

**FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONERS
REGULAR MEETING
COURTHOUSE ANNEX – COMMISSION MEETING ROOM
MAY 1, 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, 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

There were no minutes available for approval.

Payment of County Bills

On motion by Commissioner Massey, seconded by Commissioner Sanders, 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 they are cutting grass and cleaning culverts and ditches as storm season is coming up.

Mr. Moron read Item #2 from his report:

2. I received a complaint from Mr. Donnie Mathes of 1584 Peachtree Road in the Apalachicola (Southland) area. Mr. Mathes is complaining that after a rain event

standing water remains in a ditch located next to his property for two days and this standing water attracts mosquitoes. Mr. Nabors and I were able to drive the entire area and discuss some of the other flooding issues in that area commonly known as Southland. I recommend that you authorize the engagement of Dewberry engineers to see if there is a solution to the flooding and stormwater issues for that entire area and determine an estimated cost. **Board action.**

Mr. Moron recommended the Board engage Dewberry and get the estimated costs. Mr. Moron said they cannot fix Mr. Mathes' problem specifically without affecting other neighbors as there are a lot of things going on in the area. **Commissioner Lockley made a motion to engage Dewberry. Commissioner Sanders seconded the motion.** Commissioner Sanders reported the County's job is to try and alleviate the problem but not cause problems for others. She stated this area was cypress trees before it was developed so it was wet before. Mr. Moron said he asked Mr. Mathes and the other neighbors to be patient because there are a lot of issues and this is not going to be solved quickly. Chairman Parrish said the engineers did this same thing about 8 years ago. He discussed the elevation of the property and said this water in this area tries to flow to the river. He stated any ditch will need to be deep and that could cause another problem. **Motion carried; 5-0.**

Mr. Moron read Item #13 from his report:

13. On Friday April 27th I was informed by Mr. David Morse of Florida Forest Service that a logging crew is back on Rock Landing Road sale on Tate's Hell starting that morning. He stated "the crew is cutting on the interior of the sale on SFR 172 between Jeff Sanders Road and CR 67. The haul trucks will ingress/egress on forest roads without impacting Jeff Sanders. At some point during harvest operations the crew will need to use Jeff Sanders Road to access timber along the road." He will keep me updated.

Commissioner Sanders reported she lives on this road and it is 5 miles to the highway. She asked the Road Department to keep a check on the road and minimize traffic on Jeff Sanders Road as much as they can as this road is not designed to take heavy log truck traffic.

Chairman Parrish said the Road Department is continuing to clean ditches. He explained when it rains a lot and floods the water stands in the ditches a couple of days before it runs off but the culverts are working.

Fonda Davis – Solid Waste Director

Mr. Davis stated he will be in training from May 14-17th in Gainesville.

ST. GEORGE ISLAND LIGHTHOUSE BASKETBALL COURT: The Lighthouse Basketball Court needs to be resurfaced and cracks patched. I have received an estimate from Premier Surface Solutions in the amount of \$7,775.00. Our goal is to find available funding in this year's current Parks & Recreation budget. If

funding is not available in our current Parks & Recreation budget than this will be a project funded out of next year's budget.

FOR BOARD INFORMATION

Commissioner Jones said he has received some calls about this matter.

Commissioner Lockley asked about the basketball court in Apalachicola. Mr. Davis stated Mr. Jason White, Jason White Construction, said this morning they are running behind but should start the first of next week. Commissioner Lockley asked how long this construction will take. Mr. Davis said he told Mr. White that Commissioner Lockley did not want this project to take a month.

Mr. Davis said they are working on the irrigation for the soccer field. Chairman Parrish reported this is good because they can get the sod in so they can use the field in October.

Pam Brownell – Emergency Management Director

Mrs. Brownell provided her report, as follows:

Action Items:

1. Request the Board to sign a letter of support for WeatherSTEM.
Trying to get support to try and move forward with weatherstem on other bridges.

On motion by Commissioner Lockley, seconded by Commissioner Sanders, and by unanimous vote of the Board present, it was agreed to sign a letter of support for WeatherSTEM.

2. Approval and Signing of the updated MOA with Franklin County Schools for Transportation Disadvantaged.

Mrs. Brownell reported this MOA is for the use of the school buses during evacuation for people who do not have transportation. She went on to say this MOA has been in place since 2005 and needs to be updated. She stated the County always pays for this item and then seeks reimbursement from FEMA. **Commissioner Massey made a motion to approve and sign the updated MOA. Commissioner Lockley seconded the motion.** Commissioner Jones said the county is already doing what the state is trying to enact. Mrs. Brownell answered no, there are two separate things. She explained FEMA is now saying the school boards cannot seek reimbursement for sheltering costs. She explained there are no shelters in the county so residents go wherever they can find a shelter but the special needs and transportation disadvantaged individuals are designated to Leon County. She stated FEMA is saying the counties are going to need to pay the school boards for the sheltering costs and then seek reimbursement so the county will pay the extra 12½%. Commissioner Massey asked if the County will be required to pay if other shelters are used. Mrs. Brownell stated she is not sure

and does not know how they could keep a record of who is in the shelter. Mr. Pierce reported if this becomes an issue, he thinks the county may have to pay. **Motion carried; 5-0.**

3. Request Approval from the Board to go out for RFQ for Special Needs Transportation.

Mrs. Brownell said during Hurricane Irma they found out Crooms Transportation cancelled their contract and they had to do an emergency MOA with the Gulf/Franklin Transportation for the Disadvantaged. She explained according to the new regulations this matter must go out for bids. **Commissioner Sanders made a motion to advertise for RFQ's for Special Needs Transportation. Commissioner Lockley seconded the motion.** Commissioner Lockley asked if this will all be ready before storm season. Mrs. Brownell stated they will try to have this ready. She explained last time they went through 125 vendors to see which contractor provided what they needed. Mr. Pierce explained special needs transportation is hard for the county because the transportation corridor is so long. Mr. Pierce said the county only moves about 30 people but they must be moved ahead of time. Mrs. Brownell stated the county has about 75 special needs individuals but they only move about 20-30 individuals. Mrs. Brownell reported Mrs. Jennifer Daniels, Emergency Management Department, has been visiting the special needs patients to emphasize that shelters are a place of last resort and if they have family then they need to go with their family. Chairman Parrish stated at the last storm they had people calling in before the storm hit but the special needs van had already left the county. Mrs. Brownell explained it is the responsibility of the doctors and clinics to inform them of the special needs patients and the patients can go into the portal and register with the state. Mrs. Brownell stated Mrs. Daniels and Mrs. Nicole Sandoval, Franklin County Health Department, are going out visiting the special needs patients to make sure they have a plan but Emergency Management will still call them to make sure they have somewhere to go. Commissioner Lockley said this gets difficult if there is a mandatory evacuation. Mrs. Brownell pointed out they cannot make anyone leave but it is in their best interest to leave when they tell them to leave. **Motion carried; 5-0.**

4. Request Approval from the Board to go out for RFQ for Debris Monitoring and Debris Removal.

On motion by Commissioner Lockley, seconded by Commissioner Massey, and by unanimous vote of the Board present, it was agreed to approve advertising for RFQ's for Debris Monitoring and Debris Removal.

