

**FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONERS  
REGULAR MEETING  
COURTHOUSE ANNEX – COMMISSION MEETING ROOM  
JANUARY 15, 2019  
9:00 AM  
MINUTES**

**Commissioners Present:** Noah Lockley-Chairman, William Massey-Vice-Chairman, Joseph Parrish, Ricky Jones, Bert B. Boldt, II.

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

**Call to Order**

Chairman Lockley 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 Jones, and by unanimous vote of the Board present, it was agreed to approve the minutes from the meeting held on November 20, 2018.**

**Payment of County Bills**

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

**Public Comments** – *(This is an opportunity for the public to comment on agenda or non-agenda items. When you are recognized to be heard by the Chairman, please sign the speaker's log and adhere to the time limit. An individual will be allowed to speak for three minutes whereas a designated representative of a group or faction will be allowed to speak for five minutes.)*

There were no public comments. Commissioner Boldt stated he welcomes public comment because it is very important. He said in a way the Board is isolated so they value their thoughts.

## **Department Directors Report**

### **Howard Nabors – Superintendent of Public Works**

Mr. Nabors reported 90% of the county roads are fixed. He said there are a lot of crater holes that are on the sides of the roads from debris removal and they will work next week on filling them in.

Mr. Nabors said they started yesterday moving the road by the firehouse on Alligator Point and they should be finished by the end of the week.

Mr. Moron stated yesterday Commissioner Jones asked him to contact the Department of Transportation (DOT) about the paving project. He said DOT called today and provided him with a number for the construction, engineering & inspection (CEI) contact for this project and today he will get a schedule and report for the Board. He explained he will request an update every couple of weeks so the Board knows when they expect to complete the project. Mr. Moron said hopefully at the next meeting he will have more substantial information for the Board. Mr. Nabors stated they have been getting a lot of calls about the project. Commissioner Jones asked if they mentioned anything about the spot they fixed that already has potholes in it. Mr. Moron answered yes, and this may not be a permanent fix but he will find out today and what is going to be done about it. Commissioner Jones said it is the one area closest to Carrabelle Beach. Commissioner Massey stated they stopped before they got to this area and it has a large hole in it. Mr. Nabors reported they are getting everything ready for the paving. Chairman Lockley said he was in this area and they paved it but there is a hole in it. He reported the area is still better than it was. Mr. Moron explained there have been a lot of complaints from people trying to get to work and wishing the contractors had a more consistent schedule.

Commissioner Jones asked Mr. Nabors if some of his crew will look when they are out to see if the welcome signs on either end of the county are still intact or need repair after the storm. He stated this was discussed at the TDC meeting and the TDC Board would like to know. Mr. Nabors reported both signs were down but the one on the east has been re-installed and will be cleaned. He stated the sign on the west end is still down. Commissioner Jones said there should be a total of 6 signs and provided the locations. Mr. Nabors agreed to take care of this matter.

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

Mr. Davis referenced the tipping fees at the bottom of his report and said approximately \$40,000 has been received. He read the action item on his report, as follows:

**Hurricane Michael Yard Debris:** Request Board approval to go out on bids for the grinding of all yard debris hauled into the landfill after Hurricane

Michael. The Solid Waste Department's tubgrinder is currently inoperable and repairs will exceed more than the cost to Bid it out. Currently we have approximately 25,000 cubic yards of vegetative debris on site at the Central Landfill. **REQUESTED ACTION: Board approval to go out on bids to grind all yard debris hauled into the landfill after Hurricane Michael.**

On motion by Commissioner Parrish, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to go out for bids to grind all yard debris hauled into the landfill after Hurricane Michael.

**FOR BOARD INFORMATION:**

**Outstanding Tipping Fees from Hurricane Michael:**

Crowder Gulf -	\$ 322,093.85
Ferrovia -	\$ 566,676.34
City of Carrabelle	\$ 56,293.59
City of Apalachicola	\$ 165,690.30
<b>Total</b>	<b><u>\$ 1,110,754.08</u></b>

Mr. Davis reported cameras have been installed at the Eastpoint Ball Field. Commissioner Jones thanked Mr. Davis.

**Pam Brownell – Emergency Management Director**

Mrs. Tress Dameron, Emergency Management Department, stated Mrs. Brownell is attending the FEMA Kickoff Meeting today. Mrs. Dameron read her report, as follows:

Action Items:

1. Requests the Boards approval for EOC to research prices for replacement mobile homes for 3 families who did not qualify for the CDBG grant whose home was destroyed in the Eastpoint Limerock Fire. These 3 homes will be purchased using the donated funds collected by ESF15.

Mrs. Dameron reported their income was higher than allowed. **Commissioner Jones made a motion to approve this request. Commissioner Parrish seconded the motion.** Commissioner Boldt asked if these are the funds that were previously managed by Franklin's Promise and if they are now distributing these funds. Mrs. Dameron responded this is correct. She explained they met with the new ESF15, Capital Area Community Action Agency (CAP), and invited Franklin's Promise and Mrs. Deborah Belcher, Roumelis Planning & Development, Inc. to the meeting. She reported they went house by house to determine who was eligible and who was not. Chairman Lockley asked if they have enough money with the funds they have now and the number of trailers they need. Mrs. Dameron said they believe they have enough money but they are doing research and will be contacting the mobile home dealers. She reported Mr. Tim Center, Capital Area Community Action Agency, will also be contacting some manufactured

home dealers to see if he can get a better deal since they will be purchasing 3 mobile homes. Chairman Lockley inquired if they already have money for the other trailers that people qualified for. Mrs. Dameron said yes, they are just the ones that did not qualify for the CDBG (Community Development Block Grant). She stated they went through every one to provide assistance to everyone they can. She reported when CAP gives them the amount for the RV's that they are renting they may purchase them with those funds and give RV's to the people that had RV's prior to the fire. Chairman Lockley asked if the trailers are already built. Mrs. Dameron said they are not sure yet as they are going to do research to get the best deal but also meet the qualifications of the county. Chairman Lockley pointed out if they get one dealer for all 3 then they will probably get a better deal. Mrs. Dameron agreed they are probably going to purchase all 3 from the same dealer. Commissioner Boldt asked if they are looking to get alternate housing for some of these people. Mrs. Dameron stated it will be permanent housing. She explained after the fire several dealers contacted them and provided pricing and those homes will be set up when they are purchased. Commissioner Boldt questioned if they could look at quality reused products. Mrs. Dameron reported they are looking at all options. Mr. Pierce said modular homes were mentioned but in the Planning Department modular homes and mobile homes are different and these are mobile homes. Mrs. Dameron reported mobile homes are what they lived in prior to the fire. Commissioner Parrish said they mentioned figuring out how to buy RV's and that is not consistent with what they are trying to do. He stated the county passed an Ordinance so the residents in this area can live in the RV's for 2 years but that should not be considered a permanent home. He explained they must have a mobile home and there must be 1 unit per acre. Mrs. Dameron reported the ones in RV's must follow the county rules and are actually living on RV lots and that is the ones they were referring to. She said they will not be placed on a lot with someone else. Commissioner Parrish asked if they are in a RV Park. Mrs. Dameron answered yes. Commissioner Parrish stated they do not want to go back to how it was because everything needs to be brought up to code and they want to bring everyone into compliance like the rest of the county. Mrs. Dameron explained through the whole process they must meet the county codes. Commissioner Parrish said the way he understands it if they are not one unit per acre then they do not qualify for this program. He pointed out apparently there are already several places on 1 lot and that must be straightened up before they receive the trailers. Mrs. Dameron stated the 3 they mentioned only have one person living on the lot or they are not occupying their lot while they are waiting for assistance. Mr. Moron clarified that requirement applies to this program and CDBG. Mrs. Dameron said they have informed everyone they must follow the county ordinances. Chairman Lockley asked for a timeline. Mrs. Dameron reported before the next Board meeting they will have an idea of how much it will cost per unit. She explained they take into account how many people were living in the home at the time. She stated most of these are people that lived there permanently and were not renting. Chairman Lockley asked for a timeline of when the people will be back in their trailers. Mrs. Dameron explained that depends on what they find and whether the units are on site or must be built. She stated they are just asking for permission to research this matter. Chairman Lockley requested they provide a date to the Commissioners when they find out because people are asking them. Commissioner Massey questioned if the people in RV parks have property to put the RV on.

Mrs. Dameron reported most of the people living in the RV's are not primary residents of the lots. Commissioner Jones asked if all the mobile homes are going to be new or some of them will be used. Mrs. Dameron said they are looking at either new mobile homes or on the lot discounted mobile homes. She stated they must follow all the county zones and ordinances. Commissioner Jones said they need to make sure nothing needs to be done to the trailers. Chairman Lockley stated they must also fall under the new standards and codes for storms. Mrs. Dameron explained they are looking at new or demo mobile homes but not used that they are moving from somewhere else. Commissioner Boldt reported the public should know that this conversation is all about the management of the former Franklin's Promise money. He said this is the county in action making sure there are quality outcomes for the money. Commissioner Boldt explained anyone that wanted to know what happened to the money will now know.

Mr. Pierce stated the Kickoff meeting today is the county's first opportunity to talk with FEMA representatives about the damage from the storm and to begin writing Project Worksheets (PW's). He said the meeting starts this process which usually lasts 60 days. He explained the county will begin to present to FEMA the true cost of the damages they incurred from Hurricane Michael. Mr. Pierce reported Mr. Frank McColm, FC McColm Consulting, Inc. (FCMC) will be handling Alligator Point recovery and will attend this meeting. He stated this is the beginning of the process for the county to start getting their damage money back. He stated the dilemma is Congress has to approve an appropriation. Mr. Pierce explained until Congress acts there will not be any money coming back to the county. He stated they do not know how long it will take to receive reimbursement for the money that has already been spent. He said he cannot emphasize enough the financial strain the county will be in until the money starts flowing. Commissioner Boldt stated the county is collecting the documentation and support for the money they are asking for now which is timely so they will be ready when the information is needed. Mr. Pierce reported FEMA wants to know because they have to go to Congress with an idea for the appropriation. He stated the PW's are for each damaged area or facility so FEMA knows how much to ask for. Commissioner Boldt asked if the county has started to tap into their general reserves. Mr. Pierce said the county is about halfway through their reserves. He stated the county has spent a lot of money on overtime and material costs to keep things running. Commissioner Boldt reported that means they have used 50% of the \$1 million in reserves. Mrs. Erin Griffith, Assistant Finance Director, said once the county meets the insurance deductibles they are probably looking at about half of the money. She explained FEMA will come back and help with insurance deductibles but there is a time delay. Commissioner Boldt said they are at a pivotal point to manage where the money is coming from. He asked Mrs. Griffith to keep them informed. Commissioner Parrish asked for Mr. Center to call him about who a check needs to be paid to so they make sure it goes in the correct fund. Mrs. Dameron agreed to have him call. **Motion carried; 5-0.**

Information Items:

1. 01/07/18 EOC Hosted the Long-Term Recovery meeting for the Eastpoint Limerock Wildfire.
2. 01/09/18 Pam attended the Carrabelle Senior Citizens Center meeting regarding Cold Weather Sheltering.
3. EOC staff and ESF15 Capital Area Community Action continue to work together to issue donated flooring to Franklin County Residents whose homes were damaged by Hurricane Michael. At this time approximately 500 boxes of flooring have been distributed.
4. EOC staff continues to address Hurricane Michael and the Recovery of Franklin County.

