

**FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONERS
REGULAR MEETING
COURTHOUSE ANNEX, COMMISSION MEETING ROOM
SEPTEMBER 7, 2021
9:00 AM
MINUTES**

Commissioners Present: Ricky Jones-Chairman, Bert Boldt, II-Vice-Chairman, Noah Lockley, Joseph Parrish, Jessica V. Ward

Others Present: Michele Maxwell-Clerk of Court, Michael Shuler-County Attorney, Michael Moron—County Coordinator, Jessica Gay-Deputy Clerk to the Board

1. Call to Order

Chairman Jones called the meeting to order.

2. Prayer and Pledge

Chairman Jones led the Board in prayer followed by the Pledge of Allegiance.

3. Approval of Minutes

August 3, 2021, Regular Meeting

July 29, 2021, Budget Workshop

On a motion by Commissioner Ward, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board approved the minutes for the August 3, 2021, and August 29, 2021, Regular Meeting. Motion carried 5-0.

4. Payment of County Bills

On motion by Commissioner Ward, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board approved the Payment of County Bills. Motion carried 5-0.

5. Awards and Recognitions

There were no awards and recognitions.

6. Public Comments

Ms. Kayla Griffin asked the Board to consider installing a solar powered flashing light and warning strips with rumble at the end of Highway 65. Chairman Jones asked staff if this had been previously requested from FDOT. Mr. Moron said that he will follow up with FDOT. Commissioner Ward said that she had a list of items for FDOT and that she will provide them to Mr. Moron.

Ms. Brenda Carlin of 316 E Gorrie Drive provided the Board with documents regarding the upcoming Constitutional Day/Week. She encouraged the libraries in the county to celebrate and offered to provide additional resources for that day if needed.

Mr. Steve Kirshenbaum spoke to the Board regarding the proposed site for the EOC. He asked the Board to consider working with the school district to obtain the property adjoining the sheriff's department as he feels this would be a more suitable fit than at the airport.

Consultant Reports & Presentations

7. Special Project Consultant - Alan Pierce

Mr. Pierce will present the Corps Memorandum of Agreement for dredging the Eastpoint Channel and Two-Mile Channel for Board discussion and approval.

Mr. Alan Pierce spoke to the Board recommending they approve the agreement to dredge the Eastpoint Channel and Two-Mile Channel. He said that there is some language that causes concern, however, due to the delay in receiving the agreement back from the Corps he recommends moving forward to avoid additional delays. All personnel he has spoken with have given him some confidence and in an email that they are going to work with the county. Although the agreement states the county will pay \$5million to the Corps within 30 days. The funds are in the hands of the Consortium and the Corps is aware of that. The Corps has assured me that they do not expect the \$5million up front and they will invoice us as by each project and they will bill us separately. The agreement needs to be signed for the project to begin. Attorney Shuler asked Mr. Pierce to clarify for the Board the breakdown of payment of the \$5million.

Mr. Pierce said that the total amount available to the county is about \$5million Mr. Pierce said that approximately \$2million of dredging cost is for the Eastpoint Channel and \$3million for the Two-Mile Channel. Upon the timing of everything the Corps will award a work order to a contractor which they already have under contract. We do not have control of the timing. We are hoping they will do the projects subsequently. Mr. Pierce said that he cannot assure that they will be, but he hopes so.

Attorney Shuler said that he felt it was prudent that the Board knew the potential risk and he reluctantly recommends approval. Chairman Jones said that being the Eastpoint Channel has not been dredged since 1995, he is in favor of supporting. Commissioner Ward said that the seafood workers need this to be done to get their boats in and out.

On a motion by Commissioner Ward, seconded by Commissioner Parrish, and by a unanimous vote of the Board present, the Board approved the Corps Memorandum of Agreement for dredging the Eastpoint Channel and Two-Mile Channel.

Commissioner Lockley said that maybe in the future we do not go through the Corps. Mr. Pierce pointed out that if we don't use the Corps then we must fund everything ourselves. He said that this project is about \$3million per channel and the county would have to come up with the money from another source if not from the Corps.

Motion carried 5-0.

Mr. Pierce said meeting with AFTA to discuss the beach renourishment project. The state has awarded all \$200k to complete the design of the beach renourishment project. Mr. Pierce said it is his understanding that the board will move forward with the design but will not begin the project until funding is available. If there is not a maintenance mechanism in place, the county does not plan to put the \$10million into the renourishment project.

8. Evergreen Solutions - Dr Jeff Ling

Dr. Ling will present the pay and classification plan for Board review and approval.

