are responding to a dog bite situation in the City of Apalachicola this morning. He reported it is a serious situation and the City of Apalachicola police are also present. Chairman Parrish stated Mr. Davis did not have any actions items on his report. Commissioner Lockley asked if the County has an agreement with the City of Apalachicola for animal control. Attorney Shuler responded the County does not have an Interlocal agreement with the City of Apalachicola. He explained when the Board recently amended the Animal Control Ordinance, he was directed to include the City of Apalachicola and he believes the City of Carrabelle so the County can provide animal control services within the city limits. He pointed out before the Ordinance was changed, the County could not provide these services. Commissioner Lockley clarified the County can provide these services now. Attorney Shuler answered yes. Commissioner Lockley said he does not want them responding without an agreement. Attorney Shuler reported there is not an Interlocal agreement and the cities are not providing any compensation to the county for this service. He asked if the Board wants him to discuss an Interlocal agreement with the city for these services. Commissioner Lockley reported the County has staff on site but there is not any agreement in place. He questioned who is in control of animal control and said they need to know what they can do without an agreement. Attorney Shuler said he will contact the city attorney and report back to the Board. Commissioner Sanders asked Attorney Shuler to also contact the City of Carrabelle and get Interlocal agreements with both cities. **On motion by Commissioner Lockley, seconded by Commissioner Sanders, and by unanimous vote of the Board present, it was agreed to direct Attorney Shuler to contact the City of Apalachicola and the City of Carrabelle and get Interlocal agreements with both cities.**

#### **Pam Brownell – Emergency Management Director**

Mrs. Tress Dameron, Emergency Management Department, presented the following item:

Action Items:

1. Opening of RFQ's with documented quote for the Hurricane Loss Mitigation Program.

Mrs. Dameron asked the Board to turn the RFQ's over the Task Force consisting of Mr. Gary Millender, Building Inspector, Mrs. Brownell and herself for review and a recommendation. Mr. Pierce opened the RFQ's and announced the names of the companies, as follows:

<u>Company</u>	<u>Location</u>
Florida Retrofits	Palm Bay, FL
J.P. Roberts	Crawfordville, FL

**On motion by Commissioner Lockley, seconded by Commissioner Massey, and by unanimous vote of the Board present, it was agreed to turn the RFQ's over to the Task Force for review and a recommendation.**

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 attended the FEPA annual meeting where Jennifer Daniels was named the alternate area governor for Region 2
5. EOC Staff hosted Florida Awareness Level Hazardous Materials Training for Volunteer Fire Fighters in our area on Saturday February 17, 2018.
6. Franklin County EOC will be advertising for volunteers to be involved in the Community Emergency Response Team and hold a training in April.
7. EOC Staff conducted a WEBEOC training session on Wed 2/14/2018. We will have monthly exercises leading up to Hurricane Season.
8. Franklin County Emergency Management advertised for RFQ for Contractual Services.
9. EOC Staff is contacting all County/ City/ Departments to ensure that they are NIMS compliant.
10. Tress Dameron will be attending and conducting training at Florida Association Volunteer Resource Management Training February 21-23 2018.

**Erik Lovestrand – Extension Office Director**

Chairman Parrish reported Mr. Lovestrand is not present today because he is sick.

## County Extension Activities February 7, 2018 – February 20, 2018

### General Extension Activities:

- Provided citizens with assistance on invasive weeds, and soil tests.
- Hosted Small-scale Shiitake mushroom production workshop in Eastpoint for 25 participants.
- Provided an article regarding small scale Shiitake mushroom production for newspaper.

### Sea Grant Extension:

- Multi-county 40-hour Master Naturalist course classes have started.
- Participated in weekly conference call to coordinate Sea turtle lighting project work.
- Completed quarterly progress reports and invoicing for County's sea turtle lighting grant.

### 4-H Youth Development:

- Tropicana Public Speaking County competition will be held March 15.
- 18 Youth and Adults are registered to participate in the 4-H Day at the Capitol this Thursday and we have one youth that has been selected to participate with a group that will be meeting with Governor Scott for a special meeting.

### Family Consumer Sciences:

- New Family Nutrition Program Assistant continues scheduled classroom programs in local schools.

### Lisa Lance – Library Director

Mrs. Lance appeared before the Board and presented her report, as follows:

- **AARP Free Tax Aide: Continues through April 12, alternating Thursday's between branches**
- Computer Classes Feb 20 & 27 at the Eastpoint Branch by Pam Tullous, Excel – Part I Basics today at 10:00 am, next Tuesday will be Excel – Part II. She is also available for a 'Book a Geek', hour, one-on-one with instruction of topics she is teaching, Windows 10, Excel, etc.
- Adult Gardening Programs started again in February: Topic = Hydroponic Gardening (on the cheap), next program will be in Eastpoint, Tuesday, Feb 20 at 1:30. March Topic: Totally Tomatoes: Tips, Tricks, and Techniques for Success, Carrabelle March 13 and Eastpoint, March 20 – both programs begins at 1:30
- Master Gardener Program – Postponed until August 2018, insufficient registrants
- Instructional Yoga by Denise Williams Now Available – Monday's at the Carrabelle Branch, 4:00 – 5:30
- The Basics of Better Living Program, February Topic: Green Cleaners, Eastpoint, Friday February 16 at 1:30 pm
- Free Friday Movie Night in Carrabelle, Feb 16 at 6:00, *Big Miracle*
- Quilting Group – Meeting for winter sessions, Eastpoint Branch from 10:00-12:00, Feb 21 and Mar 14
- The Diabetes Workshop: No February meeting, next scheduled meeting is March 12 at 4:30 in Eastpoint
- Tutoring available at Carrabelle; Jan 5 – Feb 26, 1 high school student – Algebra

- **February is the Annual Friends of the Library Soup, Bread, and Book Sales. Many thanks to them for an outstanding sale on February 3 at the Eastpoint Branch and 250 attendees, and thanks to Fonda Davis for getting the tables we asked for delivered and picked up – Next event will be Saturday, February 24. Book sale starts at 10:00 and Soup & Bread by 11:00 am. We do accept soup and bread donations as done in the past. Items can be dropped off at 10:00 the morning of the sale. Contact the Friends of the Library, the Carrabelle Library or the Director for more information about how to be a soup or bread donor**
- Five additional 'LIBRARY' logo directional signs have been installed – Many thanks to the Road Department for installing the signs
- **Midwinter Update: FCPL locations had a huge increase in circulation stats in a comparison between Jan 2017 and Jan 2018. (Carrabelle circulation was up 36% and Eastpoint was up 29%)**
- Library was closed Monday, February 5, Staff Training Day held in Wakulla, Warren Graham presented, The Blackbelt Librarian, Warren Graham is a security professional (served 17 years with the Charlotte NC Library system) and the session was on customer engagement
- Music as a Second Language, 21 students participating this session, Guitar teacher Monty Aiken and two MSL students (Richie Lehnert and Carl Wilhite) played background music for the Eastpoint Book Sale on Feb 3, the only fee requested was to be paid with soup and bread
- Reception was held at the Carrabelle Branch for the three Carrabelle winners of the FC Kids Tag Art program. Congratulations for all winners. 1<sup>st</sup> Place Winner – Garyson Millender of Carrabelle

**General Monthly Calendar of Events:**

- Eastpoint and Carrabelle: Monthly Book Chats, Book Socials, Yoga (4 sessions, Mon-Wed, Fri. in Carrabelle), Yoga (Tuesday's, 1<sup>st</sup> & 3<sup>rd</sup> Friday's – Eastpoint)
- 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) twice monthly, Wednesday's at 10:30 (few weeks were cancelled due to many ill)
- Carrabelle: MakerSpace Club (ages 5-13), Thursdays at 4:00, Storytime (ages 1-4) Friday's at 10:30 (No Storytime in February, too many ill)
- Carrabelle: Free Friday Movie Nights, 1 Friday per month, movie at 6:00

Mrs. Lance reported on March 5<sup>th</sup> the Eastpoint Branch will return to normal operating hours from 9:00 a.m. until 6:00 p.m. She explained they had been operating under winter hours.

Mrs. Lance stated in a comparison of attendance at the library from January, 2017 and January, 2018, the Carrabelle Branch was up 60% and the Eastpoint Branch was up 34%. She explained in 2017 they added over 1,700 new items and in 2016 a little over 1,000. She stated the library is busy and they appreciate their customers and welcome new ones every day. Chairman Parrish stated the increased numbers at the library show what kind of job Mrs. Lance is doing. Commissioner Massey thanked Mrs. Lance for doing a good job.

**Jason Puckett – Airport Manager**

Mr. Puckett did not have any action items. He reported all the original work has been completed on the electrical system and the Federal Aviation Administration (FAA) conducted a flight check for the new papi lights on Runway 14/32 and confirmed they were installed and configured properly. He explained during construction of the airfield drainage improvements the electrical cables providing power to the edge lights on Runway 6/2/4 were cut. He said they did not know these cables were present in this area. He reported once they identified

these cables were cut, an investigation and a plan was developed and a timeline was put into place. He stated on November 3<sup>rd</sup> they were notified by the contractor the cables were cut and on November 8<sup>th</sup> they requested TCA Electrical Contractors review the damage and see what it would cost to repair the cables. Mr. Puckett said on November 17<sup>th</sup> the contractor performed a site visit and determined the regulator was damaged. He explained they contacted DOT and asked if they could use some of the unused funds from the lighting grant to pay for the new regulator. He stated DOT approved this change and the Board approved a change order for the regulator. Mr. Puckett reported they now have a timeline issue and are waiting until March 8<sup>th</sup> for the regulator to be shipped and installed. He explained they are moving as quickly as possible. He stated one of the airport tenants was upset that this was not done in a timely matter but they are doing all they can.

Mr. Puckett stated all the original work has been completed on the Airfield Drainage Improvements and there are some leftover funds that they are going to try and use to replace some more damaged pipes under one of the taxiways.

Mr. Puckett said the wetland permitting on the Commercial Access Road in the industrial park is still ongoing and hopefully will bid out in the spring. He explained the Board signed the grant extension until December 31, 2018 at the last meeting he attended.

Mr. Puckett stated BRPH has tentatively set a March 20<sup>th</sup> date to present the final Economic Development Plan.

Mr. Puckett announced March 24<sup>th</sup> they will celebrate Aviation Day with a fly-in. He said there will be free airplane rides for children and there will be some World War II aircraft on display. He explained there will also be a small car show. He invited everyone to attend. Commissioner Sanders reported the fly-in was a big hit in Carrabelle. She thanked Mr. Puckett on his work in getting this fly-in done. Mr. Puckett stated he will have his plane at the airport that day and offered to take the Commissioners for a ride to see their airport from the air.

Chairman Parrish stated Mr. Puckett is doing an excellent job regardless of the complaints that are being heard. He said he read through the timelines the engineers provided. He questioned if they will now make a record of where these lines are. Mr. Puckett reported the new lines will be placed in conduit and also adequately marked on a plat for future reference.

### **Public Comments (3-minute time limit)**

Chairman Parrish stated he is receiving complaints about giving some people longer to speak. He said he has tried to allow people to speak but now everyone will be timed and when their 3 minutes is up he will let them know.

Mr. Ben Houston, a citizen of Bald Point, said there have been 4 dog attacks in the last 2 years on Alligator Point beach. He reported the same dog that is a mixed breed pit has been involved

in these attacks. He stated these bites resulted in two rotator cuff operations for one elderly person. He explained the dog bite last Monday caused the person to go to the hospital for treatment. Mr. Houston reported they asked Mr. Davis a couple of years ago to provide cards printed with the Animal Control Ordinance so they can distribute them. He explained they have a lot of rentals and people need to know the law. He stated people do not respect the permanent residents and the situation is getting worse. Mr. Moron agreed to meet with Mr. Davis about this matter. Commissioner Lockley asked if the dog has been picked up. Mr. Houston answered no, but they would like to see what procedures should be followed to get this taken care of. Mr. Pierce questioned if the dog bite was reported. Mr. Houston stated something may happen today. Mr. Pierce reported these incidents need to be reported in a timely manner. Mr. Moron said according to Mr. Davis there was a \$450 fine issued and some action is being taken but he will contact Mr. Davis to see if this is the same incident. Commissioner Sanders asked if this is the same dog that has been biting year after year. Mr. Houston answered yes.

Ms. Sara Hinds, Assistant Director of the Florida Department of Health in Gulf County and Franklin County, appeared before the Board and introduced Ms. Emerald Larkin, Registered Nurse. She said they are present to recognize Heart Health Month in February. Ms. Hinds provided some easy heart healthy tips. Ms. Larkin shared her personal experience of her Father's heart disease. She read the symptoms of a heart attack.

Mr. Bert Boldt, a resident of Alligator Point, stated he is interested in the medical services in the community and the organization of these services. He said he knows the County is actively looking relative to Weems Memorial Hospital and other county medical service issues. Mr. Boldt explained he did some research and there is a group called Health Group West that is a national health consulting group that will provide consultation services for local governments. He said he will look into this some more and bring more information to the Board. He presented the Board with a handout of the information.