#### **Erik Lovestrand – Extension Office Director**

Mr. Lovestrand appeared before the Board but did not have any additional items. Chairman Lockley asked about his building. Mr. Lovestrand reported he had a conversation with the architect last week and he is starting to put together the bid documents for the project so it can be put out for bid. He stated they received an extension of 12 months from the Department of Agriculture and Consumer Services (DACS) and that will allow them until December, 2019 to finish the project. Mr. Lovestrand explained they recognized there was going to be a delay with getting contractors because of the storm.

Commissioner Boldt asked if there is a resolution on the eradication of weeds at the critical taxiway/runways lights at the Carrabelle Airport. Mr. Lovestrand said not completely but they are working on it. He said he received information on a couple of options and he needs to research the labels. Mr. Lovestrand stated he talked with the Airport Manager and they are in agreement that they would not do any treatments until spring time. He explained they need to wait until the weeds are in the growing mode before they treat them. He stated they are gathering information so they are ready in the spring.

### **County Extension Activities January 2 – January 15, 2019**

#### **General Extension Activities:**

- Assisted local citizens during field visits by providing information about citrus issues, soil tests, bats, dune habitat restoration post-Michael and more.
- Extension Director completed annual report requirements for District Extension Director.
- The architect for the Extension office renovation project is preparing bid documents for contractors and will be seeking bids in the coming months.
- Extension Director attended the Friends of the Reserve Board meeting.
- Extension Director attended the ACF Stakeholders Governing Board meeting in LaGrange GA

#### **Sea Grant Extension:**

- Weekly coordinating calls for the sea turtle lighting grant took place with the project team.

- Plans are being made for the Extension Director/Sea Grant agent to receive Seafood HACCP training to be able to help meet industry needs regarding seafood safety.

#### 4-H Youth Development:

- Two 4-H clubs continue to meet and we have 3 youth registered to attend the state 4-H 2<sup>nd</sup> Executive Board meeting at Camp Cherry Lake.

#### Family Consumer Sciences:

- Family Nutrition Program (FNP) Assistant conducting programs in local schools. Last year the FNP Program provided 351 lessons to 5,812\* students in Franklin County Schools. (\*duplicated count, i.e. same student counted more than once at different lessons).

#### Agriculture/Horticulture:

- Dates for the next Master Gardener course in Franklin County have been announced to the public (Jan 15 – Apr 30). These take place at the Eastpoint branch of the library.

#### Lisa Lance – Library Director

Mrs. Lance provided her report, as follows:

**Action Items:** None

#### Community Awareness / Resources:

- The Carrabelle Library had a new door closure and push pods installed that allows for easy handicapped accessibility. Our appreciation goes to LA Doors who installed the unit.
- **Master Gardener Program** –Reconvenes January 15, additional registrations received. Demo gardens have been established at both locations. Seed checkout program coming soon.
- **Monthly Gardening Programs** for this year, with Les Harrison will begin February 12 in Carrabelle at 1:30 and will be held in Eastpoint, February 19 with the topic of, Container Gardening: Growing Inside & Out
- **Winter Computer Classes** taught by Pam Tullous: Basic Computing, Internet, Facebook, Overdrive, Google Docs, Google Sheets – starts January 16, No registration needed and all programs are free and open to the public. Computer classes will be taught at both Carrabelle and Eastpoint branches, dates vary but are listed on the calendar of events which is posted on the website and copies always available at the Library.
- **Winter Quilting Group** – starts January 16 and will meet monthly through March. The Library welcomes anyone who enjoys quilting and wants to meet with other local and winter residents to learn and share techniques.
- **Basics of Better Living Programs** with Samantha Kennedy from the UF/IFAS Extension Office. January topic, One Skillet Meals available at the Eastpoint Branch, Friday January 18 at 1:30. February topic will be, Meals in a Mug and will be held in Carrabelle on February 1 and Eastpoint on February 15, both at 1:30 pm.

- **Free AARP Tax Aide** – January 31 – April 11, alternating Thursday's 10-2 beginning with Carrabelle on January 31. Registration is necessary at your selected branch. Paperwork is to be completed prior to the scheduled appointment and can be picked up at either branch location.
- Music as a Second Language 2019 session to begin this month; registration full.
- Walk With Ease, through the Arthritis Foundation began Monday, 7 and will go through February 15, Met registration goal of 12, Belinda Wharton facilitating
- FCPL will be closed Monday, January 21 for Martin Luther King, Jr. Day
- The Adult Yoga group in Carrabelle has returned to meeting at the library, but the Book Social group, formerly meeting on monthly on Thursdays at the Library has decided to meet at the Senior Center since many of them already meet on Thursdays for another event.

**Adult & Children's Monthly Calendar of Events:**

- Carrabelle: STEAM (ages 8-14) weekly, Thursdays at 4:00
- Carrabelle: STEAM 2 (ages 5-7), twice monthly, 2<sup>nd</sup> & 4<sup>th</sup> Wednesdays at 4:00
- Carrabelle: LEGO Club (ages 5-12), monthly 1<sup>st</sup> Tuesdays at 4:00
- Carrabelle Yoga: Instructional, Monday's at 4:00, Video – Tuesday, Wednesday, & Friday at 4:00
- Eastpoint: Teen Book Club, monthly for grades 6 – 12 , monthly 1<sup>st</sup> Wednesdays at 4:00
- Eastpoint: STEAM (ages 8-14), weekly, Thursday's at 4:00
- Eastpoint: Anime Club (ages 5<sup>th</sup> – 12<sup>th</sup> grade) – Monthly, 2<sup>nd</sup> Wednesdays at 4:00
- Eastpoint Book Chat: Monthly, 1<sup>st</sup> Tuesday at 1:30 (next meeting February 5, 2019)
- Eastpoint Yin Yoga: Tuesdays at 3:30, Monthly 1<sup>st</sup> & 3<sup>rd</sup> Friday's at 11:00
- Eastpoint Writer's Forum: Monthly, 3<sup>rd</sup> Wednesday's at 1:00 (next meeting, January 16)

Chairman Lockley asked if taxes will be filed during the government shutdown. Mrs. Lance stated she understands they will start filing so people do need to come in and register. She said they are scheduled to start on January 31<sup>st</sup>.

The meeting recessed at 9:30 a.m.

The meeting reconvened at 9:42 a.m.

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

Mrs. Kelly read her report, as follows:

1. **RECOMMENDED APPROVAL:** (Unanimous) Consideration of a request for a variance to construct a pool and brick pavers 17 feet into the Critical Habitat Zone on property described as Lot 1, Block 51, St. George Island Gulf Beaches, Unit 5, 327 Gander Street, St. George Island, Franklin County, Florida. Request submitted by Heath Galloway, Galloway Construction, Inc., Agent for George Plymel, Owner.



Commissioner Jones asked if these requests are hurricane related or new construction. Mrs. Ham-Kelly said there are two that are not hurricane related. She reported this request is not hurricane related. Mrs. Ham-Kelly said she mentioned to the Board of Adjustment that this is not a hardship but would be the pleasure of the Board. Commissioner Parrish asked if this is something they typically do. Mrs. Ham-Kelly stated since she has been doing the Board of Adjustment she has not had a pool request into the Critical Habitat Zone (CHZ). **Commissioner Jones made a motion to deny this request.** He explained the request is for a pool so it is not central to protecting the property like a rip rap or wall would be. Commissioner Boldt brought up standards of practice and said the 17 ft. into a critical habitat zone is minimal but questioned how the Board is permitted to disobey something into this area and how it gets approved. Mrs. Ham-Kelly stated the applicant can request a variance but she did mention to Mr. Galloway that this was not a hardship and they still wanted to move forward. She went on to say the Board of Adjustment was made aware there was no hardship basis and they moved it forward with an approval. Mr. Galloway stated Mr. Plymel bought this house in the summer and the house was built on the line of the CHZ. He described the property as having concrete seawall on 2 sides and a canal. Mr. Galloway reported putting the pool on the east side would have the least impact as the area has grass and no marsh grass. Mr. Plymel reported it was the best place they could find on the property for the pool and he appreciates their consideration. Mr. Pierce explained another way applicants can proceed to the Board of Adjustment is as an administrative relief for decision. He reported if a planner denies an application then the applicant can apply to the Board of Adjustment for administrative relief. Mr. Pierce said he is concerned because a pool is not a hardship or a primary structure. He reported he is also concerned about the precedent they are operating under. Commissioner Boldt said he appreciates this as a homeowner but he wants to make sure they are respecting the standards of practice when an area is designated as a CHZ. He stated there are rules they follow and he believes they have better property values because of their compliance. Mr. Galloway reported they are being responsible with the property and he does respect the CHZ. He stated Mr. Plymel has a lot of homes and respects the CHZ too but would like to have what he needs for a rental home and to make the most out of his property with the least amount of impact on the environment. Chairman Lockley asked if they are in the CHZ all the way around. Mr. Galloway answered on the north and east sides. Commissioner Boldt said it seems optional. He reported if this were protecting the property it would be one thing but recreational into the CHZ requires different thinking and he is concerned about going that direction. He said he does empathize as a property owner. Chairman Lockley questioned if this has ever happened before. Mrs. Ham-Kelly reported she has not seen this since she has been handling the Board of Adjustment in the last few years. She said she has seen requests for houses in the CHZ but not a pool. Mr. Pierce explained there are standards associated with a house in the CHZ but there are no standards for pools as they are not primary structures. Mr. Pierce stated they have never done this to his knowledge. **Commissioner Parrish seconded the motion.** Commissioner Boldt suggested it could be tabled while they find other examples of this in other counties. Mr. Pierce reported they can withdraw the request before the vote but the Critical Shoreline Ordinance is unique to Franklin County. Mr. Galloway asked if it will make a difference if he finds a request for the same thing that was approved before. Chairman Lockley reported he would have to bring that

back later because if they make a decision today it will stand. Mr. Galloway asked if the Board will table this request. Chairman Lockley said there is a pending motion. Attorney Shuler explained if the Board votes today then there is a 1 year waiting period until they can re-apply. He stated the Board could withdraw their motion and second or the applicant can withdraw the application before the Board votes. Mr. Galloway said it is the pleasure of the Board. **Motion carried; 5-0.**

2. **RECOMMENDED APPROVAL:** (Unanimous) Consideration of a request to construct a Rip Rap Revetment landward of mean high water and enhance the existing Rip Rap Revetment. The property is located at 25 S Bayshore Drive, Eastpoint, Franklin County, Florida. Request submitted by Dan Garlick, Garlick Environmental Associates, Inc., Agent for Jeanne Dail, Owner.