Dr. Jeff Ling presented a PowerPoint presentation to the Board regarding the study goals, classification, implementation options, employee meetings, and concerns related to the proposed pay plan. Chairman Jones thanked Commissioner Lockley for initiating the motion that started this project. Chairman Jones said that he is favor of the five-year plan and any other option would cause an increase to the budget. Commissioner Lockley asked if the plan would bring all employees to fair income value. Dr. Ling explained that based on the proposed five-year plan option it will take the entire five years to bring all employees up to par. Commissioner Lockley and Commissioner Ward expressed their desire was that all employees get their fair share. Commissioner Ward said that the \$1million budget increase is for the county workers and it is due time for them to be compensated. She said that if we do not compensate the employees, we risk losing them and the services they provide. Commissioner Boldt encouraged the constitutional offices to use the pay scale that the Board has paid for. Dr. Ling encouraged the Board to add the pay schedule to their website to show the compensation levels as you move up with the county over time. For longer term employees, it shows them where they might end up at the end of their career, and what they must put towards retirement. Commissioner Boldt said this is a very strong road map for the next five years. Chairman Jones said the Franklin County School Board has had this type of document for years now. Chairman Jones said we need to know if the constitutional officers are not intending to adopt this pay plan. Mr. Moron asked if the Board was planning to approve this now or at the budget hearing later this evening. Mrs. Griffith asked the Board to give an indication of their vote so that she can prepare the final documents for the Budget Hearing.

Commissioner Lockley made a motion to authorize adding the Evergreen Solutions Pay Plan to the Budget Hearing agenda for approval. Seconded by Commissioner Ward. Motion carried 5-0.

Sheriff Smith said that the money allocated by the Board for his employees would be spent as such.

Constitutional Officers

9. Clerk of Courts – Michele Maxwell – Report

Clerk Maxwell had no report for the Board.

Department Director's Reports

10. Superintendent of Roads and Bridges – Howard Nabors

Informational Items

- a. During the duration from August 1st to date we have had 12 employees out due to covid.
- b. Detail of Work Performed and Material Hauled by District (agenda packet)

11. Solid Waste Director – Fonda Davis

Action Item

Mr. Davis will present his report later in the meeting.

- a. Fishing Pier American with Disabilities Act (“ADA”) Accommodation:

On August 27, 2021, a citizen requested an American with Disabilities Act (“ADA”) accommodation to use his golf cart on the Eastpoint Fishing Pier. I have spoken with Mr. Shuler and advises him that this fishing pier is presently suitable for wheelchair use.

REQUESTED ACTION: Board Discussion and Possible Motion or Table to Authorize the Use of Golf Carts on the Eastpoint and St. George Island Fishing Piers.

Informational Item

b. Right-Of-Way Debris Pickup/Recycle Material Hauled Report (agenda packet)

12. Emergency Management Director – Pam Brownell Action Items

a. Request the Board approve the Disaster Debris Monitoring contractors selected by the reviewing committee: 1. Tetra Tech, 2. Disaster Program & Ops.

On a motion by Commissioner Ward, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board approved the Disaster Debris Monitoring contractors selected by the reviewing committee: 1. Tetra Tech, 2. Disaster Program & Ops. Motion carried 5-0.

b. Request the Board approve the Disaster Debris Removal & Disposal Services contractors selected by the reviewing committee: 1. SDR, 2. Crowder Gulf, 3. CERES Environmental.

On a motion by Commissioner Boldt, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board approved Disaster Debris Removal & Disposal Services contractors selected by the reviewing committee: 1. SDR, 2. Crowder Gulf, 3. CERES Environmental. Motion carried 5-0.

c. Request the Boards approval and signing of the Contracts for Disaster Debris Monitoring and Disaster Debris Removal & Disposal Services.

On a motion by Commissioner Ward, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board approved the Contracts for Disaster Debris Monitoring and Disaster Debris Removal & Disposal Services. Motion carried 5-0.

Informational Items

d. NEW EOC LOCATION – EOC Director and staff would like to request the new EOC location to be at the Apalachicola Airport. This will allow for use of the old EOC Building for storage, bunking, etc. This will also allow for use of existing storage buildings for EOC equipment. Another asset of having the EOC located at the Apalachicola Airport is the use of the Airport runway for airdrops of supplies after a disaster. Supplies can then be easily transported to the EOC/COUNTY staging area for distribution throughout the county as needed.

Mr. Moron presented Item 12 E from his report at this time.

E. New EOC Location: Recently, I forwarded the Board a map from the Florida Department of Emergency Management (FDEM) that indicated locations surveyed by FDEM to determine CAT 5 Storm Surge above grade requirements for a new Emergency Operation Center. There were 3 locations surveyed, first is the original location on the airport that has a 5.10’ above grade requirement, the second is the intersection of Brownsville Road and Airport Road with an 8.35’ above grade requirement, and the third location with a “No Surge” indication, meaning the building

can be built on grade, which is slightly north on Highway 65, from Highway 98, before the Landfill, Sheriff's Department, and Road Department. With this information, your staff would like some definite decision on where to design the new EOC so the engineer can start this process. Mr. Collins (AVCON) and I have not been able to meet with FDOT about the possibility of waiving the cost of a lease if the EOC is built on the airport, hopefully that will happen later this week or early next week.