#### **Carl Whaley – Franklin County School District – Discussion – Emergency Escape Route**

Mr. Whaley requested support for procuring a secondary ingress/egress for the Franklin County School. He stated the school has been in place for 10 years and there is only one way in or out. He explained if there is ever an active shooter event or any threat on the school campus, emergency services will only have one way in to provide services. He stated for years they have been looking for a secondary road into the school. Mr. Whaley reported they are working with Mr. Ken Webber and Mr. John Brown, Florida Forest Service, to find alternate ways of getting a secondary road in. Mr. Whaley presented an aerial of the area and said they have looked at the forest area behind the school. He stated the School Board owns the 26 acres to the north of the Franklin County Jail and they would use this area as a re-unification point in the event of any kind of emergency. He said most of the forest area is very low and swampy and it would be costly to put a road in. He described a road that plowed down years ago for the cross country track team to use and said the road goes up to the old dump road. He reported this road

comes out in the middle of the school property. Mr. Whaley reported this road has been worked by the forest service and culverts were put in where washouts occurred. He stated they also looked at the possibility of cutting through county property but they do not think it is wise to bring children across the landfill property because of contaminants. He stated there has been some conversation with a private individual about cutting through his property but there are barrow pits close by and it may not be safe to transport children through there either. He reported the best solution is to cut through the forest on the back road. He asked the Board to support the School Board in their discussions with the Florida Forest Service. He said when they are granted an easement; they will need some help with hauling and spreading the limerock to make the road passable. He said the road is sandy and the school system does not have any heavy equipment to complete this work. Commissioner Lockley asked who is buying the limerock. Mr. Whaley said the school system will buy the limerock but they have no way to haul or spread the materials. He explained they are hoping the Florida Forest Service will help as this road will also act as a fire buffer to all the homes in Gramercy Plantation, the landfill, the Sheriff's Office and Humane Society as well as the school. Chairman Parrish commented a good road needs to be constructed where school buses are able to pass each other on the road. He stated engineering needs to be done in the low areas. He suggested the School Board seek a legislative appropriation to put this road in. He explained the County does not have any money as their funds are already budgeted and the county does not have a bulldozer to make the road. Chairman Parrish stated the road probably needs to be a 60 ft. right of way and they need to look at all the issues to make sure the road is done right so the school buses can travel on this road and the road will hold up. He reported the Board supports getting a road but they need a road that is safe to travel. He said the Board will support the School Board in any way to get this road. He said on several occasions they discussed how the children will get to school if Highway 98 washes out during a storm. Chairman Parrish stated the Board can issue a letter of support but the County does not have equipment to build roads. He said the road they are discussing does not have the width to allow school buses to pass each other. Mr. Whaley said the road has been cleared out so two vehicles could pass safely. He explained this road would only be used as an emergency access. He reported they have sought legislative help to make this happen. Mr. Whaley said they want to have something in place if anything ever happens at the school. Commissioner Lockley reported this is a critical situation with one way in and out.

**Commissioner Lockley made a motion to send a letter of support to whoever they need to contact to get a secondary road to the Franklin County School.** Commissioner Sanders asked if the School Board has already approached the legislative delegation and asked for an appropriation. Mr. Whaley answered they contacted the legislative delegation at the last session but have not this year. He reported they have a meeting with members of the forestry service and public lands next week to discuss the easements. He explained they have never been able to make it past the easement issue. He stated they will attend legislative days and approach the legislators. Commissioner Sanders suggested the School Board contact the legislative delegation this year in light of the tragedy that happened last week and say they need a special appropriation. She stated the legislature will be looking at the safety issues and dealing with mental health issues so this may be a good time to approach them. Chairman Parrish stated the legislative delegation can also help with the forest service and state lands.



Mr. Whaley reported they were already making moves in this direction before the tragedy in Parkland but now the needs has really been shown. Commissioner Sanders said the Board had discussions with the School Board many years ago about an alternate route and questioned what that route was. Mr. Pierce explained at that time they were looking for the most direct route which was on the northern boundary of Gramercy Plantation before the barrow pit was on the site. He explained at the time there was a big wetland they could not cross. Mr. Pierce said there is another route that is on private property in a gated community and would be easily accessible but the property owners probably have their own criteria. Mr. Pierce said this is a paved road right up to the school property. Mr. Whaley said they approached Gramercy Plantation but they are under a homeowner's association and some of the homeowners like it and some do not. Mr. Pierce reported that route is 100 ft. versus a mile of road being built. Commissioner Sanders said the Board should support the School Board with Gramercy also due to the distance. Mr. Pierce pointed out especially since it is a secondary access only in an emergency situation. Mr. Whaley agreed the road would be gated until it was needed but emergency personnel would have 24 hour access. He stated if a hurricane damaged the area then a secondary road would need to be opened. Mr. Pierce agreed some criteria would need to be established. Commissioner Lockley reported they need to check all the possibilities to protect the children, teachers and everyone else that works there. He said one access could be blocked off and it is not good. **Commissioner Jones seconded the motion. Motion carried; 5-0.**

#### **A. J. Smith – Sheriff – Request**

Sheriff Smith presented each Board member with a book that included all of the slides from the power point. He recognized some of his staff that were present and said these items could not have been completed without his staff. He stated the jail is 35 years old and when he took over some items were broken and have been repaired and some items still need to be addressed. He showed the power point presentation and explained the items that need to be upgraded and work that has already been done. He discussed FEMA funding to be returned to the Sheriff's Office. He reported their calls have doubled and productivity has also increased. Sheriff Smith discussed the solutions to the problems he highlighted in the power point presentation. He provided information on a CAD system that was donated and the modems they purchased to go in every car. He explained this system has vehicle locators and allows him to see where his deputies are at any time, how fast they are going and if they turn their blue lights on. He went on to say this is a safety feature and if a deputy is in distress they will know exactly where the deputy is. He explained if they receive a complaint, they can also monitor the vehicle. Sheriff Smith reported the State Attorney will also be able to go into the system and download whatever information they need from his office. Sheriff Smith complimented his staff for the work they have done. He said some work was completed with inmate labor under the supervision of jail staff. He stated they are also going to a new video visitation system that will allow people to visit from anywhere as long as they have a computer. He reported there will also be three stations set up in a building outside the property for people who do not have access to a computer but people will not come inside the jail for visitation. He explained there

have been problems with contraband and this will cut down on contraband being introduced into the facility because the individuals will not come into the jail. He reported the fence around the jail will be starting next week and it will also cut down on contraband. Sheriff Smith stated the old visiting area will now be converted to a medical ward at minimum cost. He said there are Automated External Defibrillators (AED's) in all cars and they have been used 2-3 times. He reported they are also in back of the jail and in the office. He stated everyone has been trained to use the AED's. He discussed a pole barn on the property and said part of it has been enclosed to make a warehouse. He explained they needed some a climate controlled place for storage. He stated Major Tommy Summerhill and Captain David Varnes were instrumental in getting this done and it was done with inmate labor so they only paid for the materials. Sheriff Smith said the items that need to be updated are the phone system, camera system, control panel, medical unit, and the fence around the jail. He stated they want to enclose the other part of the pole barn to make an office for investigations and other people that need offices and also for storage of evidence. Sheriff Smith reported Mrs. Ginger Coulter is present to discuss the finances. He explained the county has 4 school resource deputies. He said previously there was 1 at each school but now there are 2 at the Franklin County School, 1 at the ABC School and a supervisor to fill in. He explained there is never a time that school is open that they do not have a deputy there. He reported the schools have agreed to supplement some of the costs. Mr. Moron provided a handout from the Sheriff that listed the projects/expenditures and the estimated price. The handout also listed the requested reimbursement amounts. Sheriff Smith explained each of the items on the list. He stated there is some FEMA money that was reimbursed for overtime last year and he would like to use some of that money to complete some of these items. **Commissioner Massey made a motion to allow the Sheriff's Office to keep the reimbursement money in the amount of \$128,501.28. Commissioner Jones seconded the motion.** Mr. Moron clarified the Sheriff is asking to keep the reimbursement on the spreadsheet and not asking the Board to fund the projects and expenditures. He explained the Board is not bound to fund any of these projects but keeping this money will help the Sheriff fund some of these projects. Commissioner Massey reported the Sheriff's Office has earned the money and now it will go back to them. Mr. Moron pointed out between now and the next budget workshops these will no longer be unanticipated funds and they will have to sit down and decide how to incorporate these funds into the budget. Mrs. Coulter stated the \$128,501.28 is the figure she has on hand but that does not count the two unanticipated grant revenues. She explained they do not have the final figures for Hurricane Irma yet either. She explained they would like to have approval for these items also but do not know the final figures because they have not been approved by the state agencies yet. Chairman Parrish said the Board should approve the \$128,501.28 today and when the other amounts come in then they need to come back before the Board with the total. Commissioner Lockley said the Sheriff's Office is doing a good job and putting the money to good use. Sheriff Smith offered to answer any questions and invited the Commissioners to come by and look at the upgrades. He said at some time they will have an open house. He thanked the Board for the asphalt at the jail. **Motion carried; 5-0.**

The meeting recessed at 10:07 a.m.

The meeting reconvened at 10:20 a.m.

**Amy Ham-Kelly – Board of Adjustment – Report**

Mrs. Kelly read the following request:

1. **RECOMMENDED APPROVAL: (Unanimous)** Consideration of a request to construct a vinyl retaining wall 6 feet into the east and west side property lines on Lot 35, Peninsular Point, Unit 7, 1037 Gulf Shore Boulevard, Alligator Point, Franklin County, Florida. Request submitted by Dale Crowson, agent for Alfredo Menendez, applicant.

Mrs. Kelly presented the site plan and images of the site. She provided an image showing the mean high water and how much property has been lost. Mr. Pierce discussed the map and said there is tremendous erosion happening in this area. Chairman Parrish asked if this request is for a retaining wall on the gulf side. Mr. Pierce answered yes and said the permit must be requested from the state to protect the house but not the land. Mr. Pierce explained the property must be seaward of the coastal construction control line. Mrs. Kelly pointed out where the seawall will be placed in relation to the house. She explained DEP issues the permits but will not issue it without a variance. Commissioner Lockley expressed concern that this will throw the water over to the neighbor. Mr. Pierce said the water is still going to come in. Commissioner Sanders agreed a seawall will not stop the water. Mr. Pierce said this is one of the reasons the property further down the beach was abandoned and given to the county. Attorney Shuler reported a neighbor is present and wants to comment. Mr. Boldt said he lives next door and was present at the Board of Adjustment meeting but was not able to speak due to a lack of communication. He stated he is opposed to this application. He presented the Board with aerials showing the critical erosion as designated by DEP for this property that goes along Gulf Shore Boulevard. He explained he is opposed to retaining walls because they will exasperate the erosion. He presented photographs showing erosion caused by a seawall. He said this is what the proposed retaining wall will do to his property. He discussed a seawall on abandoned property that was breeched during Hurricane Hermine. Mr. Boldt stated there is no standard of practice for the construction of a seawall. He stated it can be permitted if signed off by engineers but in this instance it was permitted, signed off by an engineer, failed and now has been abandoned. He said apparently there are also no rules for cleaning up the seawalls. Mr. Boldt presented pictures of the property the Board is addressing and said there is already a seawall on this property. He explained from the sketches it looks like it has an embedment down 10 feet. He discussed the history of erosion along the entire beach in this area. Mr. Boldt reported the site plan shows 90 linear feet of proposed vinyl seawall but all the linear dimensions are 102 feet. He explained the home does not sit square on the property and discussed the side setbacks. Mr. Boldt said according to this map the seawall will be less than 1" from his western property line which is where his septic tank and drain field are. He said this seawall will erode the beach area that they have. He expressed concern that this retaining wall is being considered because it is not appropriate. He said the appropriate thing is to let the

buyer beware which means they should make sure the home meets all the current building standards. Chairman Parrish said the Board is aware of what they are facing on Alligator Point and this is going to be a continual problem. He stated the problem is whether the Board allows the property owner to protect his property or not. He said he agrees this just sends the problem down to the next property owner but how do they discourage a property owner from protecting their property. He stated the Board tried to do beach renourishment but no one wanted to pay for beach renourishment to protect all their homes. He reported this is a problem for all the homes along the beach in this area. Mr. Boldt said the Board could consider other guidelines instead of approving the request. Mr. Pierce stated the evidence is overwhelming of an erosion problem in this area. He reported some of the vertical seawall in the photographs was put in by the state to protect the original Bald Point Road. He explained the way the rules are if the state issues the permit, then the retaining wall can be built. He went on to say it does not address maintenance. Commissioner Lockley asked about mandatory beach renourishment. Mr. Pierce said beach renourishment is the only solution. Chairman Parrish stated the people do not want beach renourishment. Commissioner Sanders asked if anyone else spoke against the seawall at the Board of Adjustment meeting. Mrs. Kelly answered no. Commissioner Sanders asked if Mr. Boldt had a chance to speak. Mrs. Kelly explained they did not have a quorum in December, the applicant was not present in January and then in February Mr. Vance asked if she had any written objection and she said no and then the motion and second were made and Mr. Boldt did not speak. Commissioner Sanders reported Mr. Boldt has been able to speak today. She reported Mr. Boldt was advised he could write a letter stating his opposition and to attend this meeting and voice his opposition. Commissioner Sanders said she is going to have to go with the Board of Adjustment but they are aware there is a problem on Alligator Point. Attorney Shuler advised the Board the Board of Adjustment's opinion is just advisory and this Board is not bound by their advisory opinion. He explained Mr. Boldt said he is satisfied with his opportunity to address the Board today. Commissioner Sanders reported this is why previously the Board tried to insure this would not happen and maybe things would not be in this shape now. **Commissioner Sanders made a motion to approve the request. Commissioner Jones seconded the motion.** Commissioner Lockley stated the dilemma is who is able to save their property. He was not in favor of water being thrown from one property to the other and said there is supposed to be a law against it. He asked if they can come up with something better because this is all the seawalls are doing. Mr. Pierce reported the solution is a beach but the property owners do not want to pay for it. Commissioner Sanders asked if they can impose something on the people. Mr. Pierce said he thinks they can. Commissioner Sanders said they all realize something has to be done because the Board cannot be responsible for this. Chairman Parrish reported if the Board does beach renourishment then the sand will eventually go out and they will have to do it again. He reported FEMA will not pay for 100% of the beach renourishment. Mr. Pierce agreed and explained FEMA will not pay for the first time so that cost will be paid by the public. He explained after the beach is there and documented then FEMA will contribute if it is destroyed by a hurricane. He reported if it is just erosion then FEMA will not participate. He explained the State has a Beach Erosion Control Program and they put up half of the funding and the County puts up half. Mr. Pierce stated 10-15 years ago the County was going to impose a