Commissioner Jones asked if they are putting back the shoreline that was taken by the hurricane. Mrs. Ham-Kelly answered yes. **Commissioner Jones made a motion to approve this request. Commissioner Massey seconded the motion.** Commissioner Boldt asked if this gets DEP scrutiny before they vote on it. Mrs. Ham-Kelly stated anything that goes into the water must have DEP and COE but anything landward does not, they just need a variance. She said also anything that is seaward of the Coastal Construction Control Line (CCCL) but that is not in this area. Commissioner Boldt asked if this request is seaward of the Coastal Construction Control line. Mrs. Ham-Kelly answered no and explained the CCCL runs on the south side of St. George Island, Dog Island and the gulf side of Alligator Point but is not in Eastpoint. Mr. Pierce clarified the CCCL is only on the open waters of the Gulf of Mexico, the Atlantic Ocean and the Straits of Florida. Commissioner Parrish asked if this is being moved landward to prevent more erosion. Mrs. Ham-Kelly answered yes. **Motion carried; 5-0.**

3. **RECOMMENDED APPROVAL:** (Unanimous) Consideration of a request an 11 feet variance into the 25 feet Road Right of Way setback for an existing 3 feet boardwalk to a 6 feet boardwalk with a roof. The property is described as Lot 11, Block J, Unit 3, 1180 West Gulf Beach Drive, St. George Island, Franklin County, Florida. Request submitted by Dan Garlick, Garlick Environmental Associates, Inc., Agent for Rob Vitale, Owner.

Mrs. Ham-Kelly presented a drawing of the area and explained the request. Commissioner Parrish asked if the boardwalk is going on private property. Mr. Garlick answered yes. He explained this is on a corner and there is a 25 ft. setback from both sides. He said the county has been good about recognizing this and allowing some encroachments. He reported this is an older home and the owner is redoing the boardwalk and getting it up to the standards. Commissioner Parrish stated this is a covered walkway on private property into the 25 ft. setback. Mr. Garlick replied that is correct. **Commissioner Jones made a motion to approve this request. Commissioner Parrish seconded the motion.** Commissioner Jones thanked Commissioner Parrish for asking this question because he read it the same way and the same question was coming from him. **Motion carried; 5-0.**

4. **RECOMMENDED APPROVAL:** (Unanimous) Consideration of a request to place a vinyl seawall 42 feet into the Critical Habitat Zone and place 660 cubic yards of fill landward. Also requesting a 10 foot setback into both side setbacks. Also placing rocks on the waterside of the vinyl seawall. The property is located at 99 S Bayshore Drive, Eastpoint, Franklin County, Florida. Request submitted by Dan Garlick, Garlick Environmental Associates, Inc., Agent for Patsy Shuler, Owner.

Mr. Pierce asked if this is from hurricane damage. Mrs. Ham-Kelly answered yes. Commissioner Boldt inquired if a seawall was there and this is the replacement. Mr. Garlick said there was a rock wall and it was damaged during the hurricane and her house is in peril if there is another storm. He explained the owner wants to put in a vertical wall similar to the one next door. He reported they will remove the rock, put in the wall and place the rock back. Commissioner Boldt asked if she is replacing the linear square footage she currently has. Mr. Garlick answered no, he explained she lost a lot of sand but they are not trying to reclaim that but only protect what she has. He reported they are now within the 50 ft. setback. Mr. Garlick stated some people actually had their land increased because they had high bluffs and the sand leveled out from the storm. Mr. Garlick said in her case she is a lot closer to the water. Chairman Lockley stated she lost land. Mr. Garlick answered yes. Commissioner Jones reported a lot of the residents that live on North and South Bayshore have a cliff because it took away several feet of property. **On motion by Commissioner Jones, seconded by Commissioner Massey, and by unanimous vote of the Board present, it was agreed to approve this request.**

5. **RECOMMENDED APPROVAL:** (Unanimous) Consideration of a request for a variance to construct a vinyl seawall 20 feet into the Critical Habitat Zone and 10 feet into both side setbacks with rocks to be placed at the waterward side of the seawall on property described as Lot 3, Block C, Magnolia Bluffs, 135 N Bayshore Drive, Eastpoint, Franklin County, Florida. Request submitted by Dan Garlick, Garlick Environmental Associates, Inc., Agent for Jon Alan & Mary Johnson, Owner.

Mr. Pierce asked if this is also storm damage. Mrs. Ham-Kelly answered yes, they lost some property. **On motion by Commissioner Jones, seconded by Commissioner Massey, and by unanimous vote of the Board present, it was agreed to approve this request.**

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

Mrs. Kelly presented her report, as follows:

#### **CRITICAL SHORELINE APPLICATION:**

1. **RECOMMENDED APPROVAL:** (Unanimous- Contingent Upon Receiving DEP/COE Permits) Consideration of a request to construct a 900 sq. foot Single

Family Dock/Pier with a 120 sq. foot terminus. Located at 1839 Bayview Drive, St. George Island, Franklin County Florida. Customer does not have their DEP nor COE permits. Request submitted by Dan Garlick, Garlick Environmental Services, agent for Melinda Seader. (Proposed House)

Mrs. Ham-Kelly said the DEP and COE offices are closed due to the government shutdown so the permitting is slow. Chairman Lockley asked if the approval should be contingent upon the DEP and COE permits. Mrs. Ham-Kelly answered yes. **Commissioner Jones made a motion to approve this request contingent upon receiving the DEP and COE permits.** He questioned if this means they will not begin construction without the permits. Mrs. Ham-Kelly reported they will not permit the job without the DEP and COE permits. Commissioner Jones said he wants to make sure there is not going to be any construction. Mr. Garlick stated they have received their permits but they have not given them to the county. He explained for this one even though the COE Office is closed some of these docks are 200 sq. ft. and there is an automatic acknowledgment by the federal government that DEP can issue for them so it will be helpful in some situations. He said the COE workers are working out of their homes right now so it is slowing everything down. Commissioner Jones asked if this one has been resolved. Mr. Garlick answered yes, and said they will give the permits to the Planning Office. **Commissioner Parrish seconded the motion. Motion carried; 5-0.**

### **LAND USE AND RE-ZONING APPLICATION:**

2. **RECOMMENDED APPROVAL: (Unanimous)** Consideration of a request for a Land Use Change from Forestry Agricultural District to Rural Residential. Re-Zoning from A-2 Forestry Agricultural District to R-6 Rural Residential of a 23.98 acre parcel. Also known as 780 Hickory Hammock Road, Carrabelle, Franklin County, Florida. Request submitted by Al Byrne, and Mary Mathre, owners.

Mrs. Ham-Kelly said the approval is for a public hearing to be set. Commissioner Boldt asked about the outcome of the rezoning. Attorney Shuler clarified this is a land use change and a rezoning change. Mr. Pierce reported A-2 is 1 unit per 40 acres and R-6 is 1 unit per 10 acres. He said this is going from Agriculture to Rural Residential. **Commissioner Parrish made a motion to approve setting a public hearing for this request. Commissioner Jones seconded the motion.** Commissioner Jones verified this vote will allow them to move forward with the public hearing. Mrs. Ham-Kelly answered yes, they are not approving the actual rezoning and land use change at this time. **Motion carried; 5-0.**

### **FINAL PLAT APPLICATION:**

3. **RECOMMENDED APPROVAL: (Unanimous- with the condition of cleaning up the survey portion of the plat)** Consideration of a request for a Final Plat Approval of a one unit subdivision called Leisure Landing, a 3.0 acre parcel also known as Lots 19, 20, & 21 Schooner Landing, St. George Island, Franklin County Florida. Request submitted by Barbara Sanders, Sanders & Duncan P.A. agent for Leisure Landing.

Mrs. Ham-Kelly reported the Board saw this plat a couple of times and last month it went back for sketch approval. She stated it was approved for 3 lots for a 1 unit subdivision. Mrs. Ham-Kelly said this is final plat approval. **On motion by Commissioner Jones, seconded by Commissioner Massey, and by unanimous vote of the Board present, it was agreed to approve this request with the condition of cleaning up the survey portion of the plat.**

Chairman Lockley reported when they handle the Planning & Zoning and Board of Adjustment some of these things they cannot help like if the storm took away their property. He said when they run into something like Mr. Galloway had it is just difficult.

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

The Clerk's Office did not have a report.

#### **Alan Pierce – RESTORE Coordinator – Report**

Mr. Pierce read his report, as follows:

1- Provide Board with content of an email I sent Pam Brownell, EM Director, regarding the responsibility of her contractor, Rolstan, working on the recovery of Alligator Point. I have spoken to FCMC and they will be here at the Feb. 5 meeting to speak directly to the Board about the commitment they are making to develop an Alligator Point recovery plan. My email is attached

Mr. Pierce explained Rolstan wants to make sure they are not going to be responsible for things at Alligator Point and they want to know what their role is. Mr. Pierce reported he drafted an email to Mrs. Brownell that she can give to her consultants. He stated this email was sent to Mrs. Brownell and also Mr. Frank McColm, F.C. McColm Consulting, Inc. (FCMC), the consultant the State of Florida has hired to work on Alligator Point. Mr. Pierce said the Board has not officially met Mr. McColm but he and Commissioner Boldt have talked with him and he attended the Alligator Point Taxpayers Association meeting on Saturday. He explained Rolstan is responsible to Mrs. Brownell for making sure all of the damages are reported and put into the FEMA system and they also want to know they are not responsible for Alligator Point. He went on to say if they are responsible for Alligator Point then they need to be involved in the decision making. Mr. Pierce said based on his understanding, the preferences of the Board and the situation they are in, he recommends Rolstan not be in charge of Alligator Point but they let FCMC be in charge of Alligator Point. He explained one benefit is the state pays FCMC and they have the inside track for a solution that has not yet been available to the county. He reported he would like to take advantage of their knowledge and expertise and let them be in charge and this email explains that. Mr. Pierce stated at some point FCMC will come to the Board and say the same thing but they need to get this information out since they are starting the Project Worksheet (PW) process and he wants everyone to know FCMC will be leading this issue for Alligator Point. He explained over time Rolstan may also get some work out of this item. Mr.

Pierce read the email for the Board. Mr. Pierce said FCMC is out at the Kickoff meeting and it is possible Ms. Sarah Kelty, FCMC, will be here today but if not then they will be here on 2-5-19 so the Board can hear from them directly. Commissioner Boldt stated this sounds like good communication and if FCMC is coming forward they want to give them continuity so they have one vendor focusing on everything. Mr. Pierce said FCMC is a planning consulting firm and when it comes to designing the road they may not be interested but right now the focus is trying to create a new right-of-way by the acquisition of private property and moving the road inland. He stated this is the direction they think is best for Alligator Point, the county and the road but they do not know if they will be successful because they must buy all the lots. He reported FCMC met on site Saturday and they are taking the lead. Mr. Pierce stated they will know in a few weeks if there will be obstacles. He explained if they cannot buy the property and get into condemnation issues then they will need to look for other options as FEMA does not participate in condemnation proceedings. He reported it will be a major problem if people do not want to sell. Commissioner Boldt stated people are sometimes visual like him so when it is appropriate he would like to see some sketches, conceptual drawings and time frames.