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. 04/20/18 Jennifer Daniels participated in the OrangeSTEM Demo with Bay and Walton County.
5. 04/28/18 EOC Staff/Volunteers will be attending Carrabelle Riverfront Festival.

6. 04/30/18 EOC Staff will be attending the WEBEOC/SWHUREX Training in Leon County.
7. 05/02/18 EOC Staff will be participating in the Active Shooter Exercise Planning Meeting at the Franklin County Courthouse.
8. 05/09/18 EOC Staff will be participating in the Recovery Portion of the State Hurricane Exercise.
9. 05/10/18 EOC Staff will attend the LEPC 3rd Qtr Meeting in Bristol.
10. 05/11/18 EOC Staff will be participating in the Active Shooter Exercise at the Franklin County Courthouse.
11. 05/13/18-05/18/18 EOC Staff will be attending the Governor's Hurricane Conference/Training in West Palm Beach.

Erik Lovstrand – Extension Office Director

Chairman Parrish reported Mr. Lovstrand is out of town in training but has submitted his report.

General Extension Activities:

- Extension Director provided a spring wildflower presentation for the Research Reserve's guest lecture series.
- Extension Director is not attending this Board meeting due to participation in the national Association of Natural Resource Extension Professionals meeting in Biloxi this week. Will be presenting a professional poster on the sea turtle lighting retrofits being done in Franklin County.

Sea Grant Extension:

- Participated in weekly conference call to coordinate Sea turtle lighting project work and submitted documentation for a project amendment that will extend the multi-county Dark Skies project until December 2018 (currently scheduled to end in Sept.).
- Assisted with FWC "Scallop-Sitter" workshops to restore scallop populations in St. Andrew and St. Joseph Bay. Had approximately 200 citizens at two workshops who received juvenile scallops to maintain and raise in cages in the bays until spawning-age. This will protect them from predation and increase the likelihood of successful spawning.
- Extension Director participated in National Fish And Wildlife Foundation research project planning call, related to the next public update meeting that will occur on May 10 in Apalachicola.

4-H Youth Development:

- Baby chicks were delivered to local youth who are participating in the 4-H District III Chick-Chain project.
- Registration for 4-H summer camp is currently happening. Response has been great and we are currently maintaining a waiting list, as the allotted spots for Franklin County campers are full at 30 youth.
- Donations for camp scholarships are being accepted to offset our youth's camp registration costs. Contact the Extension office to make donations at 653-9337.

Family Consumer Sciences:

- Family Nutrition Program (FNP) Assistant teaching scheduled classroom programs in local schools.
- Planning is underway for next year's FNP program budget and teaching responsibilities.

Public Comments (3-minute time limit)

Mr. Alan Feifer, Concerned Citizens of Franklin County, reminded the Board the millage rate has been increased for the last 2-3 years. He explained some constitutional officers and departments spend all of their budgets in the last two months to justify their current spending level and to prepare the Board for further increases. Mr. Feifer said they expect continued increases to the county's tax digest and he does not want to see a repeat of the massive spending and increases. He reported due to high taxes some people and investors have left the county. Mr. Feifer stated the Board's instructions in the annual budget letter will determine how this year's budget workshop cycle goes. He reported the County's budget this year is \$44 million and there will be continued requests for increases across the Board. Mr. Feifer asked the Board to put effort into the letter as it is the best opportunity.

Open Request for Proposals

1. Gulf Shore Blvd. Relocation

Mr. Pierce stated this project will resolve a decade old issue on a road that was damaged years ago. He said hopefully this is the final process to finish the relocation. He explained these bids are for the final paving of the last section of Gulf Shore Blvd. Mr. Moron and Mr. Pierce opened the bids, as follows:

<u>Company</u>	<u>Location</u>	<u>Price</u>
North Florida Construction	Clarksville, FL	\$174,811.50
Pigott Asphalt & Site Work	Crawfordville, FL	\$113,392.50
CWR Contracting	Tallahassee, FL	\$273,449.00
Roberts & Roberts	Tallahassee, FL	\$212,509.00

Mr. Pierce recommended the Board turn the bids over to the engineering firm for evaluation. He explained the project is being funded by FEMA from a Project Worksheet (PW) so the initial money will come out of the Bald Point Trust Fund. He reported the county will then be reimbursed from FEMA minus 12 1/2 % because this project was from a previous hurricane and the Governor's waiver does not apply to this PW. Chairman Parrish said there is a big difference in the bids. Commissioner Massey agreed the difference is over \$100,000.

Commissioner Lockley made a motion to turn the bids over to the engineering firm for a recommendation. Commissioner Massey seconded the motion. Commissioner Lockley asked if Pigott is a small company. Commissioner Sanders stated the bid may be lower as Pigott is located in Medart and it is not so far to bring the materials but they will need to check on it. Mr. Pierce said they do not have an asphalt plant either so they will have to buy their asphalt. He stated he will not be at the next Board meeting so Mr. Clay Kennedy, Dewberry, will report through Mr. Moron on the bid situation. **Motion carried; 5-0.**

Marcia M. Johnson – Clerk of Courts – Report

Clerk Johnson provided her report, as follows:

1. For action, my office will soon start preparing the letters requiring the constitutional officers, your department heads, and the other agencies you fund to turn their budgets in. Are there any special instructions you wish to be included in the letters?

Clerk Johnson said if the Board wants anything added to the letter they can just let her know. She stated the letters will be going out next week. Chairman Parrish reported the Board needs to send some direction. Commissioner Sanders stated they need to tell them no increases. She reported the Board needs to do a cost of living adjustment (COLA). She explained she does not want a raise to start off with but the Board does need to address this issue. Mr. Moron requested the Board keep these two items separate and discuss the COLA. Commissioner Sanders reported they do not need to have any salary increases in the budgets. Mr. Moron stated last year they held everyone to the previous budget and if they had a capital expense they could try to justify it to the Board but it was not to be included in the budget. Mr. Moron recommended they require everyone to stay at the same budget as last year. Clerk Johnson stated capital expenses need to be included in the budget so they know how to figure the millage before they get to the meeting. Mr. Moron agreed because the millage rate cannot be changed. Clerk Johnson reported they should add the capital expenses and the Board can always take them out if they need to. Commissioner Sanders stated sometimes they do not include these expenses and then they get into the first few months of the new budget and have to deal with it. Clerk Johnson reported the Board requested everyone add what they need but justify it. Mr. Moron said they could separate the capital costs so the costs stand out. Commissioner Lockley suggested if any department heads need something special they should let the Board know at the next meeting. Clerk Johnson advised the Board the budgets are due by June 1st. Commissioner Sanders agreed this was a good idea to send a Memo to the departments saying if they expect a capital expenditure in the coming fiscal year, they should present it at the next meeting. Clerk Johnson asked Mr. Moron if he will contact all the departments and constitucionals. Commissioner Sanders reported they should also keep their budgets as is. Mr. Moron agreed to notify them of both. Clerk Johnson said if the Board changes their mind on anything else then Mrs. Erin Griffith, Assistant Finance Director, can figure it in. Commissioner Sanders said she likes to weigh everything out and they know what they are facing because she does not like surprises and likes to know they can take care of their people at the same time. Commissioner Jones stated he would like to see the Road Department and some of the county departments on a 3-5 year plan for knowing what they will be facing and what their needs will be. Commissioner Sanders agreed and said one expenditure is going to be office space for the Road Department. She said their office is from the 1940's. Mr. Moron pointed out the Mosquito Control Department's lab is in the restroom. Clerk Johnson suggested all the department heads attend the next meeting and have this discussion because they still will have time to submit their budgets by June 1st. Mr. Moron clarified the instructions are to send in the budgets the same as last year and the Board will discuss the