Municipal Service Benefit Unit (MSBU) assessment on the homeowners but it failed by a small percentage of the vote. He said the State of Florida supports beach renourishment and will contribute half to the original project and will support half of the maintenance. Mr. Pierce clarified FEMA will only be involved if there is a hurricane. He stated this property is eroding all the time without a hurricane. Commissioner Lockley reported some people do not want to pay because they do not live at the beach. Mr. Pierce stated everyone benefits in their property values in this area if there is a good solid beach. He explained the proposal presented years ago was a three tiered approach with the beach front owners paying the most since they receive the most benefit, the ones across the street paying a certain amount and the others paid a third. He explained this is a legally defensible mechanism and Nabors & Giblin went through the process of assessing and creating an evaluation that was fair to everyone. Commissioner Sanders asked if there is a disclosure when someone buys property about the high erosion rate. Mrs. Kelly said there is no requirement for disclosure. She stated there is not a disclosure for flood or that the property does not meet base flood or if there is a cap of 50% that they can put into the house. Commissioner Sanders said these are some of the dilemmas this Board and past Boards have faced and no one is going to win in these situations. Mrs. Kelly stated this has been presented to the legislators several times and nothing has happened. Chairman Parrish stated the County has to put something in to protect the road and that will deflect the water also but there is choice but to protect the road. He said eventually FEMA is not going to help with this matter. He stated this is a problem and the Board wanted to do beach renourishment but the people did not vote for it. **Motion carried by the following vote of the Board:**

**AYE: SANDERS, JONES, PARRISH, MASSEY**

**NAY: LOCKLEY**

Mr. Boldt thanked the Board for their consideration. He reported he will conduct a self imposed study to come up with some other things to address this issue.

#### **Amy Ham-Kelly – Planning & Zoning – Report**

Mrs. Kelly said there is not a Planning & Zoning Report.

#### **Curt Blair – TDC – Report**

Mr. Blair appeared before the Board. He reviewed the collections report submitted to the Board. He reported collections are only down 4% compared to last year. He said they are still seeing an erratic response in the numbers and he has discussed the reasons for this at other times. He said they are starting to work on the budget for next year and will look close at the numbers in April to make sure their proposed budget addresses the variations. Commissioner Lockley stated TDC brings people to the County and asked what they have set up for a beach renourishment projects. Mr. Blair reported the statutes do provide for funds for beach renourishment out of the TDC funds. He stated beach renourishment could be enacted as an

additional tourist tax but he would have to research this item. Attorney Shuler said he was not aware this was coming up but up to 10% of the current revenues could be allocated for beach renourishment. He was not sure if there have been any legislative changes since he reviewed this matter last. He stated this would also have to be part of the spending plan. Commissioner Lockley stated he knows in other counties the TDC helps with beach renourishment.

Mr. Blair said they are almost ready to go live on their new website release. He stated this new website will integrate the Forgotten Coast theme.

Mr. Blair stated this Board asked the TDC Board to look at the issue of sustaining grants. He reported there are 7 projects in the sustaining grant program and the participants each receive \$20,000 a year to help them keep the doors open. He explained this program was initiated 6-7 years ago and designed to assist non-profits. He said the amount was determined based on what it would cost to keep someone in a facility 40 hours a week. He explained the group had to be non-profit and had to have a facility. Mr. Blair explained the program has evolved and these groups of part of the overall brand elements that they promote year round. Mr. Blair reported this program was evaluated about a year ago and each entity reviewed their finances with the TDC Board. He said it was clear if most of these groups did not receive the grant funds they could not sustain their work. He reported the TDC Board has also looked at the program and researched how to add more grants which are one of the items this Board wanted addressed. He stated the options are to gradually reduce the amount of the grant they receive, faze them out completely or increase the funding for the whole program to add 1 or 2. He reported the TDC Board had some lengthy discussions and asked him to present the options today and ask if they have any guidance on the direction they prefer. Commissioner Jones clarified that during the budget process when they discussed this program they discussed the sustaining grant program not having a sunset. He reported the purpose of this program was to get the entities where they are sustainable and not continue the program similar to a welfare system. He explained if there is a sunset and the businesses are not sustaining then it would free up the money to add other people who have not had access to this program. Mr. Blair said this was discussed and the vast majority of the programs would not be able to continue to provide services at their facilities. He stated 1 or 2 entities could continue if they did not receive the sustaining grants. He reported some of these programs are very valuable, contribute to their brand and help promote the county. He reported the TDC Board talked about this issue at length but did not recommend a sunset. He said the TDC Board can move in that direction if it is the Board's preference. Commissioner Lockley asked how long these entities have received the sustaining grants. Mr. Blair answered 7 years. Commissioner Lockley said they have been on the program since it started and will stay on the program until the end. Mr. Blair commented that is one option. Commissioner Lockley asked about other people that do not have a chance. Mr. Blair stated that is why they discussed increasing the amount of money. Commissioner Lockley said there should be a sunset on the program. He reported other people have ideas and they are not given the opportunity to participate in this program. He stated there is some reason these businesses are failing and have not made it on their own. He said this program should be for everyone not just for some. Chairman Parrish agreed and

said at some point these businesses have got to sustain themselves. He explained there has to be a way to reduce the amount every year. He suggested reducing the amount by \$5,000 a year which frees up money for the next entity. He reported there must be some sustainability to these non-profits. Commissioner Sanders agreed the new groups cannot get any help. Chairman Parrish said if they want to increase this program then some other program must be cut. Commissioner Massey asked if they provided documentation of where the funds were spent each year. Mr. Blair replied yes. Mr. Blair explained if this is the direction the Board wants to go then the TDC Board will mostly likely look at reducing the amount. He stated there will be complaints and they will have to address them. Chairman Parrish said if they start something then they must have a private plan to make it sustainable and not sustainable on the government. Commissioner Sanders agreed if they do not initiate something to encourage the groups to get on their own and bring in more money than they will stay on the sustainable grant forever. She stated she is concerned about the new groups that come in and about a group that has been there 11 years and still does not meet the criteria on the paperwork in time year after year. She said they need to ask the TDC Board to look into this and have Mr. Blair look into it with the attorney and add a sunset provision. She reported they need to know the amount will continue to decrease until they get them out of the obligation. Commissioner Lockley reported they have received the grant for 7 years and they do not need to continue it even half that long. He stated the Board made a mistake in not saying how many years they would receive the funds but they have to start somewhere. Chairman Parrish asked if there are other entities that want to get into the program. Mr. Blair estimated there are 2-3 that are interested but some do not have facilities. Chairman Parrish asked how they are going to sustain someone that does not have a facility. He said they would obviously not meet the criteria. Mr. Blair said he understands the direction from the Board is to find a way to make the current recipients less dependent on the program by ratcheting down the money they receive and adding some others that will also receive funds and be reduced. Chairman Parrish stated this is the way the program should work. Commissioner Sanders reported they talked about this last year and the year before. Chairman Parrish explained the TDC Board wants direction from this Board. He said this Board needs to make a decision and then stand by that decision. He reported if the Board does not feel like this is the direction they want to go then they need to speak up. Ms. Lesley Cox, Vice President of Carrabelle Cares, said they manage the Carrabelle History Museum and they do receive a sustaining grant of \$20,000 a year. She reminded the Board this is tourist development money paid by the tourists who come here to participate in the services the museums and other entities provide. She explained they were asked as non-profits to participate and create facilities or an exhibit that bring tourists in. She stated the numbers are increasing every year. She reported without the sustaining money a group of volunteers would not be able to keep the doors open. Ms. Cox stated the Carrabelle History Museum contracts with 4 professionals: a curator, a public relations person, tech support and maintenance. Ms. Cox said she would hate to see the money go away because it does sustain the museum. She explained they started out with \$10,000 a year for a few years until they provided proof they could stay open. She reported they keep the doors open and keep tourist coming in. Chairman Parrish asked how they fix the problem with other people wanting to get in the program. He explained all the TDC revenues cannot be turned into

sustaining grants. Mr. Blair stated they can come up with money for another sustaining grant and develop some criteria. Chairman Parrish reported everyone must be treated fairly and equitably so making two different programs will not work for him. **Commissioner Lockley made a motion to put a sunset on the sustaining grant program and limit it to a certain amount of years and how many years has to be determined.** Commissioner Lockley reported if these entities cannot do it on their own in 7 years then how long will it take. He said some people want to get in and have to wait. He stated someone in the original group should be on their own and successful and that would open the door for the other people that are interested. He reported the Board is here to serve all of Franklin County and not just a select few. Chairman Parrish agreed there should be sunset on this program. He said if no one is able to sustain their facility then they may need to review their plan. **Commissioner Lockley amended his motion to set the sunset period at 3 years.** Attorney Shuler suggested the Board send by motion a directive to the TDC Board to formulate a specific plan of action to be brought back to the Board on whatever type of sunset alternatives they want the Board to consider because they are the board appointed to manage the TDC funds. He stated the Board can then pick one of the alternates or modify one of the alternates. **Commissioner Lockley amended his motion to direct the TDC Board to come back with a recommendation on the sun setting and the amount of time. Commissioner Jones seconded the motion. Motion carried; 5-0.**

Mr. Blair stated the Board was sent a copy of the TDC Bi-Annual Plan. He said the Board has adopted this plan and a copy was given to Attorney Shuler. He stated at the last meeting the Board directed him to go through with a workshop or ordinance process. He said this can be done in April. Chairman Parrish asked when this plan has to be approved because he is not comfortable approving it when the proposed bills are still in the process and have not been approved. Mr. Blair explained the Board is in the first year of a two year cycle that is not covered by a plan. He reported they are a little behind because October 1, 2017 was the beginning of the first year. Chairman Parrish said the legislative session will be over the first week of March so he would like to table this plan until they know exactly what has been approved by the legislature. He went on to say some of the items may need to be incorporated into the plan. Commissioner Jones agreed this would be pertinent. **On motion by Commissioner Jones, seconded by Commissioner Lockley, and by unanimous vote of the Board present, it was agreed to table the adoption of the Bi-Annual Plan by TDC.** Mr. Blair stated they do not know what is going to happen during the legislative session that may affect the County.

Mr. Blair stated Mr. Puckett mentioned earlier about the fly in and the Board has a copy of the flyer in their packet.

Mr. Blair reported he submitted two Visit Florida applications for the Highway 98 Corridor and the second is to increase the writers that are being hosted through Visit Florida. Mr. Blair stated the TDC hosted two writers from China and there will be one writer from Germany this month. He said they are also sponsoring a writer from New York.



Mr. Blair reported the Camp Gordon Johnston Museum building is ready for use and will be ready on Camp Gordon Johnston Days.

Mr. Blair mentioned the golf tournament held at St. James Bay. He said the TDC took action to partner for this tournament which brought in 80 youngsters. He stated there was local participation and it brings attention to the County.

Mr. Blair reported the next meeting of the TDC Board is April 11<sup>th</sup>.

Mr. Blair informed the Board he will be gone sometime in March and Ms. Deb Davis will be available if they have any questions.

Commissioner Lockley asked how much they pay the fisherman from Germany. Mr. Blair stated they pay for some expenses but do not pay the writer. He explained they supply a commitment to write a series of articles about the county and TDC covers their housing and some expenses. He explained Germany is a good market for this area and that is part of what the Highway 98 Corridor project is about. He reported this will encourage people who are in the Orlando area to travel here. He said sports fishing is also a good idea to write about.