2- As the Board may recall, at a special meeting on Oct. 29, the Board voted to create a citizen's committee to review the county's response to Hurricane Michael. I was out of town at the time, but when I got back I met with the group of citizens who had made the request. While the Board never officially appointed these citizens I took the initiative to use their concern and interest and I asked them to create a scope of work that would incorporate their concerns. They have created such a scope of work and I have attached it to my report. I recommend the Board use this scope of work as a basis for contracting with a professional third party for an "after the storm" review. As the Board may recall there was a great deal of community concern about the county response and this review would be an opportunity to learn from any mistakes and take corrective action before we have another storm. Before any work is done I will come back to the Board with a proposed cost for this review. Board action to direct me to contact some professionals and come back to the Board with a proposed cost for the scope of work.

**Commissioner Jones made a motion to direct Mr. Pierce to contact some professionals and come back to the Board with the proposed cost for the scope of work. Commissioner Parrish seconded the motion.** Chairman Lockley reported the county needs to do this because they have never dealt with a storm rated this high. He stated the county was blessed the storm went further west but they need to check everything out and see what they can do because no one knows what the future will bring. **Motion carried; 5-0.**

3- As the Board is aware, the county stopped the development of the RESTORE plan because we wanted to focus on what TRIUMPH may fund. Now that we see how restrictive TRIUMPH funds have been, and now that Hurricane Michael has come through, I recommend the Board advertise for another RESTORE consultant so that they can provide assistance on finishing the RESTORE plan, which is called the MYIP- Multi-Year Implementation Plan. Board action to advertise for an RFQ- Request for Qualifications for consultants to assist in the development of the county's MYIP and other RESTORE related activities. The US Treasury had previously approved a Planning Grant for Franklin County

to develop the MYIP. The Planning Grant expired, but I spoke to Treasury staff before the shutdown and it is my expectation that Treasury would approve another Planning Grant to finish the MYIP. Board action to advertise for a RESTORE consultant.

Mr. Pierce reported there is \$8.8 million available for a variety of purposes. He suggested the Board get this consultant on board so they can advise them on what can be done.

**Commissioner Parrish made a motion to advertise for a RESTORE consultant. Commissioner Jones seconded the motion.** Chairman Lockley asked how long this will take. Mr. Pierce stated he will draft the RFQ and then with advertising the Board should be selecting someone by March. Chairman Lockley asked how long it will take the consultants. Mr. Pierce explained when they first started this project with Dewberry it was going to be a long process but the U.S. Treasury has refined and shortened their expectations for what needs to be done. He said once they have the projects in mind then it is a fairly straight forward for the U.S. Treasury to approve them. Mr. Pierce did not want to give a time line but said it should be fairly short. He explained the county has to be reasonable about what is eligible for funding. He said he does not know all the changes that have occurred with the process since the county has not looked at this in a year. Mr. Pierce stated once the consultant gets the Board up to date then they will get a list of projects, write them up and send them in. Mr. Pierce pointed out one of the key things is the U.S. Treasury will not approve a MYIP for projects where the total amount of money exceeds what is currently in your account. He said there will be around \$8.8 million at the end of 2019 so that is the figure the Board has to work with. Mr. Pierce explained contrary to last time when all the consultants wanted to leverage money, the county still wants to leverage money if they can but the risk is if you leverage different pots of money then Treasury has a responsibility to look at all the different pots of money which becomes complicated and slows the process down. He referenced a project in Gulf County and recommended the Board do the same thing which is to identify what is being funded with Treasury money. He explained if there are other components then Treasury does not need to know about them. Mr. Pierce stated the consultants will explain this in more detail once the county gets them on board.

**Motion carried; 5-0.**

Mr. Pierce reported even though there is a government shutdown he received an email from the COE about a conference call he and Commissioner Jones will have tomorrow about the Eastpoint Channel and moving forward with the dredging projects in the county. He explained the county is tied with the COE on the Eastpoint Channel because the COE got money out of the U.S. Congress to dredge the channel. He reported the money from the COE will be used first and then the county's money. He stated the county originally set \$3 million aside and the COE set \$2 million aside so they may need to use \$1 million of the county's money to dredge the channel but that will also leave \$2 million for some other items. Mr. Pierce reported it is beneficial to the county to use the COE's money. He explained even if they did not use the COE's money, the COE have the permit and will hire the contractor. Mr. Pierce said they will get an update tomorrow on the conference call of how they will tie these two funds together and start moving forward. Chairman Lockley asked if they have the permit for the Two Mile Channel. Mr. Pierce was not sure as all he did was set up the conference call. Chairman

Lockley asked Mr. Pierce to find out tomorrow. Mr. Pierce reported in the past they said the Two Mile Channel project was not a problem for them because they have a disposal area. He explained they have to go through the process of having the area reapproved by DEP and they must dig out the disposal area and rebuild it which will take some money. Mr. Pierce said they indicated getting a permit was not a problem to them because the disposal area was a known disposal area. Chairman Lockley requested Mr. Pierce ask them specifically so the county knows what needs to be done to get that channel dredged as it is in bad shape too.

Mr. Pierce reported he attended the Triumph Board meeting yesterday in Gulf County. He stated the Gulf County Property Appraiser made a presentation about the damage from the hurricane and he estimated they have lost 10-20% of their tax value. He said Franklin County will also have an impact but it should not be that much. He explained the Triumph Board has said they would assist counties in repairing and replacing some of the tax revenues. Mr. Pierce stated soon he will get with the Property Appraiser and they will make an effort based on the estimates loses to send to Triumph as they are gathering information. He reported Gulf County asked for \$21 million of relief but he did not think that would be funded since they did not have that much in tax loss. Mr. Pierce stated the county needs to submit information so Triumph knows they are seeking this money. Commissioner Boldt asked if three counties bundled together to ask for this money. Mr. Pierce stated he does not know about three counties submitting together since they have different tax issues but Gulf County and Bay County submitted a request and our county has sent a letter saying we are interested. Commissioner Boldt asked if Triumph has relaxed the application process on the offer to provide tax mitigation money. Mr. Pierce explained there has been no guidance from Triumph on what they need to do to get the money. He reported there was resistance on the request for Gulf County for \$21 million as that was everything for multiple years but the Triumph Board did not give any indication on what was reasonable. Chairman Lockley asked if the Triumph decision will take away from the county's portion. Mr. Pierce answered yes; they will give the county part of the money allocated for the county. He said state law allocated Franklin County \$15 million out of this allocation of Triumph money and he believes what they give the county will come out of this share and not the competitive pot of money. Mrs. Skipper said the fact that the county has the 10% limitation on taxable as well as 3% of the CPI whichever is the least amount on homestead will keep the taxable loss from the hurricane down lower than the actual market value loss. She stated the county will definitely have some loss but it will not be the huge extent in Bay County and Gulf County. Commissioner Boldt reported it seems like Mrs. Skipper wants to keep them apprised of their strategy for making this proposal for what monies they would suggest the county needs. Mrs. Skipper answered yes. Mr. Pierce stated he thought the Triumph staff would request a letter from the Property Appraiser and present a formula for calculating the loss. Mrs. Skipper reported she was contacted by the Florida Department of Revenue and they said President Donald Trump has submitted a request through them for an estimate of actual taxable loss and the current millage rate as soon as possible. Mr. Pierce said they will use the same amount that is presented to them for Triumph. He asked Mrs. Skipper to provide him with a copy of this information.



Mr. Pierce reported there is a Consortium meeting on January 31<sup>st</sup> in Tallahassee. He stated Commissioner Parrish will attend and he might also attend. He explained the Board talked and there was a motion made for the Apalachee Regional Planning Council (ARPC) to assist in doing the Consortium grant applications and he has a copy of the contract that ARPC provided this morning but Attorney Shuler has not seen the contract. He said hopefully ARPC will handle Gulf County, Franklin County and Jefferson County. He explained they are trying to utilize resources that are in the area that the county is already part of to assist with getting applications though in a timely fashion. Mr. Pierce stated he will provide this contract to Attorney Shuler to review and they can discuss it at the next meeting. He explained there is an application process for Consortium funds right now but they are asking counties to seek funds for feasibility studies and design efforts but the county does not need these items for dredging the Eastpoint Channel and the Two Mile Channel so he wanted to assure the Board they are not missing an application opportunity. He said in the spring there will be another round of applications for construction and on the conference call tomorrow he will talk about that so they are ready for construction as soon as possible. Chairman Lockley asked them to do all they can on the conference call because that is their working waterfront and they need it up and running.

Mr. Pierce reminded everyone there is a 1:30 p.m. public hearing and they will talk about Alligator Point at that time.

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

Mr. Moron provided his report for the Board, as follows:

1. Inform the Board that I have extended the permit fees waiver for anyone doing Hurricane Michael repairs to their homes to January 31, 2019. This was done to allow homeowners the opportunity to get a better understanding of the FEMA 50% substantial damage rule and decide on a path forward regarding their damaged homes.
2. At the Board's December 18<sup>th</sup> meeting Mrs. Heather Riley, your Supervisor of Elections, came before the Board and explained that the building that the County is currently renting for her office is inadequate as it pertains to security and space, and ask the Board to consider purchasing a bigger building here in Apalachicola. There was a motion directing me to negotiate a purchase price with the owner, get an appraisal of the building, and seek preliminary loan terms with USDA. During the Holiday break, Commissioner Massey informed me that Centennial Bank, one of two local banks, wanted the opportunity to be considered for financing if the Board was indeed going to purchase this building. When I presented this request to the Board at your January 2, 2019 meeting as a mean of adding to the portfolio of information that the Board directed me to gather, it sparked a conversation regarding the County's uncertain financial future and the timing of this purchase. With this in mind, is it the Board's intention for me to pause on gathering information on the building Mrs. Riley asked the Board to consider?  
***Board discussion/action.***