capital needs at the next meeting. **On motion by Commissioner Lockley, seconded by Commissioner Sanders, and by unanimous vote of the Board present, it was agreed to direct Mr. Moron to send a letter instructing the departments and constitutionals to submit the same budgets as last year and attend the next Board meeting to discuss their capital needs.** Commissioner Sanders asked Clerk Johnson when the contract for county auditors for both the county and the hospital are up for renewal. Clerk Johnson commented she has not looked at the contract. She asked Attorney Shuler if he knew how long the contract was for. Attorney Shuler said he does not know but he can find out. Clerk Johnson reported she would need to call and find out. Commissioner Sanders asked her to find out and let her know. She stated she is not satisfied with the work that the auditors have been doing both at the county level and at the hospital level and she thinks the County needs to go out for bids for county auditors. Clerk Johnson stated she thinks they do a yearly contract but she will contact the Finance Office and find out before the meeting is over. Commissioner Sanders agreed that will be good as she would like to take care of this today.

Alan Pierce – RESTORE Coordinator – Report

Mr. Pierce read his report, as follows:

- 1- Provide Board with copies of the letters of support issued to the City of Carrabelle for their 3 TRIUMPH applications. The City is requesting a total of \$1.480 in TRIUMPH funds.

Mr. Pierce reported the City of Carrabelle had a 4th project that they decided not to submit a complete application for.

- 2- Inform Board the Island View Park is scheduled for construction completion on June 30. We are tentatively scheduling a public dedication on Friday, July 6. More information will follow at a later date.
- 3- Inform Board of an issue that does not affect Franklin County yet. Ms. Brownell, EM Director, may explain this as well, but it appears the state DEM is changing how schools get reimbursed for sheltering costs. Previously, schools who operated shelters would seek reimbursement from FEMA. DEM is now saying the county commission will reimburse schools for the cost of sheltering and then it would be the county commission who would have to seek reimbursement from FEMA. Franklin County schools do not operate as shelters so this issue does not apply to us, but it is going to be a big issue in other counties.
- 4- Inform the Board that I have re-submitted a new cost estimate to FEMA for the repairs to Alligator Drive to its pre-Hurricane Hermine condition. I also participated in another FEMA site visit to Alligator Point on April 24. The PW that the county signed in March for some \$3.2M is still under review by FEMA Atlanta. However, since the submission of the new cost estimate last week FEMA staff in Atlanta say they are working on the PW so I have not yet contacted our federal delegation. If I do not have a positive response from FEMA by May 7, then I will contact our federal delegation as directed by the Board at the last meeting. Attached is the revised cost estimate and it less than a \$100K different from the one submitted 20 months ago. FEMA is still reviewing the HMGP costs associated with installing

sheet pile to provide additional protection for the road. At this time I am still expecting approximately \$3.2M of FEMA funds for the repair of the road.

- 5- Inform Board that Dewberry is working on the design of Alligator Drive because we have a separate PW (PW461) from FEMA specifically for the design costs. This PW has been approved and funds obligated by FEMA. As with all work on Alligator Point, we are using the Bald Point Trust fund to pay the invoice and then we reimburse the Trust Fund when we receive the FEMA funds. PW 461 is for some \$344K for design costs. Fortunately this PW is included in the Governor's waiver so the county's FEMA match is only 6.25% and not the usual 12.5%.

Mr. Pierce pointed out the waiver will also apply to the \$3.2 million so the county is saving a lot of money due to this waiver.

- 5- Provide Board with completion documents for the acquisition of the Capital City property on Alligator Point. To my knowledge, the project is complete.

Mr. Pierce stated the Road Department did a good job of cleaning up. He explained the county owns 6 acres with limited uses but it is public property.

- 6- Inform Board that the Apalachicola National Estuarine Research Reserve (ANERR) is extending the existing breakwater/living shoreline that was initially started to protect Sawyer St on St. George Island about 15 years ago. The work does not require Board action as it is out in the water, but the action will help protect the last remaining section of Sawyer St currently is exposed to wave action from the Bay. I inspected the site last week with ANERR staff. At the request of Commissioner Jones, ANERR may also install a breakwater/living shoreline at the end of Howell St on the Island, where erosion is eating into the street end.

Mr. Pierce said he will provide more information later.

- 7- Inform the Board that Florida's Great Northwest (FGN) is making an application to TRIUMPH for funds that would be available to all 8 impacted counties for a Regional Investment Stimulation and Enhancement (RISE) fund. The RISE fund would be used for ad valorem tax rebates to companies creating jobs in the any one of the 8 counties. However, the rebate is only for the non-abatable property taxes (school taxes), as the county's share would be waived. The concept is that by waiving property taxes for companies expanding in the county, there would be other property value increases that would make up for the specific parcel that receives the exemption. The program is structured so that the company would pay the school ad valorem taxes upfront and then would seek reimbursement from TRIUMPH. FGN has requested letters of support from all 8 counties. I have called Wakulla and Gulf counties to see if they were going to write letters of support and they are still reviewing the RISE proposal. Since I will not be at the next Board meeting on May 15 meeting, I have attached a draft letter of support written by Santa Rosa County, and I have attached a one page summary of the RISE program. If the Board members, in their discussions with other neighboring county commissioners, decide Franklin County should write a letter of support

then Michael Moron could use the draft letter as a guide. Franklin County is covered by the RISE application whether we write a letter of support or not.

Mr. Pierce stated he has one addendum, as follows:

- 1- Board action to utilize Hi-Lite contractor as the contractor for the re-marking of the runways at the Apalachicola Regional Airport. FDOT has just executed the first of 2 JPA for remarking the runways. Airfield marking is a specialized field and the contractors who want to do this work have to comply with FDOT and FAA requirements. FDOT sets the criteria for the work to be done, and the fees to be charged, and contractors have to meet these state standards as they apply to all airports in Florida. Hi-Lite is on the state bid list for remarking runways, and Jason Puckett and John Collins, AVCON, both recommend the Board accept Hi-Lite as the contractor to remark the runways at the airport. If FDOT will allow it, runway 18-36 will also be remarked if there are enough funds. This project is 100% funded with FDOT funds. Board action.

On motion by Commissioner Lockley, seconded by Commissioner Sanders, and by unanimous vote of the Board present, it was agreed to approve utilizing Hi-Lite as the contractor for remarking the runways at the Apalachicola Regional Airport. Mr. Pierce explained what makes the airfield so dark at night is mold on the concrete so they will Clorox the whole runway and re-number them according to FDOT criteria.