**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 LAST OF TWO PUBLIC HEARINGS AND A VOTE ON THE ORDINANCE WILL BE TAKEN.*

Chairman Parrish recessed the Board meeting and convened the Local Planning Agency (LPA) meeting. Attorney Shuler stated this is the final public hearing on the St. George Island Corridor Overlay. He read the title of the proposed ordinance. He said this is the meeting of the LPA and he advised the Board to refrain from making comments until they receive all of the public comments. He reported Mr. Pierce also has some testimony he will provide of the planning necessities and benefits of having a St. George Island Corridor Overlay District and how the ordinance complies with the planning benefits. He stated once the Board receives all the public comments then he will go over the details of the ordinance. He asked the Board to now take public comments. Chairman Parrish asked for public comment. Ms. Daphne Evanoff, a property owner in Eastpoint and St. George Island, informed the Board she owns two

commercial lots in this corridor which are zoned C-4 and she plans to reopen her gallery and studio on this property. She pointed out that Eastpoint is the gateway to St. George Island and points east and west. She stated if the Board is afraid of what the county should look like then they have forgotten that everyone travels through Eastpoint. She discussed #16 Massage Parlors in the prohibited uses and structures section and said many people use massage as a form of pain relief and for dealing with drug addiction. She said spas would be good on St. George so people could come there to recover. She stated the Board should reconsider including massage parlors and with regulations they could exist. Ms. Evanoff referenced the section titled Overlaying Development Standards and asked if the building orientation is for new construction only or existing buildings. Attorney Shuler replied new construction. Ms. Evanoff addressed #7 Non-Commercial Boat Storage. She questioned if she is allowed to have a total of 4 boats since she has two lots and asked for this section to be explained. Mr. Mason Bean, a resident of St. George Island, stated the Board has good intentions but is trying to fix something that is not broken. He explained the C-2 zoning has been in existence for 60 years and has served them well. He suggested the Board amend C-2 to include the items they are trying to address. He explained in his proposed copy of the ordinance the boat storage, roofs and sidewalks have been stricken and he asked if this is the correct copy. Attorney Shuler reported the roofs and sidewalks have been stricken but not the boat storage. Mr. Bean asked the Board not to handcuff the future growth and development. He discussed residential being a prohibited use in the C-2 district and said the shotgun houses are an issue. He said he is not opposed to C-4 because it is a retail/commercial use with residences on top which was the intent and he hopes they can go back and look at it. He stated the Board has declared war on boats and he is not happy about it and he hopes they reject this ordinance. Mr. George Floyd, a property owner on St. George Island, read a prepared statement addressing the proposed ordinance and overlay district. Mr. Floyd stated due process is not being following and this will result in running up legal fees at a great cost to the county. He questioned how much has been spent on legal fees. Attorney Shuler responded he does not know. Mr. Floyd discussed the response to his public records request and the partial reply. He said there was no response to the administrative relief question. He stated there will be more lawsuits and this will be heavily litigated because the county is taking away significant property rights and this will be paid with the taxpayer's money. He said 4 lawsuits are active and there was an inappropriate response to the public records request and a lawsuit will be filed today. He reported the Bert Harris statute is an issue and settlements will be paid by the County. He explained pulling the item for consideration of the RV Park off the docket of the Planning & Zoning Agenda was an abuse of due process. He discussed the jobs and revenue that would be generated by the RV Park. He provided a copy of his statement to The Apalachicola Times and Attorney Shuler. He said the County is taking a great risk with the funds of Franklin County by pursuing the adoption of this proposed ordinance and overlay. He stated this has been an abuse of due process and one of the key factors is the applications by he and Mr. Armistead for RV Parks pre-date any official action on the moratorium. He said it is questionable if the moratorium can be applied retroactively to matters that were already submitted. Mr. Floyd stated Mr. Armistead's RV Park was approved by the Planning & Zoning Commission and denied by the Board. He stated the Board is trying to stop the two RV parks. Mr. Floyd questioned the time frame of the public

hearings. He asked the Board not to pass the overlay zoning district because of the problems it is going to create. He said the Board should ask their legal counsel how they are going to prevent removal of principle uses from a commercial/recreational zoned property from being considered loss of property value. He stated the value pre-changes versus the value post-change is the value that is adjudged due from the county. He also requested the Board reconsider his application that was approved unanimously by the Board of Adjustment and the Planning & Zoning Commission to put in a harbor. Mr. Floyd asked the Board to delay action on this proposed ordinance. Ms. JoEllen Pierman, a resident of St. George Island, said having a harbor and a full blown marina are two different things. She said this is all about the money and the island is only so big. She suggested they put some things in Eastpoint. She informed the Board they can use her tax money to fight certain growth on the island. She explained there has to be a limit to what goes on the island. She encouraged the Board not to give up the fight and think of the traffic, garbage and sewage generated when there are more people. Ms. Pierman said there has got to be growth but they need to try and keep it contained. Mr. Moron said Ms. Pamela Bond, owner of the temporary tattoo shop, could not be present but he read a letter she submitted. Mr. Pierce stated Mr. Theriaque presented the idea of an overlay district and they received public comment at the Planning & Zoning Commission meeting. He said the comments were used to help draft the structure of the ordinance. He explained this is a legitimate way of dealing with zoning issues by having an overlay district and there are many different types of overlay districts. He reported this is a corridor district because it is the entrance to the island. He pointed out this ordinance is not a county wide overlay district and is only for the St. George Island Overlay District. He said this will address what items they want to see as they come on to the island. Mr. Pierce pointed out they want to maintain the visual value of the island. He stated there are some prohibited uses and this list is the uses they do not want to see on the island. He explained the purpose of creating the ordinance is to control things before they get into a retroactive position. He explained the prohibited uses are listed because they are based on the input that was received through Planning & Zoning and at Commission meetings. He went on to say if the commercial district had been larger then there may have been a different approach but the whole commercial district is included because it is so small and because of the transportation network. He reported the purpose was to create a commercial district that represents the kind of community the island wants. He said the County was trying to respond to the issues and the interests of the people living on the island by creating this list of prohibited uses. Attorney Shuler reviewed the final version of the ordinance. He explained this has been a living document since the first public hearing that occurred in October of last year. He reported the meeting Mr. Pierce mentioned was publicly advertised for the purpose of bringing in members of the public that were concerned and they could present their ideas to the Planning & Zoning Commission to them be used and incorporated by the Planning staff and legal counsel to draft an ordinance. He stated this is the second and final public hearing and the Board will take action either to adopt the ordinance as submitted, adopt it with changes or table the ordinance to another time but he did not necessarily recommend tabling the ordinance. Attorney Shuler read the findings of fact. He said this ordinance covers all the things the Board has discussed with him and the public. He described the area that creates the overlay district and read the intent. He discussed the

principal uses. He explained in a conflict between the overlay district and the underlying zoning district, the overlay district will control. Attorney Shuler explained there are a list of prohibited structures and uses. He stated he did not receive any direction from the Board in relation to billboard size so he left the prohibition at anything larger than 10 feet by 5 feet. He stated Mr. Curenton submitted a question about how to deal with the prohibition on telecommunication towers and how that would affect placing any new antennas on the water tower that is currently on St. George Island and it would not affect it. Attorney Shuler explained the ordinance does not prohibit additional antennas; it would only prohibit additional telecommunication towers. He said there was a question about whether or not commercial boat storage is still prohibited and it is. He read this section of the proposed ordinance addressing boat storage. He addressed the section on special exceptions. Attorney Shuler explained there have been discussions about whether or not to impose some sections of this ordinance retroactively or not. He stated his discussions with the Board lead him to believe they want to apply this ordinance prospectively so when it is filed with the state it would apply going forward not retroactively. Attorney Shuler said they had discussed covering up the trash receptacles and the storage of outdoor materials for businesses but he did not receive any feedback from the Board so these items will only apply moving forward prospectively not retroactively. Attorney Shuler reported Mr. Curenton also asked how to define the front of the lot on a corner lot in the building orientation section. He explained a definition was added for how the Planning Department will make this determination. He said there are overlay standards for outdoor storage. Attorney Shuler said the regulations that were proposed for roofs have been deleted as instructed by the Board. He explained Commissioner Jones discussed using the Florida Friendly Landscaping Provisions as opposed to what had originally been proposed which was a distinction between native and non-native plants so he added that provision into this ordinance. He reported the lighting was changed from a maximum of 20 feet to 15 feet. He stated pedestrian walkways were deleted at the Board's direction. He said the Board's direction was to strike the building materials section. He explained the original language on alteration of the grade was deleted and provided that it will be governed by the existing flood Control Ordinance. He reported on non-commercial boat storage there is a maximum of 2 boats on road ready boat trailers allowed on improved parcels. He commented that unimproved parcels are not allowed to have storage of boats. He explained if the deed of record has multiple lots as of today's date then they would only have the ability to put 2 non-commercial boats on the parcel. Chairman Parrish closed the meeting of the LPA.

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

Chairman Parrish reconvened the meeting of the County Commission. He asked for public comments. Ms. Evanoff said she would like this proposed ordinance to be removed and let the business people do the business. She stated this ordinance will hinder the boat industry on the island by not allowing boat storage. She reported she would like to see a marina go in and that needs to be opened up and worked again. She questioned where the boats are going to be stored. Mrs. Marilyn Bean, a resident of St. George Island, said she has been a realtor for over

30 years and her concern is keeping the integrity of the commercial zoning. She said she would like to see single family homes added to the prohibited uses. She explained it is fine to have a commercial business with a residence above but no more skinny minis. Mr. Floyd stated he would like to bring forward all his comments from the LPA meeting to this hearing. Mr. Shannon Hartsfield, Seafood Management Assistance Resource & Recovery Team (SMARRT), asked about no commercial vessel storage on St. George Island. He explained some of the oystermen leave their boat on the trailers at the landing or on the property of friends. Chairman Parrish asked for Commissioner's comments. Commissioner Jones reported he has helped further the idea of a business overly for the island. He reported he grew up here and has been in that harbor. He explained the Corps of Engineers (COE) abandoned the marina because it was an unmaintainable channel so he is aware of the situations going on there. He said this being portrayed as being directed at one particular project is a farce. He explained St. George Island has never had its due process and this is what it is for. He said not everyone is pleased but this should not be portrayed as being about one or two people because that is wrong. Commissioner Sanders stated she likes Mrs. Bean's idea of restricting the skinny minis in that area. Commissioner Jones questioned if this is what he discussed before for a true C-4. Commissioner Sanders answered yes that is basically what it would be and she supports it. Commissioner Jones asked about making changes before they proceed. Attorney Shuler explained if there are additional changes then make sure what is needed and then he will amend the ordinance and incorporate the language. **Commissioner Jones made a motion to adopt the ordinance with the change that as part of the district overlay C-4 be true C-4 and there cannot just be residences only but can be commercial with a residence on top.** **Commissioner Sanders seconded the motion.** Commissioner Lockley asked if they are adding something to the ordinance. Attorney Shuler explained they are adding in a new prohibition in the overlay area that will prohibit single family residences in the business district. He explained right now there is a C-4 mixed use zoning that allows pure commercial, pure residential or commercial on the bottom and residential on the top. He explained the motion will remove one of the three uses. He stated it will remove the pure residential use from C-4 property within this area leaving both pure commercial or mixed use with commercial use on the bottom floor and residential use on the second floor. Commissioner Lockley asked about the storage of oyster boats. Attorney Shuler said Mr. Hartsfield is correct that within the overlay district on vacant land that is non-governmental land there will be no more boat storage. He explained the only exemption from the restrictions is on government land. He reported any land owned by the county, state or federal government would be exempt from these restrictions. Mr. Pierce reported the oystermen are parking now on government land which is DOT right of way so it is not covered by the overlay. Attorney Shuler stated if that is a fact then they would be exempt. Commissioner Lockley asked if this can be removed. He questioned what will happen if someone gives them permission to park on their land. Mr. Pierce stated it would be prohibited if they are parking on private property. Commissioner Lockley asked if homeowners can park their own boat on their property. Attorney Shuler reported on improved property they are allowed to have 2 boats stored but on vacant property they are not allowed to store boats as written in this ordinance. **Motion carried by the following vote of the Board:**

**AYE: JONES, SANDERS, PARRISH, MASSEY**

**NAY: LOCKLEY**

**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 LAST OF TWO PUBLIC HEARINGS AND A VOTE ON THE ORDINANCE WILL BE TAKEN.*