Mr. Moron said he did not want to spend money on an appraisal when they are discussing the financial future of the county. Chairman Lockley reported the current building had some work

done but the building is in bad shape. He said it is time to do something about the building because they need to keep people safe. Chairman Lockley stated they have gone by what the government says which is the building is not in compliance. He explained the building is supposed to have a fence around it and have some security. Mr. Pierce asked if there have been some repairs to the building that makes it safer than it was. Mrs. Erin Griffith, Assistant Finance Director, asked if Mr. Harry Arnold, owner of the building, has resolved the issues. Mr. Moron reported Mr. Arnold said he will repair the building as soon as the county gives him an indication of what they will do about the lease. He reported Mr. Arnold has already requested an estimate from RamJack on what needs to be done to secure the building. Chairman Lockley reported the building is too small. He said he saw it during the election when they had to move to another location and they need a bigger building. Commissioner Massey questioned if the building they want to buy is old and asked how long it has been there. Attorney Shuler said older than him and he is 54. Commissioner Massey asked Mrs. Skipper if she knows how old the building is. Mrs. Skipper was not sure. Commissioner Massey reported it is probably 70 years old and that is a lot of money to sink into this building. He reported the current building has issues and they will probably have issues with that building too. Chairman Lockley said they still need a building so they can build a new one. Mr. Pierce explained there are other options as the county owns property behind the Courthouse, the old jail and behind the Annex. He said they can build a building but no one has decided what the cheapest route is. Chairman Lockley stated if they build something then it will be ready by the next election. He explained some things are simple like a fence but the law did not come from them. Mr. Moron agreed this requirement came from Homeland Security. Chairman Lockley reported one day they will check and see if these things have been done. Commissioner Boldt stated the elections office was surprised when they had a recount and did not have time to plan so it was standing room only. He agreed they had to relocate suddenly when they did not have enough room. Commissioner Boldt stated they can recognize that they need a new building but they have alternatives if they have a crisis of recounting. He explained he is worried about the hurricane spending and does not want to obligate the county. Mrs. Lori Hines, Deputy Clerk, said the Clerk has asked to table this item until she returns. She said Mrs. Griffith is preparing a list of things that have been spent from the storm. Commissioner Massey reported Mrs. Griffith can tell them whether they can afford the building or not. He said the standing room only has not just happened, it has been happening at elections for years. He reported the Board has land here and on the east side of the river so constructing a building is no problem but they have to see if they can afford it. Commissioner Jones stated even if they move forward with trying to build they would still need to contact USDA. Mr. Moron said he will still need to talk with them about changing the loan. Commissioner Jones reported the government is still shutdown so they will not be having that conversation. Mr. Moron stated he does not want to spend money on an appraisal on a building the Board does not want to move forward with right now. Mr. Moron explained if they are going to look at building or future plans then he knows to pause. He said in all fairness they can also tell the property owner that they are not interested right

now. **Commissioner Parrish made a motion to table this until the Clerk and the Finance Office have a chance to come up with the numbers and bring them back at a later meeting.**

**Commissioner Jones seconded the motion.** Commissioner Jones stated regardless of what is going on and whether they decide to build or buy a building there are issues with the building they are in and they are not going to go away and they are talking about how old another building is. He explained the current building is bad enough that when the Supervisor signed up for internet services the company could not install it and put on their report it was because they were afraid to drill in the wall of the building to put the wire in. He stated this is not an issue they can continue to ignore nor should they be paying a lease for something that is that bad. Commissioner Boldt said they definitely need to consider a new election building and if defense should come in with their badges they have recorded their intention to move forward with this idea but they have to take priorities on where the money is right now. He inquired about bringing it up to the best standards they can now and said he is concerned about the internet wiring. He reported they should challenge the vendor to look at this more carefully and see if they can get it resolved right now because it is a critical issue. Chairman Lockley stated the situation is each person is waiting on the other one but the county has workers in there and it is an unsafe place. **Motion carried; 5-0.**

3. During Mr. Cannington's review of the Weems CEO report at your December 18, 2018 regular meeting there was a motion that included negotiating the terms of an agreement with Mr. Cannington that would remove the Interim from the CEO title, therefore changing his status to permanent. Chairman Lockley requested that these terms be presented at today's meeting for approval. I met with Chairman Lockley and Mr. Cannington and they agreed to a \$15,000 increase to his salary, bringing his total salary to \$165,000, with no benefits or pay-out clause. In addition, Mr. Cannington is asking for a housing allowance of up to \$2000 per month for three months, as the house he was renting with an expectation of purchasing has been placed under contract with another buyer, so he is looking for another house to rent/purchase. The Weems Board of Directors recommend these terms and in about six (6) to nine (9) months will perform a review of Mr. Cannington's performance, which will include pre-set goals, benchmarks and expectations, to determine if negotiations for a longer contract, perhaps with a reduced salary offset by benefits, would be appropriate. **Board action** to accept the \$15,000 salary increase and the three (3) month housing allowance.

Mr. Moron reported Commissioner Boldt asked him to gather information from the Florida Hospital Association and Mercer and he has started the process of collecting the information. He said they are within range but he will not have a package to give the Board until later in the week. Chairman Lockley reported this is a better deal than they are getting now because it is costing about \$190,000 a year right now for an interim. He stated this proposal will be cheaper and it does not have the benefits like the other one had and it does not have a severance package. Mr. Moron pointed out the housing allowance is up to \$2,000 and it must be presented to the Hospital Board for approval. He explained that is a maximum cap for the 3 months. Chairman Lockley stated if he does not find a house within 3 months then he is on his

own. Commissioner Massey said the \$165,000 is okay but he has an issue with the \$2,000 per month housing allowance. He reported with this salary he should be able to afford a place. Commissioner Jones inquired if the buyout is not included in this contract. Mr. Moron agreed it is not included. Mr. Moron pointed out there are no benefits tied to the \$165,000. Commissioner Jones asked if this recommendation is from the Board of Directors of Weems Memorial Hospital. Mr. Moron answered yes. **Commissioner Jones made a motion to approve the \$15,000 salary increase and the 3 month housing allowance.** Commissioner Boldt explained in determining his salary they went to an objective test and got evidence from the Florida Hospital Association on how they pay their executives relative to this. **Commissioner Boldt seconded the motion.** Commissioner Parrish asked if the hospital can sustain this salary. He reported it has been a year since the Hospital has asked for money to operate which is very good and he hopes that continues. Commissioner Parrish stated sustainability of this type of money concerns him. He reported like Commissioner Massey he believes with a salary of \$165,000 he should be able to pay his own housing. **The motion passed by the following vote of the Board:**

**AYE: JONES, BOLDT, LOCKLEY**

**NAY: PARRISH, MASSEY**

4. On another Weems matter, I am requesting that the Board appoint a new Chairman to the Weems Board of Directors. My appointment as Chairman was only temporary and with the expectation that there would be a better flow of communication between Commissioners and the Board of Directors, to include Commissioner's goals for the future of healthcare in the County, along with other management and operational improvements. Based on discussions and motions made during Mr. Cannington's CEO report at your December 18<sup>th</sup> meeting, I believe we are at that point. During my tenure as Chairman of the Weems Board, I realized that the Chairman of the Weems Board of Directors is as important as your CEO in order to have the best healthcare possible for the residents and visitors of Franklin County. With that in mind, I will request that the Weems Board of Directors recommend a candidate for the new Chairman, from the current members, and I will present that candidate at your February 5<sup>th</sup> regular meeting for your approval. **Board action** requesting a new candidate to serve as Chairman of the Weems Board of Directors and direct Attorney Shuler to make the appropriate changes to the Weems by-laws.

Mr. Moron reported at this time the by-laws list the County Coordinator in this position. **Commissioner Parrish made a motion to approve requesting a new candidate to serve as Chairman of the Weems Board of Directors and direct Attorney Shuler to make the appropriate changes to the Weems by-laws.** Commissioner Jones seconded the motion. Commissioner Jones asked if Mr. Moron will continue to serve in this capacity until a new Chairman is recommended. Mr. Moron answered yes. Commissioner Boldt stated as they are vetting the current Board of Directors of the Hospital they have talent there and they have a physician there. He wanted to make sure all the members are present at all the meetings and

fully engaged. He asked if they will carefully look at the resumes and motives so they get a good competent Chairman. Mr. Moron answered yes and someone with some experience. Commissioner Boldt inquired if it is possible to go outside the Board of Directors to find other talent and invite them on the Board. Mr. Moron said that is the pleasure of this Board. Commissioner Boldt reported there was a letter presented to each Board member at the last meeting from a gentleman that lives in town and he recommended this person be considered if he is interested. Mr. Pierce explained there would have to be a change to the bylaws if they add a member. Attorney Shuler reported there is a set number but if they are talking about replacing Mr. Moron then they will not be overpopulated. He said he cannot comment about the gentlemen because he has not seen the letter. Chairman Lockley asked Mr. Moron to get with Commissioner Boldt and get the gentleman's name and write him a letter if he wants to apply. Mr. Moron asked if the Board wants him to go beyond the scope of the members that sit on the Hospital Board now. Chairman Lockley answered no. Commissioner Parrish stated they do not want to go out of the scope of who is currently there and bring someone in that does not know what is going on. He explained they need to look at the bylaws and how the members are selected and determine what person is missing. He reported each Commissioner has someone representing their district and if one is missing then that Commissioner needs to submit a name from his district. Commissioner Massey pointed out this is a volunteer position not a paid position. Commissioner Parrish commented if they do not want to further the mission of Weems Memorial Hospital then they do not need to be on the Board of Directors. Commissioner Jones explained his understanding of the motion is they were going to start with the Weems Board anyway. Mr. Moron agreed they would start within. Attorney Shuler stated that is the motion. **Motion carried; 5-0.**

5. As the Board is probably aware, the Gulf Consortium Officer elections will be held at the first meeting in 2019, which is scheduled for January 31, and Commissioner Parrish is planning on running for the Secretary/Treasurer officer seat on the Executive Board. One of the requirements to run for this office is written approval of his candidacy by this Board of County Commissioners. This letter must be provided to the Consortium Board Manager *prior to the election*. As this Board is fully aware, serving on the Consortium's Executive Board would be very beneficial for the County. **Board action** to authorize Commissioner Parrish to seek the Secretary/Treasurer seat on the Consortium's Executive Board.

**On motion by Commissioner Massey, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to authorize Commissioner Parrish to seek the Secretary/Treasurer seat on the Consortium's Executive Board.**

6. Attached to my report is a Dewberry contract for the design of Highway 67 project. The County advertised for design services on September 20, 2018 for this project, and after reviewing the submitted packets, ranked Dewberry number one which the Board accepted on November 20, 2018 and directed staff to negotiate a contract. This is a FDOT SCOP funded project. **Board action** to authorize the Chairman's signature on this contract.

**Commissioner Massey made a motion to authorize the Chairman's signature on the contract. Commissioner Jones seconded the motion.** Attorney Shuler asked for the motion to be contingent upon him reviewing the contract as he has not seen it yet. **Commissioner Massey amended his motion to make the approval contingent upon Attorney Shuler's review of the contract. Commissioner Jones amended his second. Motion carried; 5-0.**

7. During the 2018/19 Budget Hearing, the Board approved \$51,581 for Area Agency on Aging. Area Agency on Aging acts as the County's Fiscal Agent tasked with administering those funds to the agencies providing senior services in the County. We should have approved the Fiscal Agent Memorandum of Agreement (MOA), which is attached to my report, at the Board regular meeting following the budget hearings, but failed to do that. Board action to approve the Fiscal Agent Memorandum of Agreement with Area Agency on Aging for North Florida, Inc. for the allocated \$51,581.

Attorney Shuler said he reviewed the MOA. **On motion by Commissioner Parrish, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to approve the Fiscal Agent Memorandum of Agreement (MOA) with the Area Agency on Aging for North Florida, Inc. for the allocation of \$51,581.**

8. Inform the Board that Commissioner Jones and I met with Mr. John Solomon, Executive Director of the Bay Chamber of Commerce, to discuss what the Board expects as it relates to the monthly TDC administrative report. One agreed change is to have the administrative report presented at the Board of County Commissioner's first monthly meeting as it is currently presented at the second monthly meeting. This would allow Mr. Solomon an opportunity to do adequate research on items approved at the TDC monthly meeting before discussing it with the County Commission. Mr. Solomon will be at your February 5<sup>th</sup> meeting.