Commissioner Sanders stated they have had some discussions about the opportunity zones and looking at the map the Governor designated the whole eastern part of the county and nothing from Carrabelle west and she asked why. Mr. Pierce stated he tried to contact Mr. Grey Dodge, Department of Economic Opportunity, but was not able to reach him. He said previously he had a brief conversation with him and all he said was the Governor used his best judgment on the areas he thought most needed the designations. Mr. Pierce reported they applied for the whole county so he is not sure why only part was designated. Commissioner Sanders stated it does not make sense because it is almost all of Tates' Hell and there are no opportunities there. She asked Mr. Pierce to find out and let the Commissioners know. Commissioner Sanders referenced the map and said Calhoun County and Liberty County are all on a stretch down the Apalachicola River. She stated the zone does not even include the airport. Commissioner Sanders reported she thought this would be part of the logistics zone. Mr. Pierce explained the Governor may have thought there was an economic incentive on the Freight Logistics Zone on that western part of the county so he wanted to give an economic incentive on the western end that does not have the Freight Logistics Zone. Chairman Parrish suggested the Board direct staff to write a letter requesting more information as Mr. Pierce will be out of town for most of the next month. **Commissioner Sanders made a motion to direct staff to send a letter requesting information and clarification.** Chairman Parrish asked Mr. Pierce to provide staff with his contact information before he leaves. Mr. Pierce said he will try to contact Mr. Dodge this afternoon. **Commissioner Lockley seconded the motion. Motion carried; 5-0.**

The meeting recessed at 9:45 a.m.

The meeting reconvened at 9:51 a.m.

Michael Morón – County Coordinator – Report

Mr. Moron presented his report, as follows:

1. Weems Update

- a. As of Monday, April 30th the cash balance in the operating account is \$280,215. From this amount will be a \$165,000 deduction for tomorrow's payroll and \$115,000 deduction for Accounts Payable payments through May 10th. The cash balance in the Money Market (savings) account remains at \$753,064. Based on comments from the last meeting regarding the Accounts Payable, Mr. Cooper informed me that "Weems has a total of 1.367 million in liabilities. However, all but \$85,000 rests with TMH and HCTF". The March 2018 financial report is part of the Weems Board of Directors regular meeting agenda packet that is included in your agenda packet.

Mr. Moron stated he made copies for the Board and it is included in his electronic file.

- b. As directed at the last meeting, I contacted Sacred Heart's President, Mr. Roger Hall to discuss their proposal further. The following four items were the main part of our discussion: the need for an Emergency Department (Room) not an Urgent Care Center offering emergency services, approximately how much of the Healthcare surtax will Sacred Heart expect, how will ownership of the new facility be transferred from the developer to Franklin County, and how many and what type of local jobs will be lost versus jobs that will be created. Mr. Hall and his staff are researching these questions and will send the County a response within the next couple of weeks.

Mr. Moron pointed out if there is a 911 call the ambulance cannot respond to an Urgent Care Center and must go to the closest emergency room.

- c. The Weems Board of Directors (BOD) at their Thursday, April 26th regular meeting reviewed the proposal sent by Tallahassee Memorial Hospital (TMH). They've asked that I request more specific information regarding adding a primary care doctor, support with Weems management, especially with solutions for some of the deficiencies found in the Operational Assessment, and assistance with moving forward with the construction of the new facility. The BOD would like TMH to consider providing these services and assistance prior to February 2019 when Alliant would be available to become an active partner. Before contacting TMH is there any other concerns or questions this Board would like included in the request? Board discussion.

Chairman Parrish reported he read over the proposal from TMH and it is very broad like the initial proposal from Sacred Heart. He said he could not tell what TMH was proposing because

the proposal was broad and non-specific. Chairman Parrish stated he agrees with the Weems Board of Directions that they need more specifics. He explained the difference in the proposals is one supports the hospital and the other does not. Chairman Parrish said he is under the impression Sacred Heart wants quite a bit of the surtax to take care of the indigent and if they build a building the county will have to make the payments on the building. He stated it seems like the county would be giving away the whole surtax each year but this is without having the specifics they have asked for. Chairman Parrish reported the reason he voted against the proposal to negotiate with Sacred Heart last time was they knew TMH was going to present a proposal. Commissioner Jones said he would also like to see them answer questions about loss of jobs. He explained when they become the at-risk partner then there is no guarantee about what will take place. Mr. Moron clarified Commissioner Jones would like to know if TMH would have any loss of jobs or creation of new jobs. Commissioner Jones answered yes. Chairman Parrish said they are asking the same questions about both proposals so they have the information to make an informed decision. Commissioner Lockley agreed the Board needs a detailed answer from both and want to know everything at the beginning. He explained he wants to know what will be with a hospital, emergency room or outpatient clinic and what the difference is between them. Commissioner Lockley said they need to know all these things so they can make an informed decision. He stated they do not just want to hear what will be good for the companies but what is good for Franklin County. Commissioner Jones stated they all want that. Commissioner Sanders said on the report is says the Board of Directors would like TMH to consider providing these services and assistance prior to February, 2019 because what they proposed was as of February, 2019. She explained what TMH is looking at is Alliant and everyone knows the person with Alliant has a no compete clause in his contract and that is what they are waiting for. Commissioner Sanders reported they need to find out for sure if TMH can provide these services prior to 2019. Mr. Moron agreed they will find out. Commissioner Massey questioned if the problem is finding out what they will do with the ambulance. Mr. Moron explained TMH proposed moving forward with building a micro hospital which would include an emergency room so the ambulance could respond there. He reported with the Sacred Heart proposal the ambulance would go to Port St. Joe or Tallahassee since he is not sure Wakulla County has an emergency room. Mr. Moron said if a 911 call comes in from St. George Island it is a long way in either direction. He stated having the 911 calls leave the county will not work. Mr. Moron reported the ambulance cannot take a person from a 911 call to an urgent care center. Commissioner Lockley expressed concern that the Board may wait for Alliant and then in the end the proposal is the same as the other one. Mr. Moron clarified Commissioner Lockley does not want a management agreement but wants someone to come in and take over and be at-risk. Commissioner Lockley agreed that is what he wants. Commissioner Sanders said anyone that comes in needs to take over and be at-risk. Commissioner Massey reported all the companies are trying to get the tax money and have no risk at all. Commissioner Lockley stated the county will then have waited a year and a half for nothing when they could go with someone who is for risk and working the problem out. Commissioner Sanders reported the proposal from TMH is no different than what they sent when the county was talking about CHC. Commissioner Sanders said they need someone to take the risk because this Board does not need to be in the healthcare business. She explained

the Board is trying to get someone in here that they have confidence in and will do right, make money, and take care of the people.

- d. At the last meeting I informed the Board that I had some meetings regarding Emergency Medical Services (EMS). Commissioner Jones and I met with Mr. Houston Whitfield, Gulf County's EMS director, on April 4th. EMS is a county department in Gulf County with a budget of approximately \$1.4 million which includes a County subsidy of approximately \$350,000. Mr. Whitfield discussed the make-up of his staff, full-time versus part-time, scheduling, recruitment, and additional revenue sources. It is important to state that Gulf County's EMS has been a county department for a very long time and Mr. Whitfield has been part of that department for a very long time. Transitioning to a County EMS department would not be as simple as stated by others and would require someone with extensive administrative and management skills to run that department.
- e. Mr. Cooper and I met with Lifeguard EMS on Wednesday, April 18th to discuss their interest in providing services in the County. Lifeguard EMS is now part of Air Medical Group Holdings which is associated with the ShansCare (*LifeFlight service*). The Lifeguard team would like to meet with you to discuss their proposal further. Is the Board interested in meeting with the Lifeguard Team?