Chairman Parrish recessed the Board meeting and convened the LPA. Attorney Shuler read the title of the ordinance. Chairman Parrish asked for public comments. Ms. Evanoff said she works with metal and is concerned about the language on pole barns. She read Exhibit D and said there are metal panels that are 4-6" thermal insulated foam that have the texture of wood and look like stucco. She was concerned this ordinance would limit the options for residential structures. She reported the Building Department needs to evaluate elevations and the product before they set the language for what can and cannot be done. She discussed shipping containers not being allowed as homes and said the Board should keep open minds about alternative building. Attorney Shuler asked if the Commissioners have any comments or direction. There were no comments. He explained the Board is invoking their home rule authority under Chapter 125 of Florida Statutes to enact this ordinance. He highlighted the items in the ordinance. He said the Building Official has requested one addition which was that the definition of pole barns dwellings shall exclude site built homes using standard wooden framing. He explained the Building Official felt it was important to have that distinction between a standard wood frame house built on site as opposed to a pole barn or metal structure that comes pre-constructed and is assembled on site. He stated he added a definition of the front of the corner lot as requested by Mr. Curenton. Attorney Shuler explained the Building Official was also concerned about requiring that a porch run the entire width of the front of the building and suggested the porch be at least ½ the width of the front of the building and 6 feet wide and that change was made to the ordinance. He reported the Building Official also requested a change to the roof line. He explained he wanted to strike gable roof and just say roof and a minimum roof pitch of 4:12 and these changes were also completed. He stated there was a general prohibition against metal siding as the exterior wall for the metal homes or pole barns but in discussing this with the Building Official they came up with language that says metal residential dimensional lap siding will be allowed providing it is no more than 10" in width. He explained prohibitions 1-7 have not changed since the first public hearing. He said the metal buildings and pole barns shall not be used for multi-family dwellings and shall not combine their storage space into single family dwellings under the same roof within the same structure unless the storage space is contained within the exterior walls of the single

family dwelling. Attorney Shuler stated there is still a 2,000 square foot maximum for heated and cooled space for a metal structure or pole barn dwelling. He reported it allows for an attached garage but it cannot exceed 600 square feet. He went on to say the structure cannot exceed more than one story. He explained it also has a prohibition that containers cannot be used as residential dwellings. Chairman Parrish asked if these structures have to meet the Southern Building Code. Attorney Shuler answered yes. He said this was discussed at the Planning & Zoning Commission meeting but he can add a provision. Chairman Parrish stated it needs to be included in the ordinance. Commissioner Lockley asked if this ordinance is for the whole county. Attorney Shuler stated it covers the entire county in all of the residentially zoned categories. Commissioner Lockley asked if it is only the county or also the cities. Attorney Shuler responded he includes language if it includes the cities but he will include language that the ordinance is for all the unincorporated areas. Commissioner Lockley asked if someone wanted to build one of these in the City of Apalachicola. Attorney Shuler commented they would have to get permission from the City. 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 County Commission meeting. He asked for public comment. Commissioner Jones said he wants to make sure the public is aware the biggest reason they have undertaken this issue is to try and protect the rights of the homeowners. He explained they are trying to stop the replication of the commercial structure that was placed in an R-1 area. Commissioner Lockley asked if they can build one of these homes on St. George Island. Attorney Shuler answered yes, as long as they comply with the ordinance. Attorney Shuler reported it does not prohibit the structures but regulates how they build the structure. **On motion by Commissioner Jones, seconded by Commissioner Lockley, and by unanimous vote of the Board present, it was agreed to adopt the Ordinance.**

The meeting recessed at 12:35 p.m.

The meeting reconvened at 12:47 p.m.

#### **Paul Parker – APTA – Discussion – Toll Roads at Alligator Point**

Mr. Paul Parker, a resident of Alligator Point, appeared before the Board. He said even the old Alligator Point Taxpayers' Association (APTA) documents reference problems with this road. He said they are trying to find a way to protect and preserve the road. He said he is aware this is the most expensive section of road in the county and they have looked at beach renourishment and armoring as a way of protecting the road. Mr. Parker stated they appreciate the county's hard work in following up and getting the FEMA money approved. He stated that will solve the immediate restoration of the road but APTA are discussing different options on what to do going forward. He explained this one section of road will be protected after the work is done

but there are sections of road at either end are not included and will still be at risk. He reported they have talked about how to work with the County and how the road repairs will be funded. He stated they discussed putting a toll on Alligator Drive so everyone that uses the section that is at risk contributes to the preservation of the road. Mr. Parker stated this will be fair and a better option than putting the expense on the people that own property in the Alligator Point area when all the residents do not use this section of road. He said Mr. John Berry is present and was involved in the Florida Toll Road System and they talked about whether or not they could do a toll but determined they needed to complete a study. He reported he talked with county staff about this matter and it was determined they needed to hire a professional toll road consultant to look at the feasibility of doing a toll road. Mr. Parker said APTA determined it was worth investing some money to hire a consultant to conduct a high level feasibility study so they contacted Mr. Gene Branigan, Clary Consulting. He reported this company helps communities evaluate and implement toll roads and bridges in order to raise revenues to maintain the roads. He explained Mr. Branigan did a white paper and each of the Board members received a copy. He reported APTA is not endorsing the toll road as the best way to go but they would like the Board to listen to the presentation and consider funding the next level of study at a cost not to exceed \$20,000. He stated he thinks it would be appropriate if they could use the Bald Point Trust Fund to fund this study. He introduced Mr. Branigan. Mr. Branigan highlighted the white paper his company prepared and discussed the legal authority the county has to institute tolls on county roads. He reported Alligator Point Road is designated a county road on the Florida roadway system. He said this same authority was used in Leon County to design, build and construct the Orchard Pond Parkway which is a 5.2 mile toll facility. He explained they looked at the potential costs and DOT traffic counts in this area. He stated they used this raw data to prepare a proforma financial model that takes how many trips you expect and calculated what it would cost to collect the tolls. He explained they experimented with toll rates and there was a target number for excess revenue that the APTA asked him to try and see if they could generate. He reminded the Board this is not a final or investment grade study but is a raw data study. Mr. Branigan said the funds requested would be used for a professional firm that specializes in traffic and revenue analysis to come in and look at the types of trips that are made, frequency of the trips, and the likelihood of an effect of a toll on the trips. He explained his firm does not do this kind of study as they are strategic and financial advisors with respect to toll roads. Mr. Branigan explained the other firm will analyze the traffic and do a demographic study of the residents on Alligator Point and the types of people that are visiting Alligator Point. He reported they would then have a scientific number they could plug into a financial model to determine what the toll should be to hit a certain number or what excess revenues would be generated. He reported they are looking at electronic tolling not someone collecting the tolls. He explained this is a Sun pass integrated single gantry facility. He said in the white paper they also discussed how to take the excess toll revenues and establish a trust fund with a trust indenture on how the revenues could be used. Mr. Branigan stated the purpose of the excess revenue APTA asked him to identify was for road preservation and could be used to assist the county. Commissioner Jones asked what will happen when the person does not have a Sun Pass. Mr. Branigan reported Sun Pass is inter-operable with many other tolling systems used in the Southeastern United States.



He explained in the next 2-5 years Sun Pass will probably be integrated with a nationally tolling system. Commissioner Jones questioned if they cannot travel on the road if they do not have a Sun Pass. Mr. Branigan stated it will be electronic so it will take a picture of the tag on the vehicle and the person would receive a copy of the picture in the mail with a notice for payment. Commissioner Massey asked if any money will be deposited on site. Mr. Branigan answered no, it would all be electronic. He explained if the person does not have a transponder then they go through the facility then they will receive the notice. Commissioner Lockley expressed concern that people coming in to the area would not know there was a toll and then would receive a ticket. He asked if there could be some way to pay as they go. Mr. Branigan stated there would be signs in the area so it will be obvious there will be a toll expected. He reported at first they just receive a notice for payment. He said in the notice it also suggests purchasing a Sun Pass. He reported the transponder is more expensive but the sticker Sun Pass is \$5.00 and then you establish an account. Commissioner Lockley asked if the study will determine what the best option is a road or a bridge. Mr. Pierce explained they are trying to create a revenue stream and then they will decide on the best option later. Commissioner Lockley asked if it will tell them a sunset or how long they will have to do this. Mr. Branigan stated the facility is normally financed for 30-35 years and after the facility is paid off then they have the option to continue or sunset the toll. Commissioner Sanders asked if the study determined how many daily trips will be needed to pay. Mr. Branigan commented they used tube counts collected by DOT on Highway 98 and Alligator Drive and it will take about 1,100 trips on annual average daily trips. Mr. Pierce explained that is 1,100 trips a day. Chairman Parrish questioned if the study will tell the amount of trips now. Mr. Branigan responded the study will tell the seasonal impacts of travel and it would build a formula for what they could expect on an annual basis in terms of total trips and the potential revenue that would be generated. Chairman Parrish stated then they make a decision on the amount of toll based on how much they need to generate. Mr. Branigan said there will be a band that shows raising the toll to break even and at what rate the toll is raised too high and they lose traffic and the revenue drops. He reported the study will give suggested ideas on the toll rate. Chairman Parrish stated they have estimated it will take \$1.4 million to build the toll station and he is looking at the yearly payments for 30 years to pay for this facility in addition to the utility and maintenance costs of the facility. He reported this money has to be paid before they even make any revenue. He said it mentions a reduced pass for residents but he does not think they will be able to do that. Chairman Parrish questioned what happens if they build the facility and the money comes up short. Mr. Pierce stated that is one risk and the bonding would be done by the County Commission so they would be responsible. Commissioner Sanders said she sits on the Northwest Florida Transportation Corridor Authority and they have tolling rights as an authority. She stated she asked their engineer through the toll commission how many daily trips they would have to have in order to meet the compliance for a toll on a road and they said between 35,000-45,000 trips a day. She said they also must have the ability to bond so the County would be responsible for the bonding. Commissioner Sanders pointed out that Mr. Jeff Phipps put up part of the money for Orchard Pond Road and there is no one here who has money to put up for a private/public partnership for the road. She said she is flexible on what they want to do but there is already a proposal. Mr. Branigan reported the County does not

necessarily have to use a bonding program as DOT has a State infrastructure Loan Bank which is what was used for Orchard Pond Road. He said it is not bonding but the County would have to repay the loan. He explained the revenues are not coming out of the county revenues but would be toll revenues to support the facility. He reported they are looking at the feasibility of it being self supporting with extra funds left over to do future work on the road. Commissioner Lockley reported he likes the idea of tolls and is in favor of a bridge. He questioned what happens if the road washes out every year and needs to be fixed. He stated they need to put something in that is going to hold up. Mr. Parker explained the analysis done by Mr. Branigan was just to examine putting a toll on the existing road and the money from the toll would be used to preserve the existing road. He reported there are not a lot of good alternatives for moving the road or building a bridge because those costs exceeded any amount they could collect on a toll. He said they are trying to generate money for the times when there is not a named storm and the County has to make the repairs. He said they do not want a toll and if they could do it without a toll then they would but they are trying to find a fair way to create a fund to preserve the road. Commissioner Lockley asked what the costs are when a light storm hits. Mr. Pierce stated now that more of the road is exposed to the Gulf, the costs will go up. He estimated the County is spending \$20,000-\$50,000 a year on limerock now to maintain the one lane section of this road. Mr. Park stated Mr. Pierce's summary of costs was included in this report and it estimates \$50,000-\$100,000 for just a tropical storm. He explained they hope FEMA will fund better armoring of the road. He reported he does not worry about the section that has the rocks in front of it but both ends of the road are not protected and are the most vulnerable. Chairman Parrish asked if there is \$20,000 in the Bald Point Trust Fund. Mr. Pierce stated there is \$450,000 in the Bald Point Trust Fund. Mr. Pierce said he thought they did a good job on the study using every component he is aware of. He reported the \$250,000 excess revenue they needed is based on a projection he provided which was maintenance costs that would need to be provided by the property owners if they do beach renourishment. He said he made a presentation to APTA months ago and if they do beach renourishment it would cost \$8 million and the State would provide \$4 million from the Erosion Control Program to build a beach. He explained there is a maintenance cost every 8 years where the beach has to be rebuilt to half its capacity and the state will provide \$2 million but the County will also need \$2 million from some local source. He said his suggestion was an MSBU applied to the property owners at \$250,000 a year. Mr. Pierce stated they are suggesting another alternative and they have not mentioned beach renourishment but they need some structure besides just the road. Mr. Pierce explained the \$20,000 to complete the toll study is the same amount it would cost to do an MSBU analysis to reach the same goal of generating \$250,000 a year. Mr. Park suggested they do both to see what it will cost. He stated they know it is not going to be free and they must do something. He said they should do both so the residents know and they are not just guessing about what it will cost. He stated the toll will also help with security even though the Sheriff has been doing a good job with increased patrols. Chairman Parrish stated there are also people hauling garbage there. Mr. Parker reported that situation has gotten a lot better also and Mr. Davis is doing a good job. Mr. Pierce questioned the location of the toll booth. Mr. Branigan said the study would suggest the optimal location or locations. He stated the tube counts provided by DOT for Alligator Drive are south of the new park entrance heading to Bald