Commissioner Jones explained there are some things that the TDC Board approved at that meeting and Mr. Solomon wanted time to research them. He reported there will be some things on Mr. Solomon's report in February that the TDC Board approved and they will be pending approval from this Board. Commissioner Jones stated they had a good meeting and he was encouraged by it.

9. During Hurricane Michael, a 2003 Mazda Pickup that was assigned to courthouse maintenance suffered flood damage. Prior to the storm, we were experiencing motor issues with this same truck. Based on this information, **board action** to remove this 2003 Mazda from County inventory and sell it for scrap.

Mr. Moron said some people asked why this vehicle was not put on auction but because of the flooding the county did not want to be responsible for the vehicle. He explained the same company that picks up scrap at the landfill will pick up the vehicle. **On motion by Commissioner Parrish, seconded by Commissioner Jones, and by unanimous vote of the Board present, it was agreed to remove this 2003 Mazda from county inventory and sell it for scrap.**

10. Inform the Board that 2k Web Group has completed the scans for ADA compatibility on the County's website in addition to the Parks and Recreation and Emergency Management websites. They submitted the result in report format from the scan and are in the process of bringing all three (3) websites into compliance. What hasn't been decided is what to do about all of the pdf documents on these websites that are not compliant. Attorney Shuler is still researching this matter to determine if the County can update all documents prior to 2019 on an "as requested" basis and make all documents uploaded from 2019 onwards ADA compliant. As soon as that determination is made, I will update the Board.
11. Staff has received the 2019 Legislative Budget request form from Senator Montford's office. Senator Montford is encouraging the County "to identify those programs/projects that have strong local community support and have been identified/recognized as a need by a state agency. Your assistance in addressing the most critical needs in your geographical community is also strongly encouraged. Furthermore, I am requesting County and City governments combine and rank each budget request in one priority order." With the Legislative Session beginning on Tuesday, March 5, 2019, Senator Montford has requested that these forms are in his office no later than Monday, February 11<sup>th</sup>. **Board discussion.**

Mr. Moron reported there will be one meeting between now and then. He said he will also reach out to both cities for projects. He stated the projects will be ranked at the February 5<sup>th</sup> meeting and then he will turn them into Senator Bill Montford's office. Mr. Pierce reported the number one request is to make sure the Legislature funds a new Emergency Operations Center (EOC). He explained the county had a commitment from the previous Department of Emergency Management (DEM) Manager but since he is no longer there he is not sure if this commitment is carried forward. He said the county needs to make sure this is a legislative request. He explained it should be in DEM's request but he does not know since Mr. Wes Maul, former DEM Manager is not there. Commissioner Jones stated several news outlets are reporting that since Mr. Maul left less than 20% of what was funded through DEM was ever spent. Mr. Pierce reported DEM has hired a consultant to assist with getting the money to flow and Thursday he and Mrs. Griffith are meeting with her. He explained the county has several hundred thousand dollars that is outstanding in reimbursements that have not come through and some of it is because of the shutdown and some is because DEM is not processing them fast enough. Mr. Pierce stated they will meet with the consultant and try to get this money back into the county. Chairman Lockley clarified the county asks the cities what they want and the county lists what they want. Mr. Moron stated the Board sets the priorities. Mr. Pierce reported the EOC should be a priority. Chairman Lockley inquired if that is the priority why they are they asking the cities. Mr. Moron responded because Senator Montford asked them to. Attorney Shuler stated the city will not meet again before the deadline. Mr. Pierce agreed they will meet the night of February 5<sup>th</sup>. Mr. Pierce reported they will provide the offer to the cities. He suggested they notify the cities that the EOC will be the top priority and they can act accordingly. Attorney Shuler said the EOC will benefit everyone.

12. Inform the Board that Senator Montford's staff has reserved this meeting room on Wednesday, January 30<sup>th</sup> at 6:30 p.m. (ET) for the Senator's Legislative Delegation. Once I have received final confirmation from his staff, you will be informed.

Mr. Moron stated he thinks only Senator Montford will be present at the meeting. Mr. Pierce recommended the Board let Senator Montford know the EOC is the number one priority as soon as possible. Chairman Lockley suggested they let Senator Montford deal with the cities.

13. Northwest Florida Water Management District notified staff of a public hearing for the District's 2019 Land Acquisition Work Plan on January 24<sup>th</sup> at 1:06 p.m. (ET) at Northwest Florida Water Management District, 81 Water Management Drive, Havana, Florida 32333. The 2019 Land Acquisition Work Plan is a continuation of the 2018 plan and does not include any new projects or project modifications.
14. Staff has received notification that the Park Service is about to start the debris removal project along the shoreline of Bald Point State Park. Based on their expectations, the contractor should have in place and started yesterday. Most of the coordination is being handled through UF's Archie Carr Center for Sea Turtle Research. If you have any questions or concerns let me know and I will forward them to Ms. Kristin Ebersol, Park Manager.

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

Attorney Shuler did not have a report at this time.

#### **Commissioners' Comments**

There were no comments from the Commissioners.

The meeting recessed at 11:10 a.m.

The meeting reconvened at 1:30 p.m.

#### **Public Hearing – Alligator Point/Bald Point Annexation Request**

- **FCMC – Presentation**
- **Public Comments**

Chairman Lockley asked everyone that speaks to sign in and they will be allowed five minutes to speak. Mr. Pierce reported the public hearing is to receive input from annexation of part of Franklin County into Wakulla County. He said the area is known as Alligator Point. He explained this public hearing was called because Senator Montford called Commissioner Parrish about calls he received from Alligator Point about annexation. He explained if this action was desired by the County Commission he would entertain a motion in the Legislature and support a bill to let this annexation occur. He reported the County Commission decided to have a public hearing to receive public input. Mr. Pierce stated he is aware there was a meeting on Alligator



Point but the Alligator Point Taxpayers Association (APTA) provides a service but is not an elected body. He reported the County Commission is the elected body and they represent the citizens on things that affect them. He said he appreciates APTA's role but they cannot play the role the County Commission plays and that is why the meeting is being held. Mr. Pierce explained they do not know the outcome but the citizens will provide the direction for what the Board will hear. He stated the Board has already received emails and phone calls and he will defer to them on how they enter these items into the record. Mr. Pierce explained the mail situation allows everyone to directly email the County Commissioners but it is not a central focusing point. He clarified Mr. Moron does receive the emails if the Commissioners send them to him but he does not receive them automatically. Mr. Pierce said the Chairman has set 5 minutes for each person to speak but asked that people not repeat the same information. He stated the Board would like to hear from everyone that has a new point of view. He suggested everyone state their name and address and then just say if they are for or against the annexation and why. Mr. Pierce said they would like to keep a tally of how many people are for or against the annexation. He reported he drew a line as they must have a common boundary for annexation. He explained the clearest boundary to use was U.S. Highway 98 and it would incorporate all of Alligator Point, Bald Point, Bald Point State Park and a couple of thousand acres of agricultural land. He stated they could draw another boundary but this was the most logical demarcation and he shared it with Wakulla County. He stated if something different comes out of this meeting then he apologizes for adding people that did not want to be added. He explained this will ultimately be explained in Florida Statute. Attorney Shuler agreed it would be defined in Florida Statutes and would be a metes and bounds description. Mr. Marvin Heymann, 1393 Alligator Drive, thanked the Board for doing a good job and keeping them access to their houses. He said they had a nice meeting with a state official on Saturday and things are looking hopeful. He stated it looks good to stay here. He explained they were frustrated after the last hurricane because they needed to get the road fixed from the previous hurricane and things were moving slowly. Mr. Heymann stated they came to a meeting after the hurricane and were told they were on their own so they took it on their own to figure out what to do and this is where they are now. He explained at that time they did not know there would be any support from the County Commission and there has been support and road repairs. He reported a road is being moved by the fire station today. Mr. Heymann said at that point they did not know what to do so they looked at options and started a letter writing campaign from the Governor on down. He reported the Governor heard them and put them into a task force and they have their own email address which is [AlligatorPointrestoration.com](mailto:AlligatorPointrestoration.com). He explained they provide feedback to the state consultant and the state consultant is doing a wonderful job finding ways to fix the problem. Mr. Heymann encouraged the Board to allow Mr. Pierce or Mr. Moron to work with the consultant. He said the consultant understands the position of the county and they are trying to find solutions. He reported the residents need access to their homes and they need this problem with the road not to happen all the time. He said right now he is hopeful for staying in Franklin County but it may change. Mr. Jim Cummins, 1265 Alligator Drive, stated he is against annexation of Alligator Point to Wakulla County. He said there are many reasons to stay but the main thing is the road must be fixed. He explained the best chance to fix the road is the task force set up by the state. He reported it is state

money coming in and they are looking for non local money to take care of repairing the road in such a way that it is not damaged every time there is a storm. He stated part of the problem this time was Hurricane Michael came in before the Hurricane Hermine repairs were done. He said he is against annexation to Wakulla County. Mr. Jerry Metts, a permanent resident of Alligator Point, stated two years ago in a Commission meeting they said Alligator Drive was the most expensive road in the county and it was also stated at the last meeting. He explained they are asking the Board to help them get rid of the burden. He said they are the governing authority of Franklin County and it is their job to look after the rest of the people in the county. He explained they want to help the Board get rid of the hardship and then it will be their responsibility to work with Wakulla County and the Legislature to get this process moving on. Mr. Metts reported his is for annexation unless some other issues come up. Mr. Jay Wadsworth and his wife Mrs. Amy Wadsworth, appeared before the Board. He reported they are full time residents and live at 76 Fiesta Drive. He stated prior to moving to Alligator Point they were residents in Wakulla County and experienced some difficulties with the Wakulla County Commission and their road maintenance and repairs just like every small county that has budgetary issues. He said he does not see the advantage of moving Alligator Point to Wakulla County. Mr. Wadsworth reported the only way for Alligator Drive to be repaired and maintained is for the state to take over the road and most people realize this is the problem. He said Gulf County was in a similar situation and gave Cape San Blas Road back to the state. Mr. Wadsworth stated Gulf County nor the residents suffer if a storm takes out the road because the state has the necessary components in place. He reported his understanding is the counties have to wait for FEMA money but the state does not have to wait so repairs are made quicker. He referenced the damage caused by Hurricane Dennis in 2005 and said the road has not really been back to that condition since then. Mr. Wadsworth said they have experience in both counties and do not see the advantage of moving to Wakulla County because he does not think it will fix the road. He stated the road needs to be taken over by the state. He said he appreciates the Commission allowing them time to speak. Mr. Pierce pointed out the county supports 100% the road going back to the state and he had hoped the benefit of the letter writing would be that the state took the road back. He reported Gulf County got a good deal when the state took back Stump Hole and Franklin County has tried to have the same negotiation with DOT but has not been able to get there. He stated the best the county received was a state sponsored consultant but he has still not received any indication or movement for the state to take the road. Ms. Ann Maruszak, 173 Harbor Circle, thanked the Board for the opportunity to speak. She read a prepared statement thanking their everyday heroes at Alligator Point and said her number 1 priority is a safe, durable road and she opposes annexation. Mr. Ken Osborne, 1508 Alligator Drive, said he has visited Alligator Point for 47 years and has owned a home for 24 years and he views this as a race with Mother Nature. He stated the damage from Hurricane Michael is more severe because they could not get the protection that would have come with the repairs from Hurricane Hermine. He said he opposed the annexation because it can only delay fixing the road. Mr. Osborne stated he has contact with people who have personal contact with Wakulla County officials and they are strongly saying that the road must be fixed and they have to complete due diligence so it will probably take 1-2 years before anything happens. He said he believes Franklin County with the