Mr. Moron said these would be individual meetings one on one. Chairman Parrish stated there has been more to these meetings and Lifeguard has changed ownership. Mr. Moron explained Lifeguard was owned by a couple but now has been sold to Air Medical Group Holdings and that company has an interest with ShansCare. He went on to say they also have an interest with the same services provided in Bay County. Mr. Moron stated Lifeguard does not provide 911 emergency response services but provides transportation services. Chairman Parrish said they are not responding to accidents but are medical transport. Mr. Moron reported Air Medical Group Holdings also has fixed wing airplanes along with helicopters. He explained the plane would pick someone up at the airport and then take them to an airport with a hospital close by. Chairman Parrish stated the airplanes are cheaper than the helicopters. Mr. Moron reported if the paramedic determines you need Lifeflight and they take you in Life flight and then after the incident they do a quality review and determine Life flight was not needed they will downgrade the bill as if was a 911 ambulance call and not charge for Life flight. Chairman Parrish reported this is not the old Lifeguard service. Commissioner Sanders stated last time Lifeguard made a proposal the people at the hospital, EMT's and the paramedics did not want what was being proposed. Mr. Moron explained the company said they would convert the helicopter that comes here with the floats so it would allow the helicopter to land directly on St. George Island. Chairman Parrish stated right now they cannot fly over the water. Mr. Moron said they received a grant for their new equipment that they have not used yet but basically it is part of the tele-medicine situation. He explained they put the new equipment in the ambulance and once the paramedic has a person in the ambulance they call the doctor and the doctor can watch and receive all the patient's vital sign readings and tell them what to do. Mr. Moron reported for people on the eastern end of the county who do not want to go all the

way to Weems, it would allow the doctor to determine if the patient should go on to another hospital without having to come to Weems. Commissioner Sanders stated right now this decision is being made by the emergency room doctor. Mr. Moron said usually it is a call but this new technology would allow the doctor to see what is going on in the ambulance and take the readings and make a determination. Mr. Moron reported the Board can still meet one on one with the company. Chairman Parrish said the last time the proposal was too expensive. He stated he does not see anything wrong with talking with them. He explained if the Board decides to go with something like this they would still need to bid it out. Commissioner Massey asked if Mr. Cooper is assisting Mr. Moron. Mr. Moron answered yes, to some degree. He stated the new Board of Directors is very helpful. Commissioner Massey said he wants to know about the CEO who is being paid big money to do things like this. He reported it seems to him like Mr. Moron has been doing the majority of the work for the last year. Mr. Moron said he is doing what the Board asked him to do. Chairman Parrish explained the Hospital Board should be directing Mr. Cooper about what he should be doing. He said it takes a strong Hospital Board to take this action. Commissioner Massey stated they have a strong Hospital Board now. Chairman Parrish stated sometimes it takes time but if the administrator cannot follow the direction of the Hospital Board then they need a new administrator. Commissioner Sanders said that is what she is going to do because she is not happy with Mr. Cooper. Chairman Parrish reported he does not want to see this happen and result in the hospital closing. Commissioner Sanders said no but she knows the work Mr. Moron has done that Mr. Cooper should have done and Mr. Cooper has a big problem with delegating his work to other people at the hospital. She said he needs to do the work himself. **Commissioner Sanders made a motion to ask TMH to terminate Mr. Cooper's contract within 30 days and ask TMH to bring someone else in within 30 days to operate this hospital. Commissioner Lockley seconded the motion.** Mr. Moron asked if they are directing him to contact TMH and request a new CEO. Commissioner Sanders answered yes, a new CEO. Mr. Moron clarified that they are not terminating the TMH contract but are just asking for a new CEO. Commissioner Sanders reported the Board wants a new CEO and wants TMH to nullify Mr. Cooper's contract with them and send another CEO down to Weems. Mr. Moron asked Attorney Shuler how they know what the penalty clause is. Attorney Shuler said it will be the same one paid to Ms. Davie Lloyd which was 6 months severance but he will check after the meeting. Commissioner Sanders said to contact TMH and say they are dissatisfied with Mr. Cooper and see if this can happen and if it can make it happen. Commissioner Jones stated the original contract Mr. Cooper signed was a 2 year contract. Attorney Shuler reported there have been several renewals but that is correct. He explained technically Mr. Cooper does not have an employment contract with TMH. He explained the letter agreement between TMH and Mr. Cooper says it is not an employment contract. Attorney Shuler reported the County's contract with TMH is a different contract and has been renewed verbally on a month to month basis for the last 4-6 months. He stated the termination provision for Mr. Cooper as he remembers it is the same penalty for early termination that they paid to Ms. Lloyd which was 6 months of severance but he will check after the meeting. Commissioner Jones asked if the termination changed when the contract changed from a two year contract to a month by month contract. Attorney Shuler said he does not think so because they are renewing the same contract month

to month and it still has the same provision that keeps getting renewed. He explained the Board would have to go back and re-negotiate the terms of the contract. Commissioner Sanders stated if Mr. Mark O'Bryant, TMH, felt like the Board was not happy with the CEO that is here now then he would do something about it and he has the power to do something. She stated the County does not have the power but can request the change and that is what she is doing. Commissioner Lockley said he does not like the clause for 6 months because the person is not doing the work and the county still has to pay them. He stated he does not want that clause in the next contract and he does not want to pay for travel. Attorney Shuler reported the agreement and the terms are between TMH and their employee. Commissioner Lockley said Tallahassee is a large area compared to Franklin County and the contract for the person here should not have these items in it. He explained Franklin County cannot pay the same thing as Tallahassee pays because the county does not generate the same amount of money. Commissioner Lockley said it should go by the community level. Mr. Moron asked if he should also tell Mr. O'Bryant that the Board is not satisfied with the contracts and payouts and the county would like to have some say through their attorney on how these contracts are designed. Chairman Parrish stated the contracts needs a clause for termination for cause or without cause. He said he thinks the county needs an interim CEO. Commissioner Sanders agreed. Chairman Parrish explained when they accept a proposal then the company should have a way of selecting who they want to run the hospital and not have another CEO in place that will be paid another 6 months' severance if he is terminated. **Commissioner Sanders amended her motion to request an interim CEO. Commissioner Lockley amended his second.** Mr. Moron advised the Board he will be relying on Attorney Shuler to handle how the agreement is structured. Commissioner Sanders said Mr. Cooper has delegated his responsibilities to Mr. Moron and to other staff at the hospital. She reported when there are inspections at the hospital through the Joint Commission and the Agency for Health Care Administration (AHCA) Mr. Cooper should be present. She stated she is not satisfied with Mr. Cooper's performance as the CEO of Weems Memorial Hospital in Franklin County, Florida. Attorney Shuler asked what the Board's directions are if TMH cannot turn this around in the 30 day period. He questioned what flexibility staff has in terms of finding an interim CEO through TMH if it cannot be done. Commissioner Sanders stated that is why they are asking Mr. Moron to contact Mr. O'Bryant. Mr. Moron said he will contact Mr. O'Bryant and will inform everyone as soon as possible. Commissioner Massey agreed they need a new CEO at the hospital to straighten some things out. Chairman Parrish reported if Mr. O'Bryant cannot find a CEO then he needs to send someone down as an interim. Commissioner Sanders stated an interim CEO is fine because she wants Mr. Cooper gone. Commissioner Lockley said in the contract it requires TMH to do this. Attorney Shuler agreed that is their contractual responsibility. Chairman Parrish explained normally when they hire a CEO it runs through the Hospital Board but with an interim this process is okay. **Motion carried; 5-0.** Chairman Parrish asked if everyone wants to talk with Lifeguard. The Board agreed to meet with the company. Mr. Moron agreed to pick some dates and have the Commissioners meet individually with Lifeguard. He reminded the Board both companies that submitted proposals do not run ambulance services and will "farm it out". Mr. Moron suggested the Board make the decision instead of having the companies make the decision. Chairman Parrish said the Board may need

to go to a private entity for the ambulance service but when they are talking to the individuals they need to know how long they plan to be here. He stated if the Board looks at a private company then they need to establish a contract for 5 or 7 years so they do not have to address it every 6 months or every year. He pointed out there needs to be penalty clauses if they break the contract. Commissioner Sanders said the contract needs to be to the benefit of emergency medical services in Franklin County and not to the company they are hiring.