Point State Park. Commissioner Sanders agreed it is a good idea to get both studies done. She said a vote was taken many years ago on beach renourishment and failed and she would like to know where they stand on that issue if the County chose to go with an assessment for beach renourishment. Attorney Shuler reported in his recollection there has not been any action of the Board saying they will not move forward with beach renourishment but the Board said they would respect the vote that happened at Alligator Point and not move forward with an MSBU at that time. He explained the Board said they would not move forward with the MSBU if there was not a vote and the Board honored that commitment but that does not bind this Board from looking at beach renourishment options now or at any point in the future. Commissioner Sanders said there cannot be any action against the Board if they decide to do the assessment. Attorney Shuler explained the Board's authority is not restricted in re-considering beach renourishment whether they send it to the ballot or not. He said the Board has the option of imposing what he thinks was an MSTU. He stated they looked into imposing it by Ordinance as opposed to by ballot but that is at the discretion of the Board. Attorney Shuler reported it they want to move forward with both studies then GSG did the first study and they may need to go back with them again. Mr. Pierce stated he contacted them about 8 months ago and the price was \$15,000 for a study. Chairman Parrish said he would rather proceed with the \$20,000 to do the traffic study and see what that shows. He explained if the traffic study shows it will not work and the people there want to save the road then the Board will have to make a decision. He went on to say beach renourishment would have protected all these properties to a certain extent. He pointed out they must have a mechanism in place to put the beach back because even during a declared hurricane FEMA will only provide 50% so the county has to have revenue to make up the other 50%. He stated they can do the traffic study but he does not know if they have enough traffic but they will never know without the study. Chairman Parrish discussed the liability to the county is the toll facility is established and does not work. Mr. Pierce said it may be necessary to protect the Board's interest for the MSBU structure to be in place so if the revenue stream fails from the toll road they have a way of collecting the money from the property owners. Mr. Branigan stated they can do a fall back like that. Chairman Parrish reported he is not opposed to giving the \$20,000 to move forward with the study. Mr. Parker reported the proposal was for \$15,000 but APTA approved asking the County to fund not to exceed \$20,000. Mr. Pierce asked if this must be bid or it is a single source. Attorney Shuler stated there is no bidding required for service contracts but the Board has discretion to send it out to bid if they want to. **Commissioner Sanders made a motion to give them approval to go ahead and not to exceed \$20,000 on the toll assessment and that it be paid from the Bald Point Trust Fund.** Mr. Parker stated the company is C & M. Commissioner Lockley reported there was a toll on St. George Island Bridge and it worked so they took the toll off. He explained back then they were probably getting about the same amount of traffic. **Commissioner Lockley seconded the motion.** Mr. Pierce asked APTA or the County will have the contract. Attorney Shuler reported the County needs to have the contract. Commissioner Jones stated he knows this is preliminary but over half of the prospective costs are to operate. Mr. Parker said that is the hardest part because there is such a relatively small volume of traffic. He reported they were surprised at how expensive the budget was to put in this system and maintain it. He said there may not be enough traffic and the toll may be too high so it may not

be feasible and then they will look at another option but they think it is worth looking at. Commissioner Jones asked if the annual debt service of \$1.4 million would be paid off in 15 years. Mr. Pierce stated 30 years. Commissioner Jones asked what the interest rate is. Mr. Branigan reported they used the State Infrastructure Bank Program and it has a lower than market rate interest capability. Mr. Branigan stated they used a 35 year term because the State Infrastructure Bank allows you to defer payments and interest for the first 5 years to increase the toll collection. **Motion carried; 5-0.** Mr. Pierce thanked Mr. Parker and reminded everyone if they do not take some steps then the Bald Point Trust Fund will run out shortly. He explained they got a onetime waiver from the State of Florida for Hurricane Hermine but even with the waiver they will take \$150,000-\$200,000 out of the Bald Point Trust Fund to repair the road and that is with the FEMA match. He said he appreciates them understanding they need a revenue source to protect the road.

The meeting recessed at 1:40 p.m.

The meeting reconvened at 2:40 p.m.

### **Bids/Proposals/Qualifications Openings**

#### **Renovations to the Public Defender's Office**

At this time Mr. Pierce and Mr. Moron opened bids for the Renovations to the Public Defender's Office, as follows:

Oliver Sperry Renovations	Tallahassee, FL	\$89,071.00
		\$90,000.00
		\$12,471.00 Alternate

Mr. Pierce consulted with Attorney Shuler because there are two conflicting amounts in the same bid. Mr. Moron said due to the lack of bids the Board may want to consider bidding multiple small projects together in the future. **Commissioner Lockley made a motion to turn the bid over to Mr. Curenton and Mr. Doug Shuler, Architect. Commissioner Sanders seconded the motion.** Chairman Parrish reported he asked them to include a panic button in the bid for one person working there because there is no security in that building. Mr. Moron stated that is being done separately with Court Administration. **Motion carried; 5-0.**

#### **Renovations to Weems Memorial Hospital**

Mr. Moron explained these renovations are for an incident where someone drove into the hospital and damaged the building. He explained they have already received the insurance money for this repair. Mr. Pierce opened the bid and read it, as follows:

Oliver Sperry Renovations	Tallahassee, FL	\$25,279.00
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**On motion by Commissioner Lockley, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to turn the bid over to Mr. Curenton and Mr. Doug Shuler, Architect.**

**Marcia M. Johnson – Clerk of Courts – Report**

Clerk Johnson did not have a report at this time.

**Alan Pierce – RESTORE Coordinator – Report**

Mr. Pierce read his report, as follows:

1- Provide the Board with the completed Environmental Assessment (EA) for the rebuilding of Alligator Drive. The EA analyzed 3 options- building the road back to pre-disaster conditions (Alternative 1) -which means a paved road protected by a rebuilt rock revetment similar to what was there before the storm; building the road back to a higher level of protection using hazard mitigation funds (Alternative 2) - which means a paved road, with vertical sheetpile on the water side, and concrete caps on either side of the paved road; or no action (Alternative 3)- which means maintain the existing limerock road, but there would be no permanent repairs.

The EA concludes that there would be no significant environmental impacts for either Alternative 1 or Alternative 2. The county has sought hazard mitigation funding to build Alternative 2, and we are now waiting for FEMA to authorize the some \$3M of funding, which includes hazard mitigation funding. We expect the funding to come through for construction so we are moving ahead with the design and permitting for a road with vertical sheetpile. FEMA has already authorized the engineering and design funds through PW 461. I will let the Board and the public know when FEMA actually obligates the construction funds for Alligator Drive, and under what PW.

2- Inform the Board that the TRIUMPH staff has sent the county a letter saying that the Armory project meets the minimum requirements for eligibility, and the county has been invited to submit a complete full application. Board direction to have staff complete full application.

**On motion by Commissioner Sanders, seconded by Commissioner Lockley, and by unanimous vote of the Board present, it was agreed to have staff complete the full application.**

3- Board action to authorize my travel to the next TRIUMPH meeting, which will be March 16 in Milton, Florida.

**On motion by Commissioner Lockley, seconded by Commissioner Sanders, and by unanimous vote of the Board present, it was agreed to authorize Mr. Pierce's travel to the next TRIUMPH meeting on March 16, 2018 in Milton, Florida.**

4- On a related note, I received a phone call on behalf of the City of Apalachicola wanting to know the process for the City to get letters of support for its TRIUMPH projects. I also spoke to Mayor LaPaz and she says the City of Carrabelle also wants to know the process for getting

letters of support. Both cities have received their TRIUMPH letters saying that all of their projects meet the minimum eligibility requirements. The City of Apalachicola has had a meeting with TRIUMPH staff and received some guidance on its applications, and the City of Carrabelle may have their guidance on Friday. As the Board may recall, Apalachicola submitted 5 projects to TRIUMPH for a total of approximately \$5.5M, and Carrabelle submitted 4 projects for approximately \$1.5M. The Franklin County School Board has now submitted 2 pre-applications to TRIUMPH, but those have been classified as Round #2 projects and have not been reviewed by the TRIUMPH staff yet. The School Board projects have a total funding request of approximately \$3.6M. FSU also submitted one project for \$8.5M, but that project requests funding over multiple years so it is not clear how much TRIUMPH funding is needed from this initial pot of \$15M.

Including the School Board projects, there is some \$22M of funding requests for \$15M of funding. It needs to be remembered, additional projects may come in but the amount of funds allocated to the county will not increase. There is another pot of money, which Franklin County projects can compete against all the other counties for funding, but my discussion here will focus only on the \$15M reserved for Franklin County. I have no opinion on what it will take to obtain funds out of the other competitive pot.

Mr. Pierce reported the County's project may not be very competitive because it does not create many jobs and Triumph is looking for job creation.

The Board had previously held a workshop for the purpose of listening to all of the projects submitted, and, as the Board is aware, the outcome of the workshop was to direct all the projects be submitted by the applicants directly to TRIUMPH for the initial eligibility screening. I am presuming that all 13 projects, including the 2 from the school board, are going to want letters of support. How does the Board want to proceed?

I will certainly defer to the Board, but one way is to set up another workshop for all the applicants to be available to make short presentations on their projects, and then for the Board to decide which ones it wants to support. An application can move forward without a letter of support from the Board, as the letter is only one item the TRIUMPH Board will consider when reviewing applications.

Another way is for the Board to recognize upfront that there is not enough money to fund all the requests, and to keep some funds available for future ideas, so the Board would set a cap of what it will fund this round, and then let the cities and school board decide what projects it wants Board support. As an example, if the Board established \$2M as the cap on how much any applicant can get in this round, this would then allow the City of Apalachicola to prioritize what it wants funded and present that to the Board. In the case of Carrabelle, it has only submitted \$1.5M worth of projects so theoretically all 4 of its projects could get letters of support. With the School Board, they have one project for \$790K, and one for \$2.9M so they would have to review their projects to see if they want to change them in anyway. If the Board established \$2M as a cap, that would consume \$10M worth of the \$15M. The county would then have \$5M for funding an additional round of projects, or expansions of projects that have exceeded their initial goals. I am calculating the \$10M, but assuming that Apalachicola, Carrabelle, the School Board, the county, and FSU would each get \$2M in the first round. Please remember that county support does not guarantee that the TRIUMPH Board will fund a project. I have been reminded by TRIUMPH staff that the TRIUMPH Board wants projects that make an economic impact in

the community. It is going to be important for funding that a project demonstrative at least a 1:1 economic impact. So, if the project requests \$1M of TRIUMPH funding the application needs to show how that will generate at least \$1M of new economic growth in the community, and the more economic growth the better. Submitting projects that improve the quality of life, however important that is, is not the focus of the TRIUMPH Board, and will score lower. Board discussion and direction.

Mr. Pierce explained the Triumph Board is not going to tell them they cannot submit a project but they are looking for projects that create economic impacts first but they can submit projects for whatever they want. He said projects that don't create jobs will be placed on a lower tier. He reported they are looking for economic development and economic growth first. Commissioner Sanders agreed and said environmental is second. Mr. Pierce asked if the Board wants to have one workshop and make a decision or ask the applicants to prioritize their projects first and then come in. Chairman Parrish said TDC is eligible to apply and has not submitted anything yet. He reported if they spend all the money then someone is going to be left out. He agreed with capping the first round at \$10 million so if something comes up with the airport that will create jobs they will still have some money available. Mr. Pierce suggested the County write letters to the applicants stating they would like them to prioritize their projects recognizing the Board will support \$2 million worth of funding in the first round and he will then inform the Triumph Board at the March meeting of this action so they know what the County is trying to accomplish. **On motion by Commissioner Sanders, seconded by Commissioner Lockley, and by unanimous vote of the Board present, it was agreed to direct staff to ask the cities and other entities to prioritize their projects before bringing them to the Board.**

5- Board action to clarify its position regarding mining. On Dec. 8, the Board authorized a letter opposing mining. On February 6, the Board voted to support mining but the previous letter was not rescinded.

Mr. Pierce reported he called Mr. John Brown, Division of Forestry, and discussed this conflict and Mr. Brown said they either need to have one or the other but not both. Mr. Pierce explained the previous letter was not rescinded and clearly said the Board was opposed to mining. Mr. Pierce asked for direction from the Board. Commissioner Lockley said the last time the Board voted for the mining. Mr. Pierce agreed but said the previous letter was not rescinded which opposed it. Commissioner Sanders said she is the senior Commissioner and Commissioner in this area and she stood before the Governor and Cabinet four times supporting the sale of this land. She reported the State of Florida and the federal government have put a lot of money and created jobs and protected the Apalachicola River. She stated the mission for the Florida Forestry Service as it pertains to Tate's Hell says it is there for the hydrology and because it is the flood plains of the Apalachicola River and basin. She said she has supported all the other Commissioners in their projects and she is asking the Board to let the first letter stand as written to the State of Florida and let that be the Board's stand. She explained this Board has always supported Tate's Hell forest and the environmental issues and she would like the Board to support the first letter that she made the motion for.