awakening of the state to help has the ability to do this and for the first time get monies to assist the county in getting it done. He reported his vote is to stay in Franklin County and they and Franklin County government will be better off in the long run because there is a significant contribution from Alligator Point and Bald Point to the property taxes which are unrestricted parts of their operating capital. He said their contribution will be significantly higher than the 6% they are hearing. He stated when they ran the figures with APTA it was 16-17% of the property tax paid in Franklin County so there is a reason to sort this out. He stated they appreciate the Board listening to them. Ms. Kristen Guynes, 638 Alligator Drive, appeared before the Board and said her husband, Mr. Casey Guynes, is also present. She stated they do not share the feelings of negativity towards the county that have been being expressed publicly often on behalf of the entire point. She stated they have nothing but the utmost respect for the officials of Franklin County and they are proud to call this home. She reported they purchased their first home here and plan on it being their last. Mrs. Guynes said their decision to establish their lives in Franklin County was purposeful. She explained they did not want to give up the small coastal community even though her position with FSU is about an hour away. She explained Alligator Point is often thought of as the houses on the tip of the peninsular but many of the residents are situated well before that point and before where the road has washed out. Mrs. Guynes stated they have not had any concerns with receiving county provided services or assistance. She reported the letter she sent previously outlined times when the Franklin County police responded quickly and went well beyond what they could have expected. She said they have sympathy for those struggling with the road but they do not believe a move to Wakulla County would solve those issues or any others. Mrs. Guynes reported because the road is so close to the water there is no easy fix. She said if Wakulla County has a quick fix then it will certainly be a quick development of the area in stark opposition to what brought so many of them to the forgotten coast. Mrs. Guynes stated she does not want to speak ill of Wakulla County but they do not offer any solutions only more concerns. She said there are issues that will affect them as residents and said these are courtesies from Franklin County that might not be offered by Wakulla County such as having their own polling station on the point for a relatively small number of voting residents and a specialized re-entry program for residents that have to evacuate. Mrs. Guynes stated Franklin County has consistently provided dedicated officers to check the re-entry tags and to patrol the area during times of vulnerability. She questioned how personnel from Wakulla County could even get over the bridge during a wind event or when the bridge is closed preemptively. She said most important is being forced to disconnect from the county they appreciate so much would be beyond disappointing. She reported they are here to express their positive perspective of the county and ask to be able to stay. She thanked the Board for their time and consideration. Mr. Brady Harrison, 1278 Alligator Drive and 34 Marti Gras Way, read a letter saying he is not in favor of pursuing annexation to Wakulla County. Mr. Bob Glazier, 136 Harbor Circle, said he was here at a meeting 3 days after the hurricane and it was a tough time but he thanked the Commissioners and said they got a road built in a day. He reported that was significant and they were able to get their lives back together. He discussed the devastation to the county from the storm and the continuing problems the entire county is having and said it has been three months. He reported this is equal across the county and they

have received some fair treatment. Mr. Glazier stated he is not for annexation. He reported they have Commissioner Boldt now and it is important that APTA has their place and they do a good job but they are not the voice of Alligator Point Commissioner Boldt is. He said Commissioner Boldt is their life line now and has taken his job seriously and has done a fine job so far. Mr. Glazier reported there is a lot of talk and clutter but it is obvious they have one goal and they want to stay here. Mr. Rick Slater, 1368 Chip Morrison Drive, stated he is against annexation. He reported they have momentum and a state consultant helping. He thanked the Board for their time and consideration. Mrs. Cindi Slater, 1368 Chip Morrison Drive, reported she is also against annexation to Wakulla County. She encouraged everyone to tell the Board how they feel as they are keeping a tally. Mrs. Betty Cummins, 1265 Alligator Drive, informed the Board she is against annexation. She said her focus in the community has mostly been on health and safety issues and she has addressed this Commission and other entities over the years. She stated one of the items recently was due to her experience as a respiratory therapist and that was the dust issue on their road. She explained she tried to protect Tate's Hell from having safety issues. Mrs. Cummins reported there are health and safety issues on Alligator Point and one of them that she wants to protect is the volunteer fire department. She stated their volunteer fire department is well trained and works very hard to provide onsite quick response for fire and first responders. She explained moving to Wakulla County will remove that from them and she does not want to lose them. Mrs. Cummins stated she did not sign the APTA ad and is not a member of APTA. She said she does not wish to delegate her voice to any other entity. Mrs. Cummins thanked the Board for making this meeting possible so they could have their voices heard as individuals. Mr. Derek Holtzapfel, 633 Magnolia Street, thanked the Board for allowing them to speak. He expressed concern that moving to Wakulla County is not going to solve the issues with the road. He said moving forward and working with Franklin County is the best option before they even talk about annexation. He reported he is also concerned that their tax dollars have not been used appropriately for services that have been taken away from Alligator Point. He addressed roadside trash services and the debris that has accumulated after the storm. He said they have also done away with their recycling facilities and he would like to see their tax dollars put to something like that. Mr. Holtzapfel reported the road is the main concern and he appreciates everyone's efforts on getting this resolved. He said staying with Franklin County is their best chance at this time. Mr. Robert Gates, 4226 St. Teresa Avenue, stated he is against annexation. He said he has been a full time resident since 2017 and one of his goals was to be a member of the Alligator Point/St. Teresa Volunteer Fire Department and he joined about a year ago. He clarified he is not a speaker on behalf of the volunteer fire department. He stated there was a decision in Wakulla County to go away from volunteer fire departments and go to professional fire departments. He explained they disbanded the volunteer fire departments in favor of a smaller crew that moves to different parts of the county that it needs. Mr. Gates said it is likely that the volunteer fire department would be disbanded and he has personally seen house fires put out at St. Teresa by the Alligator Point/St. Teresa Volunteer Fire Department. Mr. Gates reported he has firsthand knowledge of two life saving situations where members of the Alligator Point Volunteer Fire Department saved lives at St. Teresa. He reported the community at Alligator Point is a tightly woven community and he appreciates being part of that fire department that does so many

more things than just train and put out fires. Mr. Gates stated it is important to point out the distinction on how Wakulla County runs their fire department from the volunteer network that Franklin County supports that allows them to have people close in Alligator Point and St. Teresa to perform and provide these critical services. Mr. Ron Husky, 660 Alligator Drive, stated he and his wife oppose annexation. He asked what Wakulla County's view of this is and if it is voluntary or not. Ms. Edna Brabham, 633 Magnolia Street, reported she is opposed to annexation. Attorney Shuler invited everyone to come forward and state their position even if it is repetitious. Mr. Ben Houston, 3 Grouper Street, Bald Point, said he came to Franklin County not Wakulla County and he is for staying in Franklin County. Mr. Alan Feifer, a resident of Alligator Point, said he is for staying in Franklin County but there is nothing wrong with Wakulla County but it is not Franklin County. He questioned how this process got started of moving to another county. Commissioner Massey stated he is waiting on Mr. Feifer to tell him. Mr. Feifer said he suspects it is a function of communication. He reported they have an affirmation today that people love this county. He stated one of the ways they got in trouble was they forgot who their friends and neighbors were and they started fighting among each other and not working together. Mr. Feifer said they should move forward because they have an opportunity to fix Alligator Point that did not exist 3 months ago. He stated Alligator Point is a revenue generator for the county. He stated the people want to stay and that does not mean the problems have disappeared but this is a new beginning. He said he is a proud resident of 582 Bald Point Road and he hopes to stay here forever. He thanked the Board for being their Commissioners and Chairman. Mrs. Georgann Metts, 1445 Cypress Street, reported she said she would not come back to a Commission meeting because of the way she was treated the last time when she expressed her opinion about how they had been treated. She thanked the Commissioner for giving them their time today. She said this has all been a misunderstanding and they have not worked together. She stated she is for Wakulla County because they have nothing here. She reported this is a situation that until they all get together nothing will be accomplished. Mrs. Metts stated she is thankful to the State of Florida for sending a consultant to work with them. She thanked the Board for allowing her to speak and asked Commissioner Parrish to please come back to Alligator Point. Mrs. Metts said they need to put aside their differences and work like a whole county because it affects everyone. Commissioner Parrish stated if the meeting was conducted in a cordial manner like it is today then he would go back to Alligator Point. Mrs. Metts invited all the Commissioners to come there and see what the problems are and work with them as they are all in this together. Commissioner Massey stated we are all Americans. He reported his family has been here since 1886. Mr. John Berry, a resident of Alligator Point, said he has been frustrated and is a member of APTA but not Concerned Citizens. He stated he paid money and signed the letter in the newspaper. He explained he has done a lot of research and retired from DOT and is still a consultant for them. Mr. Berry expressed his opinion that this meeting is premature and he is undecided about annexation. He explained he would like to see the road fixed and for everyone to come together and get some responsible coordination with the consultants so that everyone knows what is going on. He stated he understands the fund accounting and does not have a problem with where the money has gone in this county. He said the Bald Point Trust Fund has \$137,000 and they have a \$313,000 receivable coming from the federal government. He stated they

almost have sufficient money if they don't want to deplete it to meet the 675 if they have to get there. Mr. Jim McCloy, 1439 Alligator Drive, said he is President of the Alligator Point/St. Teresa Association and they have met twice on this issue and do not have a position because of lack of information. He reported a great number of people are in favor of moving but do not want to jeopardize the permanent solution to Alligator Drive. He stated at the conclusion when Franklin County decides what they will do then they will write to the 800 property owners and explain where they are at this time. Mr. McCloy offered to take a vote if the Board would like them to. He asked the Commissioners in the coming months to sit down and work with them on the issues they feel are a problem. Commissioner Massey asked how he feels about annexation. Mr. McCloy responded he is with APTA that it is too soon to make a decision and they do not have enough information. Mr. Rudy Meng, 1480 Alligator Drive, thanked the Board for the job they are doing. He said he is happy Commissioner Boldt has joined the Board to have a voice from Alligator Point. He reported this meeting would be different if the state had not decided to be more aggressive. He thanked Mr. McCloy for suggesting Wakulla County but said he does not think anyone wants to go to Wakulla County but it is the frustration of trying to get things done. He reported he is undecided but supported Mr. McCloy in suggesting they pursue Wakulla County. He stated the road is a disaster but there are other issues. He reported Sheriff A.J. Smith has done a wonderful job and they have a lot more presence in the area. Mr. Meng stated there are more issues and he does not think their money is being spent effectively. He reported Commissioner Boldt will help with moving forward with Alligator Point and hopefully the state will continue to impress them. He thanked the Board and Mr. Pierce. Ms. Susan Booders, 1177 Alligator Point, stated she lived here before and returned to retire with her husband. She said she was disappointed to hear her neighbors talk about the problems with the beach. She reported the visitors are coming from Wakulla County and Leon County and neighbors felt like they were giving up their privacy to people that did not live in the county. She stated the lack of police presence has greatly improved but they still have a great issue with trash. Mrs. Booders reported there are parking spaces on what used to be a private area and college kids and high school kids are partying there on the weekends. She stated there are trash pickup issues and bears. She explained a lot of people feel like they have not been heard and she appreciates the Board taking time to listen. Mrs. Booders said there is a fabulous sense of community on Alligator Point and everyone would like to help it be the place they want it to be. She discussed the efforts post hurricane and said she was proud to be part of the recovery. Mrs. Booders said she is undecided about annexation and did not sign the letter. She stated she is a member of APTA but also likes to speak for herself. She thanked the Board for their time. Mr. Morris Helms, 1411 Alligator Drive, stated he is opposed to moving out of Franklin County. He said they appreciate the Board and the new Sheriff. Chairman Lockley asked if there is any more public comment. There was no more public comment.