- f. I received a letter from Mr. Kevin Curtis of HealthGroup West. After you have had the opportunity to review Mr. Curtis's letter let me know if you would like me to add him to a future meeting agenda. The letter is included in your agenda packet.

Chairman Parrish asked if this is the person from the West Coast. Mr. Moron answered yes. Chairman Parrish said the county has enough to deal with at this time relating to the hospital. Commissioner Sanders agreed they do not want to address this.

2. The Board addressed this item earlier in the meeting.
3. At your last meeting I was directed to meet with Carrabelle's Mayor Mrs. Brenda LaPaz to discuss the possibility of the County's Building Official doing inspections for the City's building projects. The Mayor and I met last Thursday and discussed the following proposal: The County will pay for the creation of a permitting database program for the City that is similar but separate from the County's program and the County will also pay for the monthly fee for this program. These payments will be made from the permit building fees that will be collected by the County. City staff will receive credentials to log into the system, as they (City staff) will be responsible for completing the online permit application and once the application is completed, City staff will notify County staff. At that point County staff will determine the permit fee, collect that fee, and then issue the permit. City Building inspections will be incorporated into the Building Officials County inspection schedule and will be done as his schedule allows. If this plan is approved today, Mayor LaPaz will discuss it with Carrabelle's City Commission on Thursday. Mrs. Amy Ham-Kelly and I are in the process of scheduling a meeting with the City of Apalachicola staff to discuss this same plan. **Board action.**

Mr. Moron said they will create software similar to what the county is using and the City will have login information. He reported the City staff will complete the permit application and they will deal with their Planning & Zoning, setbacks and architectural reviews. He said they will then notify the County when a permit is ready to go. Chairman Parrish stated they will say it satisfies all of their requirements. Mr. Moron answered yes and then they can pay the county and issue the permit. He stated Mr. Gary Millender, County Building Official, will receive the inspections on his IPAD and they will be incorporated into the county schedule. Chairman Parrish said he understands they are trying to help the county residents but the County may need to up the permit fees to offset hiring another Building Official if it gets busy and the Building Official cannot meet the demands. Attorney Shuler pointed out the County will need

to draft an Interlocal Agreement with the City. He questioned if the Board wants the City attorney to draft the agreement or wants him to draft it. Commissioner Sanders stated she would like Attorney Shuler to draft the agreement for both cities if the City of Apalachicola is also interested. Mr. Moron said the City of Carrabelle will make a decision at their meeting on Thursday. Attorney Shuler stated he will draft one for the City of Carrabelle and then if the City of Apalachicola is interested he will draft one for them. **Commissioner Sanders made a motion to approve the recommendation with building inspection for the City of Carrabelle and to contact the mayor and have it put on the agenda. Commissioner Jones seconded the motion.** Commissioner Lockley asked what the county will get out of this matter. Commissioner Jones stated the permit fees. Mr. Moron pointed out the last time the permits fees for 8 months were more than the software costs. He explained there will be a onetime software design cost and then a monthly fee. Chairman Parrish stated there is no money left over for another building official so there is no back up. Commissioner Massey reported the County needs to look at going up on the permit fees because they are low. Chairman Parrish stated ad valorem taxes should not pay for this. Commissioner Sanders said she would like to hear what Mr. Millender has to say. Commissioner Lockley reported they are adding two more agencies to what he is doing now and that is a lot of work for one man with no extra money. Mr. Pierce said they are looking at raising the fees in the new year and hiring a part time building inspector to offset this cost. **Motion carried; 5-0.**

4. In an attempt to stop illegal contraband from entering the Jail, the Sheriff erected a high sand berm next to the shooting range and an exterior fence beyond that. This security measure has created an access issue for Eastpoint Water and Sewer District to allow servicing and the replacement of their Lift-station that services the Jail. The previous access point, which has been blocked by the Sheriff's security measure, was using the dirt road located to the left of the Landfill's main entrance, then travel behind the Humane Society past the shooting range, and finally making a left towards the lift-station. Mr. Clay Kennedy and I along with Mr. Billy Fuentes and Clay Moore of EPWSD visited the site seeking an alternative access point. Since the lift-station is only a few hundred feet from Highway 65, the most direct and shortest route would be creating a new access point from there. However since Highway 65 is a State Road, this access point would require an engineered permit application. The construction of a lime rock road, and fencing would also be necessary. Is the Board willing pay for the permit fee, which would be up to \$6000, and have the Sheriff and EPWSD create the access road and erect the fence? **Board discussion/action.**

Commissioner Jones stated no one should be traveling behind the shooting range. Mr. Moron explained the Eastpoint Water & Sewer District did not have permission to travel on this road. Mr. Pierce said this access will make it easier for the Eastpoint Water & Sewer District. Chairman Parrish stated they also need access to do periodic maintenance. **On motion by Commissioner Massey, seconded by Commissioner Lockley, and by unanimous vote of the Board present, it was agreed to pay for the permit fee and have the Sheriff and Eastpoint Water & Sewer District create the access road and erect the fence.**

5. Commissioner Jones has received numerous requests to add lights to the St. George Island (SGI) fishing pier and parking lot area. Due to the temporary closing of other County boat ramps for renovation and improvement projects there is more early morning traffic in this area. Staff has received a quote from Cates Electric for \$7,147.93 (equipment and labor) to install a solar light system there. It will be the same system that was installed at Pine Log boat ramp last year. This will be paid from the SGI Fishing Pier Maintenance Fund. **Board action.**

Chairman Parrish said he received some calls about this matter. He said the information he received is that the dock is also in disrepair. He suggested the Board have the Parks & Recreation Department look at this matter. **On motion by Commissioner Jones, seconded by Commissioner Lockley, and by unanimous vote of the Board present, it was agreed to approve this request.**

6. Inform the Board that Mr. Mark Curenton has received notice from Mr. Phil Horning, Florida Fish and Wildlife Conservation Commission's Derelict Vessel Program Administrator that due to legal issues their department is unable to remove the derelict vessel located in the Carrabelle River at this time. Mr. Curenton has notified the contractor to remove this vessel from his list.

Mr. Moron stated they will notify the county when these issues are cleared up and the Board can apply for more funding.

7. **Board action** to authorize the Chairman's signature on Resolution for the Triumph grant application for \$2 million to fund the completion of the renovations and upgrades to the Fort Coombs Armory.