Commissioner Lockley stated he is always looking for jobs because they are losing the jobs on the bay and this project will bring in some jobs. Commissioner Sanders said they are talking about strip mining and they have an environmentally sensitive area and it was made for the preservation of the Apalachicola flood plain of the river bay and basin. She said it matters about jobs but they just have one time to get this right. She reported if they allow this strip mining to come in one time then it will open the whole forest for all the deposits and she does not think that is what they need to do. She asked the Board to imagine what would have happened if the state had not purchased this property 15-20 years ago because all of it was scheduled to be residential lands. She said she is passionate about this and she wants to make sure they protect the integrity of Tate's Hell forest. Mr. Chris Langston, Langston & Associates, said the property was bought with preservation money but Tate's Hell State Forest is constantly looking for ways to generate revenue to offset the management of the forest lands. He stated it also takes a lot of money to maintain the roads that are utilized by so many people. He explained the deposit only covers approximately 3,000 acres between fossilized shell and sand. He reported the entire acreage is 225,000 acres and there is over 880,000 contiguous acres between state and federal ownership. He went on to say over 85% of Franklin County is owned by the state and federal government. He stated the ultimate beneficiary of the mining is a bay which is on the verge of collapsing. Mr. Langston explained he is asking for a letter of support because the approval will come ultimately from the Governor and Cabinet. He stated this will be supporting jobs and materials that are shown to be superior going into the bay for oyster habitat restoration. He discussed an article highlighting a family that worked on the bay and left Apalachicola for work and were burned out. He reported they will not be a reason to leave Apalachicola if they get the bay up where it is supposed to be and people can start making a living. He said there are a number of jobs this quarry will compliment. Mr. Langston said if mining is going to have an adverse affect then there is sand mine located behind the Sheriff's Department less than a mile from the water. He questioned why there have not been any impacts. He reported the mine up Highway 67 has been there 20+ years and no sanctions have ever been levied due to environmental impacts. He said the groundwater has not been contaminated. He explained they will take this deposit and put it in the bay because the bay is about the die. Mr. Langston said they need to take a step in the right direction by providing the right material for the oyster habitat restoration and marine habitat restoration not just locally but all along the gulf coast to Texas. Chairman Parrish stated this is the third time this issue has been brought to the Board and he has discussed the Board changing their position back and forth on issues. He explained different letters are going to the state agencies supporting different positions and that does not look good. He stated he does not want this issue to come back before the Board. He reported the Board needs to make a decision, send one letter and move forward. Mr. Chester Butler said he wants to address his concern as a taxpayer with 47 years experience dealing with strip mines and construction contracts. He reported the Board has been told this project would produce jobs but he did a little research since the last decision. He referenced a letter dated 11/26/17 from Spat Tech, LLC. Mr. Butler stated he is a surety underwriter which means he evaluates the character, capacity and the final strength of an organization to determine if they can complete a project so the company he works for can issue performance and payment bonds or supply bonds. He reported he is also a risk manager and



the three ways to deal with risk are to avoid the risk, mitigate the risk or pass the risk on to someone else. He said there is an email from 11-26-17 from Chris Cannon. Mr. Pierce stated this email was part of the packet submitted by Mr. Langston last time. Mr. Butler read a portion of the email and said this is a statement of desperation. He discussed the process of going through the Procurement Review Board in Mississippi. He explained in December, 2017 this review board granted a stay to Spat Tech because they have been unable to complete the delivery of materials that they were under contract to supply. He went on to say the grant of stay expires 5/31/18 and it may implicate some other things. He explained the contract for Spat Tech was for \$3.9 million to supply spat and fossilized shell. He said he does not know what happened, if there will be a bond claim but he does know they were out of compliance. Mr. Butler explained if Mr. Langston enters into a contract with Spat Tech, they are going to request to be named as an additional insured on all his insurance policies. He went on to say Mr. Langston made a deal with the City of Apalachicola and they will have to be an additional insured on his insurance and in addition to a hold harmless agreement they will also require an indemnity agreement in the contract. He said if Mr. Langston is not paid then the City of Apalachicola will ask for their payment and he will not be able to pay. He read a portion of a letter to the City of Apalachicola from Mr. Langston. Mr. Butler said he did a time study on the trucking and besides the safety problems; it is going to be difficult for a small operator to make a profit on this 50 mile run and explained the reasons. Mr. Butler stated the Board made a decision and then reversed it and he is asking them to go back because there are good business reasons to do it. Mr. Serge Latour said he lives and operates an Eco Tourism and Aquatic Sciences business on Pine Log Creek directly down from this mine. He requested permission to submit a detail environmental and economic impact white paper for their review. He said he would like to submit it by Monday and then come in at the next meeting to address any questions. Chairman Parrish asked if it relates to this issue. Mr. Latour answered it relates specifically to putting an open pit mine at the headwaters of Pine Log Creek. Chairman Parrish responded the Board is going to make a decision today. He explained if the white paper had been submitted last week then the Board could have reviewed it before making a decision. Mr. Latour said he only became aware of the project last Friday. Chairman Parrish explained a decision was made that if someone is going to be on the agenda they have to submit their information on Thursday before the meeting so the Board has time to review the information. He said this statement has now been included on the agenda. Ms. Cox explained she is a Florida Master Naturalist and Green Guide that leads wildflower tours in Tate's Hell. She reported she is also on the Land Management Review Board for the Florida Native Plant Society. She stated she just finished a land management review on Tate's Hell State Forest last June and they discussed some things that related to open pit strip mines in the forest which were under the chapter on conflicting uses. Ms. Cox stated the Land Management Review Board is concerned and were assured that the Gulf Coast Aggregate mine that started in 1994 would be brought into the state holding and under management of the state forest in 2015 but it has not happened and last year the mine was sold. She stated she understands this is a private parcel left over from before the state forest was public land. She explained this property has some pine uplands, some planted pine and then a huge prairie. She reported if the mine opened up there would be negative impacts to the headwaters of Pine Log Creek and

these impacts were discussed in the management review last year. She said the wetlands would be damaged off site. Ms. Cox reported she has a wildflower tour coming up in a couple of weeks and she supports the original letter and asked the Board to do the same. Mr. Hartsfield explained the two parts of SMARRT are resource and recovery. He explained they have been working on these two issues for the last 8 years and they are not getting any better. He stated he is glad DACS is no longer involved because they knew what was happening. He said he has been involved in the shelling program and it seems like the fossilized shells works the best. Mr. Hartsfield stated the material the state spent \$5 million on has very little spat sticking to it. He said they have got to start doing something to rebuild the bay. He reported they need to find jobs because the people that went other places are not wanted, getting burned out and FWC is checking them constantly and giving them unnecessary tickets. He explained if they do not rebuild the bay then people will have to leave. He said there were 9 boats working today, 17 boats yesterday and he saw 4-5 more going back down south. Mr. Hartsfield stated if the oyster industry does not start coming back soon they are going to lose everything in the bay. He said all that will be left is aquaculture and if you have a lot of people they are going to have to take the whole bay. He reported they must have some kind of income and the jobs have to start somewhere. He explained this product works well in the bay and the discussion that is going on now for the bay is going to start making a difference once they get the bay closed. He explained they are getting to the point where there is nothing to reproduce. Mr. Hartsfield said they need this material to rebuild the bay. **Commissioner Sanders made a motion that the Board stick with the first letter they wrote to the state as their position.** Commissioner Jones said he seconded the first motion for the letter. He stated he is going to continue to protect the river and bay. He said after the last meeting he thought a lot about their decision to send another letter but in the same meeting they also asked Calhoun County to give up jobs for their people and to re-look at drilling for oil in their county because of our bay. **Commissioner Jones seconded the motion.** Commissioner Sanders said Mr. Langston has been three times before this Board and she is a homeowner in that projected part of the property. She explained she is ½ mile or a mile from either pit and in the late 1990's or early 2000's there were four complaints that were given to DEP. She said there were 2 with water test samples and 2 without and whoever is there now may not know it but they are there because she submitted them to the Secretary of DEP. **Motion carried by the following vote of the Board:**

**AYE: SANDERS, JONES, PARRISH, MASSEY**

**NAY: LOCKLEY**

#### **Michael Morón – County Coordinator – Report**

Mr. Moron appeared before the Board and presented his report:

1. Weems Update

- As of Monday, the operating account balance is \$178,708. However, that balance will change after tomorrow's payroll and pending deposits are applied. The Money Market (savings account) balance is \$352,825. Mr. Jordan Faulkner and the auditor are working on the December 2017 and January 2018 financial reports, the cost report as well other end of year reports. These reports will be presented to the Board as soon as they are completed.
- Attorney Shuler and I will be visiting one of Sacred Heart's facilities in the Tiger Point area on Thursday February 22<sup>nd</sup>. **Board action** to authorize travel and expenses.

**On motion by Commissioner Jones, seconded by Commissioner Massey, and by unanimous vote of the Board present, it was agreed to authorize travel and expenses for Attorney Shuler and Mr. Moron.**

- At your last regular meeting the Board discussed the need to renew terms or replace members of Weems Board of Directors (BOD). During that discussion comments were made regarding the disconnect between this Board and the Weems BOD and who has oversight of the Chief Executive Officer (CEO), Mr. Cooper. I offer the following recommendation, change the Weems by-laws allowing this Board to formally appoint a member (staff) to the Weems Board of Directors and make that member the Chairman of the Weems BOD. This would allow a more direct line of communication between both Boards and should help solve some of the CEO oversight concerns. This would be an interim appointment that would last during the time this Board is in the process of gathering information to make a decision on the future management of Weems.  
**Board discussion and action.**

Mr. Moron stated he attends the meetings but there was no formal appointment. He explained a formal appointment will help with communication issues and recruitment of other Board of Director's members. **On motion by Commissioner Sanders, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to appoint Mr. Moron to the Weems Board of Directors and he will serve as Chairman and to change the Weems by-laws.** Mr. Moron said Mrs. Whitney Barfield works three days a week and he would like to hire her the other 2 days and make her a full time employee so she could help him with administrative research and letter writing. He explained he saved money on the software and other items so he has money in his budget. **On motion by Commissioner Lockley, seconded by Commissioner Massey, and by unanimous vote of the Board present, it was agreed to hire Mrs. Whitney Barfield full time.**

Mr. Moron stated he had a directive from the Board to talk with the Sheriff and surrounding counties regarding Emergency Medical Services (EMS). Mr. Moron reported this is not something the Sheriff wants to do or will ask the Board to do but if the County is ever in a pinch he will try to do it. He explained EMS is a County department in Gulf County, Liberty County and Wakulla County. He stated Gulf County spends at least \$1.2 million on EMS and our county

spends \$750,000. He said Gulf County loses \$350,000 or more a year. He reported they have 3 ambulances in Port St. Joe and 3 in Wewahitchka. Mr. Moron stated Wakulla County spends \$2.8 million but their EMS and fire service are combined. He explained they have different prices for Advanced Life Support (ALS) and Basic Life Support (BLS) runs and a whole different fee structure. Chairman Parrish asked if they have a paid fire department. Mr. Moron answered yes and said it is like a first responder situation and they have 6-7 trucks. He stated Liberty County spends \$475,000 and has 1 ambulance and 1 backup and also works with Calhoun County. Chairman Parrish asked if any of these counties operate a hospital. Mr. Moron answered no. Chairman Parrish said the Board has already been through these EMS workers wanting to be county employees but there are also employees at the hospital and clinics that want to be county employees but the County does not have the money. He said it would inject \$1.5 million in the County ad valorem budget and that is why they are not already county employees. He reported the employees at the hospital and EMS knew they were not county employees when they were hired. He reported if the Board considers this at budget time then they should get ready for taxes to go up. Mr. Moron said if this is the Board's intention then he will need to sit down with all the staff and create a budget. Chairman Parrish stated someone will also have to fund the budget. Chairman Parrish said if they want to go out for proposals for someone to run the ambulance service then the employees will still not be county employees. Commissioner Sanders reported she wanted it checked out because they were looking at the hospital and they need to look at all of it at the same time. Chairman Parrish stated the Board also talked about a code enforcement officer and they need money for that also. Chairman Parrish reported if the Board is not careful the millage rate will be up at the top like some other counties. He stated the County has a good ambulance service and good employees at the hospital and clinics. He explained that would be 170 people that want to be county employees and there is only so much money.

Mr. Moron addressed protocol for the ambulance service. He explained when someone calls 911 and the ambulance reaches the property the EMS employees are under the direction of a medical director. He reported the medical director is a doctor putting his license on the line to allow the county to have an ambulance service. He explained the patient cannot tell the ambulance staff where they want to go. He stated the ambulance staff contacts the medical director and that person makes the decision. He said there is some confusion in the public that they can decide where to go. Mr. Moron explained the license of the medical director is on the line in these situations. He reported there was an incident and the ALS ambulance took someone on a transport that did not want to go to Weems and someone had a heart attack and had to use the BLS ambulance. He stated they must work with the media to educate the public about this matter. Commissioner Sanders reported she thought it was Florida law. Attorney Shuler confirmed it is. Commissioner Lockley asked how much the revenue is for the ambulance service. Mr. Moron agreed to get this information.

2. Inform the Board that the Lombardi's (Waterfront) Park Natural Resource Damage Assessment (NRDA) funded renovation project has started. This project will convert the building that was once a "shucking house" into an interactive museum. This museum

will allow school children, residents, and visitors alike to experience, by a combination of information kiosks, audio/video stations, and other printed media, the seafood industry in different stages. Other improvements to the park will be removal of the old metal building that once served as a cooler, a new pavilion that will be built in a location that will allow visitors to view the Bay, the boat ramp, and the fishing pier. In addition, there will be improvements to the fishing pier, parking, traffic flow, and landscaping. As the contractor is currently in the demolition phase of the project the park will be closed for at least 30 more days. Once this phase is completed, public access will be granted to the boat ramp, fishing pier, and picnic area. Staff will try and keep the public updated as to the status of the park via the County's website, information signs at the park, and the news media.