The meeting was recessed at 2:46 p.m.

The meeting reconvened at 2:56 p.m.

Chairman Lockley asked if there are any more public comments. There was no more public comment. Mr. Pierce stated he is not sure of the timeline Senator Montford is on but he wanted to know how the county feels since the legislative session will be starting soon. Commissioner Parrish reported they are already in committee meetings discussing the issues. He said people have commented that this is premature but it is not premature. He reported the call he received said the momentum was moving forward and they wanted to know how the County Commission feels. Commissioner Parrish explained the Board discussed this matter and decided to conduct a public hearing so the people of Alligator Point had a chance to come here and express their opinions. He stated the Board could have acted without their input but he did not think that was the right thing to do so he made a motion for a public hearing. Commissioner Parrish reported there have been some issues about dust from the limerock road but he assured the citizens for the last 2 years the County Commission has tried to fix the road. He explained they had meetings with FEMA and he pointed out they have waited 2 years to fix the road and have not received any funding. He stated after the meeting FEMA told him they do not have the money the state of Florida has the money and the reason the county has not been given the money is because they do not have permits from DEP to do anything with the road. Commissioner Parrish said DEP has not issued the permits and the State of Florida has their money and he does not know why this was not done. He reported he has met with the state consultant two Fridays in a row but he pointed out the state did not step forward voluntarily. Commissioner Parrish said they rode the area and the roads needs to be moved since it is about 3 ft. from the Gulf of Mexico. He stated building the road there will not work because if there is a high tide the road will be washed out again. He explained this has been a continual thing since Hurricane Dennis. Commissioner Parrish reported they need to do something more advantageous for the people to get to their homes. He stated there is some misinformation that the county has not done anything to help the people of Alligator Point and that is not true. He reported the county has very limited resources and can get some more by raising taxes but no one wants that. He commented they continue to hear from APTA and other people during budget time. He explained last year they were asked to cut the \$1 million in reserves. He reported when he came on the Board the emergency reserves were \$250,000 and he did not feel that was adequate and thought they needed \$1 million. Commissioner Parrish explained the county has to spend money in an emergency and FEMA reimburses them 75% of what was spent. He stated the Board did not cut the reserves and then had a major event. He reported if the county did not have the money to pay all the things that were needed before FEMA reimburses then they would be in bad shape. Commissioner Parrish stated they have already spent half of the fund and other items like the insurance deductibles still must be paid. He explained if the \$1 million is gone and everything goes right FEMA will reimburse them \$750,000 so the Board will have to raise taxes or cut something to bring the fund back to \$1 million. Commissioner Parrish addressed the dust on the road and the health and safety of the residents and said that was the best they could do at that time. He explained the county cannot patch the highway with asphalt or FEMA will consider that a permanent fix. He said he met with the state and Mr. Pierce and they need to move the road and have a permanent repair of the road by moving it to a higher elevation so it is not continuously washed out. He explained the Board tried to do what they thought was best and what he was doing as

Chairman on behalf of the Board was to find a permanent solution. Commissioner Parrish said sometimes the state will not listen to them because as Mr. Pierce pointed out the county would love for the state to take this road. He said they will not take the road but they did give a consultant to find a permanent solution. Commissioner Parrish said they have mentioned trash pickup and recycling issues. He stated the county has tried to provide both but no one wants the recycling bins in a visible place and they are getting household garbage from other counties in the recycling bins and they have no way to prevent it. He reported some services have been cut but not because they do not want to provide them. He said they were stopped because they do not have any oversight. Commissioner Parrish reported if people are seeing trash being thrown out then they should get a tag number and report it. He suggested a neighborhood watch group would help at Alligator Point to address the issues he is talking about and report them to the proper authorities. He said if a few people are prosecuted then it will stop because they will know the citizens are watching. Commissioner Parrish reported they said Alligator Point is a close knit community but all the communities in the county are close knit. He said neighbors helped neighbors after the hurricane across the county and after the limerock fire and other disasters. Commissioner Parrish reported North Florida has never seen a hurricane like this one and the Board is trying to help in every way they can. He said they understand the problem and do all need to work together. He explained they get messages from APTA and then hear today that a lot of people are not members of APTA so they are not the only group at Alligator Point and they do not speak for all the citizens there. He said for years he thought they spoke for everyone but that is not the case. Commissioner Parrish reported the county offered \$4 million for beach renourishment to protect the road and it would not have cost the residents anything but now the FEMA rules have changed and FEMA will only pay 50% if the road washes out. He stated they cannot do that because the county does not have the other \$2 million to use as a match. He explained they offered to do a small assessment each year to use for Alligator Point to keep the beach renourishment going and protect the road but no one wanted to do it. Commissioner Parrish reported one person today spoke about a Municipal Service Benefit Unit (MSBU) for the road but a lot more people will have to join in. He said the money must be there to put the sand back. Commissioner Parrish stated there are a lot of things that need to be considered and they will move forward and the consultant is going to help them access different pots of money. He reported there are funds that were mentioned that neither he nor county staff knows anything about. Commissioner Parrish said the other issues are minor but the main issue is the road. He reported they are moving on the fast right track and if they keep moving in the same direction with the assistance of the consultant then they should get the road fixed the way it should be. Chairman Lockley said he did not know what to expect today because he received some emails but after what he heard today this is his year to be Chairman and he is willing to work together. He stated he has been working for them ever since he has been here. He explained he has voted for things to happen in Alligator Point and some people know it and some people do not. Chairman Lockley reported when there is a problem he would like to meet with the whole group so he knows what is going on. He said he wants to hear the community side because they live there and know what is going on. Chairman Lockley reported the road is bad and they are doing everything in their power to get the road fixed but like Commissioner Parrish said Franklin County does not have the money



to fix a problem like this. He explained FEMA has not paid for the damages from Hurricane Hermine and say they are going to give money for this but have not given money. He reported the state is coming in and saying they will help and they want to work through this as a Board. Chairman Lockley said they can work together and talk to each other and he does not treat any of the citizens different. He reported they collect taxes from everyone and put them in a pot and take care of business. Chairman Lockley stated they are willing to take care of them but they need to let them know if they have a problem. He said he is willing to meet with them about the trash problems and where they can put the containers so other people do not take them over. He said if they do not stop them then they will continue to do this. Chairman Lockley stated if they do not want to report it then call him and he will call the Sheriff and stop it. He explained it will take some time because the county does not have money to fix it but they have access to the money. He reported people are working on this right now and he is willing to meet with them any time. Chairman Lockley stated they can set a meeting next month or in 6 weeks and then they can see where they are. He said the Board must authorize him to attend a meeting there as Chairman. Commissioner Massey said he appreciate them being in Franklin County and they are good people. He reported a lot of people have problems after the storm. He stated he will be glad to work with them. **Commissioner Massey made a motion to keep Alligator Point in Franklin County.** Commissioner Massey stated this is not his district but he has been down there several times. **Commissioner Boldt seconded the motion.** Commissioner Jones thanked the residents for being here. He said government that governs best is by the people for the people. He reported the conversation they are having today would not have been possible if they were not here and it is important for the citizen's voices to be heard not just at the ballot box but on issues. Commissioner Jones stated they are going to resolve these issues working together. He said the residents need to understand the Commissioners also have had a problem with the road not being fixed. He reported the Board has not been okay with the road either. Mr. Pierce explained the situation with the road in the past was they had waited and worked with FEMA to get a PW to fix the road and then they come to the State of Florida and their agencies will not give a waiver or release from any of the state requirements for building the road. He stated the road is seaward of the Coastal Construction Control Line (CCCL) and it is obvious the state did not want a permanent road there because it was going to be a problem. He explained they kept asking for Request for Additional Information (RAI's) and it was a non ending loop. He explained the county did not have another place to put the road as it was the only right-of-way the county had until the State of Florida provided additional funds to look for alternatives. He reported that is what allowed the county to start talking about moving the road inland. Mr. Pierce stated if that had not happened they would still be working with DEP on the road when DEP and the State of Florida had already adopted rules about building roads in the very location they were trying to put one. He said DEP did not want to permit the road but could not deny it since it was the only road and evacuation route available. Mr. Pierce stated with Hurricane Michael making the road worse they may now get the solution they needed all along. He said he hopes they do have a solution ahead but it will require everyone working together to get this road relocated but he does believe this is the path forward. Commissioner Boldt thanked everyone for coming today. He said he thinks the residents bonded with the Commission today and he can feel the working

environment that is facilitating. He discussed being bonded as a unified group and going forward with the special master that the State of Florida has selected to be there with them with regard to this major project. Commissioner Boldt said in relation to recycling they see what was wrong and failed and they will not repeat that but move forward with a new approach with cameras and other security. He explained they will move with the failure to something better. He stated they have made remarkable contributions today to their community and he is proud to represent them. Commissioner Boldt suggested in regard to the motion they write a letter to Senator Montford this afternoon and express the will of the people to say not now and they are not willing to annex but stay with Franklin County. He said he appreciates them and looks forward to hearing more from them. **Commissioner Massey amended his motion to include writing a letter to Senator Montford. Commissioner Boldt amended his second.** Commissioner Boldt asked if they should all sign this letter. Commissioner Parrish said they just need a unanimous vote of the Board. Commissioner Parrish reported there are still FEMA funds from 1994 that have not been paid and open PW's that have not been funded. He stated Mr. Maul is no longer with the DEM and he wrote an 8 page document to the Commissioners detailing all the things that are wrong with FEMA. He reported FEMA allocated the money to the State of Florida and it is up to the state to spend the money wisely. Commissioner Parrish said if it is not spent correctly then the State of Florida must pay back the money. He explained they are holding on to the money because it must be done the right way and this has caused a backlog. He said after reviewing this document he realizes the DEM has been mismanaged and it is causing a backlog for local governments and the reimbursement schedule that they have talked about today. **Motion carried; 5-0.** Chairman Lockley thanked everyone for coming to the meeting.

Adjourn

There being no further business to come before the Board, the meeting was adjourned at 3:32 p.m.

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Noah Lockley - Chairman

Attest:

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Marcia M. Johnson - Clerk of Courts