Commissioner Lockley made a motion to authorize the Chairman's signature on a Resolution for the Triumph grant application for \$2 million to fund the completion of the renovations and upgrades to the Fort Coombs Armory. Commissioner Sanders seconded the motion. Mr. Pierce informed the Board the ARPC software showed an economic benefit to this project. He said the upgrades will turn into \$8.8 million over 28 years so it is a ratio of 4 to 1. Chairman Parrish asked about the Triumph meeting. Mr. Pierce said they approved 3 projects and are pushing for the development of job training. He reported the Franklin County School system is still looking at their projects and will ask for money for certificates and not just diplomas. Mr. Pierce explained the school will find out from other counties how they incorporated this item. Commissioner Sanders said she read an article that said there is more of a need for certificates and the trend is toward certificates and not diplomas. Mr. Pierce stated the certificate program also saves all the family or student debt that can occur with college. He said there are 145 pre-applications and the full applications are slow coming in. He went on to say the Triumph Board did not realize they made the process so difficult. He explained if the County gets their application submitted in next week then it may be reviewed at the May Triumph meeting. He reported the turnaround time for applications is much faster now. Chairman Parrish stated

three applications have been accepted and funded and they are addressing how to get the money back if the project does not do what it promised. **Motion carried; 5-0.**

8. Staff was notified that based on a 2018 Legislative appropriation the County has received a \$100,000 allocation for Fort Coombs Armory sprinkler system from the CFO/State Fire Marshall Mr. Jimmy Patronis. Mr. Mark Curenton is planning on using these funds to leverage additional funds to complete the installation of the sprinkler system which should total approximately \$350,000. **Board action** to authorize the Chairman's signature on the Grantee Award Letter.

Commissioner Lockley made a motion to authorize the Chairman's signature on the Grantee Award Letter. Commissioner Jones seconded the motion. Mr. Pierce stated the Board likes to recognize people who help Franklin County but they do not know who put this money in the budget for this item. Commissioner Sanders reported they need to add a note of thanks to CFO Mr. Jimmy Patronis for trying to help Franklin County. **Commissioner Lockley amended his motion to include a letter of thanks to Mr. Jimmy Patronis. Commissioner Jones amended his second. Motion carried; 5-0.**

9. **Board action** to authorize the Chairman's signature on the Professional Architectural and Engineering Construction Administration Fee Proposal for the Public Defender's office. This proposal was agreed to prior to the start of the project but as the project is about to be completed it was discovered that it was never signed by the Chairman.

On motion by Commissioner Sanders, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to authorize the Chairman's signature on the Professional Architectural and Engineering Construction Administration Fee proposal for the Public Defender's Office.

10. I informed the Board at the last meeting the Mrs. Lisa Lance was returning the 2004 Chevy Cavalier to the Administrative office and would use a 1998 Ford pickup donated by the Sheriff. I recommend sending the 2004 Cavalier to auction. **Board action.**

On motion by Commissioner Sanders, seconded by Commissioner Lockley, and by unanimous vote of the Board present, it was agreed to send the 2004 Chevy Cavalier to auction.

11. Staff has received a request from CareerSource Gulf Coast to re-appoint Mrs. Betty Croom to another three-year term. Mrs. Croom represents the private sector on this Board and is interested in continuing to serve. Her current term expires today May 1st. **Board action.**

On motion by Commissioner Lockley, seconded by Commissioner Sanders, and by unanimous vote of the Board present, it was agreed to re-appoint Mrs. Betty Croom to another three-year term on the CareerSource Gulf Coast Board.

12. Attorney Dan Cox is available on the following Saturdays to present the required four-hour ethics training: May 26th, June 9th, June 23rd, or June 30th. Later this week let me know which dates work for you and I will schedule the class.

Chairman Parrish asked when the annual conference is. Commissioner Jones stated June 26th. Chairman Parrish suggested they schedule the class early before the conference. Mr. Moron said the training in Carrabelle did not work out. He stated once the Board sets a date he will offer this training to both cities and Gulf County. **On motion by Commissioner Sanders, seconded by Commissioner Lockley, and by unanimous vote of the Board present, it was agreed to choose May 26th and contact Mr. Cox to see if he can hold the training on that date.** Mr. Moron asked the Board to check their schedules and let him know for sure.

13. This item was addressed at the beginning of the meeting.

14. Board action to approve a Resolution of Appreciation for Mrs. Clara "Liz" Condo - Varner. "Liz" although born in Savannah, Georgia considers herself a native daughter of Franklin County since relocating to Apalachicola in her teens to live with her father, the late Warren S. Hayward Sr. and her step-mother, the late Mary Ann Hayward. "Liz" has been with the Florida Highway Patrol since 1996 and will retire on June 30, 2018. A retirement party is planned at the Armory in June. **Board action.**

Mr. Moron pointed out Mrs. Condo-Varner was also in the military. Commissioner Lockley said she went to school here. **On motion by Commissioner Lockley, seconded by Commissioner Sanders, and by unanimous vote of the Board present, it was agreed to approve a Resolution of Appreciation for Mrs. Clara "Liz" Condo-Varner.**

15. I would like to remind the Board that the Active Shooter Exercise will be at the Main Courthouse on Friday, May 11th from 12 noon to 3:30 pm.

Clerk Johnson reported they are relying on law enforcement as they are running this exercise.

Commissioner Sanders asked if there is any information on the auditors. Clerk Johnson explained there is not an actual contract but RFP's were done and approved in 2012 and letters of engagement are done for each fiscal year. **Commissioner Sanders made a motion to go out for RFQ's for a County Auditor for the county and for Weems Memorial Hospital.**

Commissioner Jones seconded the motion. Chairman Parrish asked if one group went to the Hospital Board meeting. Mr. Moron stated Carr, Riggs & Ingram came before this Board and wanted to go to the Hospital Board meeting but he did not want them to go to the Hospital Board in case there was an RFQ and it appeared they had an unfair advantage as they had been interviewed by the Hospital Board. He said since the Board starts this process they can submit an RFQ to the Hospital Board of Directors and then they can be interviewed. Chairman Parrish stated the two proposals for the hospitals both wanted an auditor with more hospital experience. He explained there should be two separate RFQ's one for the county and one for the hospital. **Commissioner Sanders amended her motion to separate the two and have one**

for a county auditor and one for a hospital auditor. Chairman Parrish said it could be the same company. Clerk Johnson said Attorney Shuler will prepare the RFP's. Attorney Shuler agreed he will prepare the documents. Clerk Johnson said she has not reviewed the process since 2012 but she thinks there is an audit committee that consists of a commissioner and all the constitutional officers. She stated once the committee reviews the proposals then they make a recommendation. Clerk Johnson agreed to work with Attorney Shuler on this matter. Attorney Shuler stated the Clerk is correct about this process. **Commissioner Jones amended his second. Motion carried; 5-0.**