Chairman Parrish said the money is BP funds and Natural Resource Damage Assessment (NRDA) and was provided due to the loss of human use because the boat ramp and Lombardi's was closed for 5 months. He explained the items that were provided with the grant funds and said as part of Franklin County's match they will provide the Maritime Heritage Display Center. He reported the Clerk has had an issue over the years because the County has not fully complied with our responsibility. He said they are now completing the plan. Chairman Parrish said the same funds are being used to build the restrooms on the fishing piers at St. George Island and Eastpoint. He explained they received these funds because they could not use fishing piers at that time. He reported a boat ramp is also being put down on old Ferry Dock Road. Mr. Moron said people keep asking why the money cannot be used to dredge the Eastpoint Channel. Mr. Pierce reported the Eastpoint Channel was never closed. Chairman Parrish said the County did not pick these projects but they were different public facilities owned by Franklin County that were shut down. Mr. Moron pointed out before the County would administer these grants but now the State is administering everything. Commissioner Sanders stated the first time this happened was with the drainage system at Lanark Village and also with the stimulus money.

3. The Notice of Award has been sent to M of Tallahassee, Inc. for the Bayshore Drive Sidewalk in Eastpoint. Included with the Notice of Award was the contract between Franklin County and M of Tallahassee, Inc. and a change order to the contract to reduce the cost by \$2,526.00 on account of FDOT not approving payment for two of the line items. This results in the actual contract price being \$389,279.70. **Board action** to sign the contract and change order no. 1 when they are returned by M of Tallahassee.

**On motion by Commissioner Jones, seconded by Commissioner Massey, and by unanimous vote of the Board present, it was agreed to approve the contract with M of Tallahassee in the amount of \$389,279.70 for the Bayshore Drive Sidewalk Project and approve the change order in the amount of \$2,526.00.**

4. At your last meeting the Board opened four Requests for Proposals information packages for Construction Engineering & Inspection (CEI) Services for the C. R. 65 Bayshore Drive Sidewalk Improvement Project. The new sidewalk will start at Hickory Dip on North Bayshore, where the existing one ends, and continue to the end of South Bayshore tying into the new sidewalk on Island Drive. The packages were reviewed by a

committee and Dewberry was ranked #1. **Board action** to start negotiations with Dewberry for the CEI services.

**On motion by Commissioner Jones, seconded by Commissioner Sanders, and by unanimous vote of the Board present, it was agreed to start negotiations with Dewberry for CEI services for the C.R. 65 Bayshore Drive Sidewalk Improvement Project.**

5. The Florida Department of Environmental Protection has some grant funding available to assist local governments address including the Peril of Flood language in their Comprehensive Plan as required by Chapter [163.3178](#), Florida Statutes. The Apalachee Regional Planning Council has proposed applying for this funding to prepare this language for Gulf, Franklin and Wakulla Counties. The ARPC asks that Franklin County provide a letter of support for this grant application. **Board action.**

**On motion by Commissioner Sanders, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to provide a letter of support for this grant application.** Commissioner Jones asked if this is the peril of flood due to sea level rise. Mr. Moron was not sure but said he will have Mr. Curenton contact Commissioner Jones about this grant application.

6. The deadline for submitting the SCOP, SCRAP and CIGP grant applications to FDOT is March 15. Based on cost and eligibility requirements for the different grants the Planning Department recommends that the County submit the remainder of Mill Road for paving under the SCOP program, repaving of a portion of County Road 67 north of Crooked River Bridge for the SCRAP program, and repaving Begonia Street, Creamer Street and South Franklin Street in Eastpoint for the CIGP program. **Board action.**

**On motion by Commissioner Massey, seconded by Commissioner Sanders, and by unanimous vote of the Board present, it was agreed to submit the remainder of Mill Road for paving under the SCOP program, repaving of a portion of County Road 67 north of Crooked River Bridge for the SCRAP program, and repaving Begonia Street, Creamer Street and South Franklin Street in Eastpoint for the CIGP program.**

7. The Board of Directors of the Dog Island Conservation District (DICD) unanimously approved a motion to request that the Franklin County Supervisor of Elections conduct a referendum on behalf of DICD regarding a proposed millage rate increase. I spoke to Mr. Teaf, DICD treasure, and verified that he has discussed this request with Mrs. Riley, the Supervisor of Elections, and is aware that the DICD is responsible for the cost of the election. **Board action** to approve the DICD request for a referendum so that it can be formally transmitted to the Supervisor of Elections office for action.

**On motion by Commissioner Sanders, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to approve the DICD request for a referendum so it can be formally transmitted to the Supervisor of Elections' Office for action.**

8. It was reported earlier that there was not a Planning & Zoning meeting due to a lack of a quorum, so it has become necessary to recruit some additional candidates for the Planning & Zoning Commission. Commissioners, I ask that you have any qualified candidates contact Mrs. Amy-Ham Kelly in the Planning office, so she could further explain the role of a Planning and Zoning Commission member. Included in your agenda packet is a list of current and vacant seats. I will bring a list of successful candidates for your approval at an upcoming meeting.
9. Duke Energy's staging site agreement for the Airport with the County has expired as of December 13, 2017. As this location is critical during storm season, Duke has forwarded an updated version of the agreement for your approval. I have forwarded a copy of the approval for Attorney Shuler's review. **Board action** to approve and authorize the Chairman's signature on this agreement contingent on Attorney Shuler's approval.

Mr. Pierce suggested asking Duke Energy to complete an agreement for 2-3 years. Chairman Parrish said he requested the same thing. **On motion by Commissioner Massey, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to approve the agreement with Duke Energy subject to Attorney Shuler's approval and ask Duke Energy to extend to a 3 year period.**

10. Due to a change in the boundaries of the Northwest Rural Area of Opportunity, the Department of Economic Opportunity has determined that it is necessary for the counties and municipalities with the region to execute a new Memorandum of Agreement (MOA). The new MOA is identical to the one sent for the 2015 Northwest Rural Area of Opportunity re-designation except of the new boundaries. I have forwarded a copy of this MOA to Attorney Shuler for his review. **Board action** to approve and authorize the Chairman's signature on this agreement contingent on Attorney Shuler's approval.

**On motion by Commissioner Sanders, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to approve and authorize the Chairman's signature on the MOA contingent upon Attorney Shuler's approval.**

11. The Annual Charity Chili Cook-off and Auction will be held on Saturday March 3<sup>rd</sup> on St. George Island. Activities include a golf tournament, the 5k Red Pepper Run, the Chili Cook-off and Auction. **Board action** to close Chili Blvd and West Gulf Beach Drive from Franklin Blvd to 1<sup>st</sup> Street on Friday March 2<sup>nd</sup> and Saturday March 3<sup>rd</sup> for the event.

**On motion by Commissioner Jones, seconded by Commissioner Lockley, and by unanimous vote of the Board present, it was agreed to close Chili Blvd. and West Gulf Beach Drive from Franklin Blvd. to 1<sup>st</sup> Street on Friday, March 2<sup>nd</sup> for the Annual Charity Chili Cook-Off and Auction.**

12. There have been increased requests to use the Armory on weekdays for a half day for small meetings, conferences, small events, attorney meetings, and other like events.

**Board action** to add a half day rate to the rental schedule of \$125 which would allow use of the Armory during a **weekday** for up to four hours.

**On motion by Commissioner Lockley, seconded by Commissioner Sanders, and by unanimous vote of the Board present, it was agreed to add a half day on weekdays rate to the rental schedule for the Armory for \$125.**

13. The U.S. Forest Service is planning a first and intermediate thinning of 440 acres of pine stands in the Medart Analysis Area (MAA) of the Apalachicola National Forest west of Wakulla County. The primary purpose of this project is to improve forest health by thinning overstocked pine stands and to promote herbaceous ground-cover by reducing the abundance of woody oak plants. The Forest Service is requesting comments, which are due no later than March 7<sup>th</sup>, in developing a proposal for the MAA. A copy of the letter is included in your agenda packet.

**Mr. Moron said they can send their comments to him and he will send them in.**

14. Inform the Board that the Florida Association of Counties Annual Conference is from June 26<sup>th</sup> – 29<sup>th</sup> in Orlando. Registration opens in March and hotel rooms always fill up quickly so please contact Ms. Cheyenne Cruson if you are planning on attending. **Board action** to authorize travel and expenses for Commissioners, staff, and the County Attorney.

**On motion by Commissioner Massey, seconded by Commissioner Sanders, and by unanimous vote of the Board present, it was agreed to authorize travel and expenses for Commissioners, staff and the County Attorney to attend the Florida Association of Counties Annual Conference on June 26<sup>th</sup>-29<sup>th</sup> in Orlando.**

15. Inform the Board that Mr. William Key recently retired, and Mr. Tommy Saddler will be retiring in March, both of which are long term valued employees. Would the Board like to present Resolutions of Appreciation to both of these employees at the March 6<sup>th</sup> meeting?

**On motion by Commissioner Sanders, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to have Mr. Key and Mr. Sadler appear at the March 6<sup>th</sup> Board meeting and present them with Resolutions of Appreciation.**

16. Inform the Board that former Leon County Commissioner and ARPC Board Member Jane Sauls passed away on Wednesday February 14<sup>th</sup>. She was 74. Services were held on Sunday at Generation Church with the interment immediately following at Oakland Cemetery in Tallahassee. A copy of the Tallahassee Democrat article summarizing her accomplishments is included in your packet.

Commissioner Sanders reported she went to the visitation because she was a long time friend of the Board and one of her good friends.



## **T Michael Shuler – County Attorney – Report**

Attorney Shuler presented the Clerk's Office with the original public records request sent to the City of Apalachicola requesting information relative to any possible actions on their part to move forward with annexation.

Attorney Shuler stated the Chairman can go ahead and sign the MOU that was mentioned earlier as he has already reviewed it.

Attorney Shuler reported before he and Mr. Moron drive to Tiger Point tomorrow afternoon, he will be traveling and meeting with the Calhoun County Attorney and the attorney for the oil well driving company tomorrow in Blountstown at 9:00 a.m. Commissioner Sanders asked if this is his first meeting with Mr. Fuqua. Attorney Shuler said they have talked by phone and Mr. Fuqua is also trying to provide him the staff contact information at DEP so they can talk with the same people that Calhoun County contacted. Commissioner Sanders stated she believes in home rule.

Commissioner Lockley asked if Attorney Shuler has heard from the Tallahassee hospital. Attorney Shuler said he did not receive a response but they did respond to an email Mr. Moron sent. Mr. Moron stated he sent an email late yesterday and basically they will not come here on their own to run the hospital but will partner with Community Hospital Corporation (CHC) in managing the hospital. Commissioner Jones asked if they are talking about Capital Regional Medical Center. Mr. Moron answered yes. Attorney Shuler said they might be interested in building a free standing emergency room using the county as a feeder to send people to their hospital. Mr. Moron said they felt the county was too far away from their hospital to build a free standing emergency room. Mr. Moron agreed to print the email. Commissioner Lockley asked about CHC. Attorney Shuler stated he is still having phone conversations with them and there have been a few small concessions mainly relating to the term of the contract so instead of a 2 year contract they are willing to accept a 1 year contract. He said the monthly service fees have been reduced from \$30,000 to \$27,500 a month and that would include taking over and running the ambulance. He stated he is still trying to get the fee to \$25,000 a month. He reported he has advised them the Board has directed him as well as staff to meet with the other companies. He explained they need to finish the conversations with those entities first before trying to reach an agreement with CHC. He explained they know the situation with Capital Regional Medical Center from the email and Thursday he will have a better understanding of what option Sacred Heart is offering. He stated a hospital is off the table as far as Sacred Heart is concerned but they would offer some kind of clinic with enhanced services. He explained the purpose of the trip on Thursday is to see the kind of facility they want to present. He stated they are also working on a white paper at that site which will be a written proposal on what they are willing to consider. Attorney Shuler reported CHC is willing to be patient as their experience is negotiations could drag out for 6 months to a year but he assured them that would not be the case here. Attorney Shuler felt like they would get to the

point of making a decision by the end of March and they seemed okay with that time frame but they would like to enter into a contract now.

#### Commissioners Comments

Commissioner Jones reported the Seahawks Varsity Basketball Team made it to the regional playoffs. He stated they are traveling to Baker Thursday to play and are 2 games away from going to state for the 3<sup>rd</sup> time in 4 years. He said he is proud of them.

Commissioner Lockley stated he is having problems with dogs in his district. He said it was addressed this morning and they are going to check with the cities. He explained people love their animals but they have to control their animals and they need to be on a lease or in a fence. He reported in his area there are a lot of pit bulls walking around and people are scared because sometimes they can get vicious. He said the Board is responsible for public safety and must press this issue before people get hurt. Commissioner Lockley reported this is getting to be an issue.

Commissioner Sanders reported she would be remiss if she did not say something about the shooting in Parkland, Florida. She stated they are living in a society now where children do not feel safe in church or school and as public officials they need to help. She said they are offering their help to the school on the auxiliary road but she is worried about our area. Commissioner Sanders reported it showed the courage of the people in Parkland who protected the children. Commissioner Jones said sometimes they take the opportunity to further the agenda but you cannot legislate against violence. He stated when someone wants to be violent they are going to be violent. Commissioner Sanders reported the children are the most valuable resource and they need to do something.

#### Adjourn

There being no further business to come before the Board, the meeting was adjourned at 4:15 p.m.

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Joseph A. Parrish - Chairman

Attest:

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Marcia M. Johnson - Clerk of Courts