Michael Shuler – County Attorney – Report

Attorney Shuler said he has one action item and wants to disclose that it affects a current client, Mr. Johnnie Byrd, who he represents on an unrelated issue. He referenced Page 3 of his written report and provided a printout from the Property Appraiser's website. He said this printout shows a city lot which is 60 ft. X 100 ft. located at the corner of Avenue I and 6th Street. He said the highlighted section is owned by the City of Apalachicola and is 15 ft. wide and 60 ft. long and bi-sects this lot. Attorney Shuler stated Mr. Byrd would like to buy this section from the City of Apalachicola and the City would like the County to release the reverter so they can sell the lot. Commissioner Lockley said the Board should approve this as the section the City of Apalachicola owns is in the middle of this lot. Attorney Shuler stated he does not know why this one lot was split over time into 3 parcels. He reported the city development regulations require 6,000 sq. ft. to build on a residential lot so 60 ft. X 100 ft. is the size needed. Attorney Shuler said Mr. Byrd owns the other two areas on each side of this property. He reported Mr. Byrd has owned the larger section for a long time but recently purchased the smaller section. He explained Mr. Byrd needs the 15ft. section to make this lot buildable. Attorney Shuler said the County deeded the 15 ft. section to the City of Apalachicola in 2010 for stormwater and drainage purposes but it had a reverter provision that if the City tries to sell the property it reverts back to the county unless the county releases the reverter. He recommended if the Board is agreeable to releasing the reverter then it be done with conditions. He said one condition would be that the City makes a decision within 90 days if they are going to sell the property or not and if they do not sell within the 90 days then the authorization would expire and the reverter would stay in place. Attorney Shuler reported the Property Appraiser has assessed fair market value for this parcel at \$7,500 and Mr. Byrd may not want to pay that much for the parcel. Commissioner Sanders said she does not have a problem doing this but the City of Apalachicola needed this property for stormwater retention and now they want to sell the property. She stated if they want to sell it then the reverter clause says it goes to the county and she has a problem with this. She questioned why the county would give property away. Attorney Shuler said this was done in 2010 and had something to do with affordable housing. He stated there were also some other lots included. Commissioner Sanders said she remembers this because the parcel was so small. She stated she will defer to Commissioner Lockley. She commented if the property is sold the money needs to come to the County and not the City of Apalachicola. Attorney Shuler replied the money will go to the City of Apalachicola because they own the property. Commissioner Sanders reported she is not a

person to give property for a public purpose and then sell it to a private citizen. Chairman Parrish agreed and asked if the individual is going to build on the property or sell the property. He explained there should be a requirement that the individual build on the lot and not sell the property for gain. He said there are other people in the county that would also like to buy small sections of county property. He stated the Board must be careful how they handle this matter. Attorney Shuler said the Board cannot put a restriction that someone cannot convey property. Chairman Parrish stated he is not voting for this matter. Attorney Shuler said the individual told him he is building a house for his son but the Board cannot add this restriction. Commissioner Lockley reported he does not know what can be done with this 15 ft. Attorney Shuler stated it was given for stormwater. Chairman Parrish said the owner had to know when they did this that the lot was unbuildable. Attorney Shuler read the reverter clause. He explained Mr. Byrd went to the City to purchase the property and they said to contact the County because of the reverter. **Commissioner Lockley made a motion to do away with the reverter clause subject to the conditions that Attorney Shuler placed of a 90 day time period for the property to be sold or the reverter remains in place. Commissioner Jones seconded the motion.** He explained the only reason he is doing this is he is going with the will of the Commissioner in that district and the time provision they are placing on it. **The following vote was taken:**

AYE: LOCKLEY, JONES

NAY: MASSEY, PARRISH, SANDERS

The motion failed for lack of majority vote.

Commissioners' Comments

Commissioner Lockley said the contract the CEO is under at Weems Memorial is the same contract as TMH and it should not be the same contract. He reported Franklin County cannot pay the same as Tallahassee for a CEO. Commissioner Lockley stated the County should not pay to relocate the individual to Franklin County either. He stated the County is already paying a high dollar figure for this position and he thinks it is too high for this area. He expressed concern that the person gets their money from another county and the Board cannot direct the person. He stated if the Board says something then they have to pay 6 months' severance and that is entrapment. Chairman Parrish said whenever the Board hires a CEO it goes to the Weems Hospital Board and they make a recommendation to this Board. He stated the 6 months' severance and travel is negotiated at the Hospital Board level before it is recommended to this Board. Chairman Parrish said this time they are asking for an interim CEO to get the county through until they decide which direction they are going. He reported when the Board goes to hire a permanent CEO if another company has not taken over then these are the comments that should be directed to the Hospital Board when they are negotiating a new contract. Commissioner Lockley reported this item need to be taken out completely. Commissioner Massey said the Board will have a chance to vote on this matter. Chairman

Parrish stated the Board will not have a chance to vote on the interim CEO. Commissioner Lockley said it does not matter with the interim CEO as it is temporary. Commissioner Sanders asked what is going on with the Rural Health Care Clinic status for Weems East. Mr. Moron stated at the Board of Directors meeting they directed Mr. Cooper to offer both walk in and primary care at the Carrabelle Clinic. He explained in the past Mr. Cooper said it was too expensive but Wakulla Urgent care is doing it and it is not expensive. He reported in order to take this action the clinic needs to be designated a Rural Health Clinic. Mr. Moron stated in January or February of this year the clinic in Apalachicola was designated but they have not received their license yet. He explained the process was also started for the clinic in Carrabelle. Commissioner Sanders replied no and said Dr. Charbonneau started the process and was working on it. She stated Mr. Cooper stood at a meeting 3 years ago and said he was working on the designation for Carrabelle. Mr. Moron stated if the Carrabelle Clinic gets the Rural Health Care designation there is a way to offer both walk in and primary services and have it covered by insurance. Chairman Parrish said the Rural Health Care Clinics receive a higher rate of reimbursement. Commissioner Sanders stated the Carrabelle Clinic was being considered first for the Rural Health Care Clinic designation.

Commissioner Jones reported he and Attorney Shuler and some other people attended the airport workshop on Chapter 333. He said the way it was stated from FDOT they are neither accepting nor rejecting any zoning the Board passes for the airport but they need to receive it which is the legal requirement. He reported they discussed a set of ordinances to do with height restrictions and make suggestions on what to do with permitting around the airport. Commissioner Jones stated it is not something that has to be done tomorrow but it does need to be done. Chairman Parrish said he also met with them and one concern was the height restrictions. He explained something can be put in place to address cell towers within so many miles of the airport but some of the things they talked about like cutting trees out of people's yards will not be easy to do. He reported there are some things the county can do and some they cannot do. Commissioner Jones said they will not approve or deny what is sent but need to have something on file. He went on to say it is up to the Board as to how they address the issues. Chairman Parrish stated Chapter 333 is good if a new airport is being constructed but it is not good for an existing airport. He discussed the airport being dormant for years and said there have been encroachments. Chairman Parrish reported he told FDOT he has never had a complaint about a plane coming in or a plane taking off. He said they have to work together with the airport and the community. He stated the County can accomplish some things to keep the FDOT money coming in but there are some things they cannot do. Mr. Pierce said the airport is a county airport and the Board is in control of what they want the airport to turn into.

Mr. Pierce informed the Board he contacted Mr. Dodge through email and copied Mr. Moron about why the eastern end of the county was designated an Opportunity Zone and not the western end. Commissioner Sanders said she would like to know the Governor's reasoning for this matter. Mr. Moron stated he will forward the response to the Board when he receives it.

Adjourn

There being no further business to come before the Board, the meeting adjourned at 11:21 a.m.

Joseph A. Parrish - Chairman

Attest:

Marcia M. Johnson - Clerk of Courts