Chairman Jones said he would like to see if we can get the property from the school district up Hwy 65 before moving forward. Mr. Moron said that Commissioner Ward is working on a project for workforce housing. He said that he isn't saying we can't share the property. Commissioner Lockley said that we need to leave the EOC where it currently is. He said that you can't drop planes over by the sheriff's department. What if the bridge closes? There is not an airport on Hwy 65. The existing EOC has been at the current location for a long time. Commissioner Parrish said that Hurricane Michael gave us a lot of insight on the value of having the EOC at the airport. Commissioner Ward said that she believes we should rely on the EOC staff to know the best place. Chairman Jones added that with the EOC on one side of the county you are divided in the event of a storm. Commissioner Boldt said he believed that interagency coordination is a huge bonus from a communication standpoint. Mr. Moron said that he is looking for a decision from the Board on where we plan to build the new EOC.

Commissioner Parrish made a motion to approve building the new EOC on site by the airport as recommended by the EOC staff. Commissioner Lockley seconded the motion. Motion carried 4-1, Commissioner Boldt opposed.

Commissioner Lockley said that he would like to begin talks about affordable housing. Mr. Moron stated that there is a clear distinction between work forced housing and affordable housing. Commissioner Lockley said that we need to make sure that we put it out there what type of housing we are planning to do.

- e. EOC Staff worked Hurricane Ida.
- f. EOC attended the BBHCC Call
- g. EOC Staff will attend the NWS Partner Planning Meeting on 09/02/21
- h. EOC Staff will attend the Big Bend COAD Ida Response Call on 09/02/21
- i. EOC Staff will attend the Big Bend COAD Ida Response Call on 09/03/21
- j. EOC Staff will attend the Call with Archive Social on 09/08/21
- k. EOC Staff will be at the Eastpoint Branch of the Franklin County Library on 09/08/21 at 11:00 AM to assist with Re-Entry Tags and answer questions regarding Emergency Management.
- l. EOC Staff will attend the Mitigate Florida Meeting on 09/14/21
- m. EOC Staff will be at the Carrabelle Branch of the Franklin County Library on 09/15/21 at 10:00 AM to assist with Re-Entry Tags and answer questions regarding Emergency Management.
- n. EOC Staff will attend the Regional Hospital, EM and CHD Coordination Call on 09/10/21.
- o. EOC will be offering a CERT (Community Emergency Response Team) Training here at the EOC on 09/16-09/17.
- p. EOC staff continue to update plans and contracts for Franklin County.

- q. 09/03/21 Regional Hospital, EM, and CHD Coordination Call.
- r. 08/14/21-08/15/21 and 08/28/21 EOC offered a CERT (Community Emergency Response Team) Training here at the EOC.
- s. EOC Staff will attend the NWS Partner Planning Meeting on 09/16/21
- t. EOC Staff will attend the Regional Hospital, EM and CHD Coordination Call on 09/17/21
- u. EOC Staff continue to update our Kiosk located throughout Franklin County with COVID Information along with Preparedness information for the storm.

KIOSK LOCATIONS:

Carrabelle – Franklin County Courthouse Carrabelle Annex Carrabelle Chamber of Commerce

Eastpoint – Carquest

Apalachicola – Franklin County Emergency Management Apalachicola Chamber of Commerce

Apalachicola Post Office

Mr. Fonda Davis presented his report at this time.

- a. Fishing Pier American with Disabilities Act (“ADA”) Accommodation:

On August 27, 2021, a citizen requested an American with Disabilities Act (“ADA”) accommodation to use his golf cart on the Eastpoint Fishing Pier. I have spoken with Mr. Shuler and advised him that this fishing pier is presently suitable for wheelchair use.

REQUESTED ACTION: Board Discussion and Possible Motion or Table to Authorize the Use of Golf Carts on the Eastpoint and St. George Island Fishing Piers.

Attorney Shuler reported that he and the Board’s outside counsel agree that the old bridge now converted into a fishing pier is exempt from the ADA. However, federal guidance provides that even though the bridge is an exempt structure the Board must make reasonable accommodation on mobility issues as requested. The federal guidance also provides that the use of golf carts is a reasonable accommodation of a request concerning mobility. In this case, it is not necessarily unreasonable to allow the use of a golf cart on the old bridge given that it once accommodated the use of cars and trucks, subject to rules of the road adopted by the board, such as requesting the display of a handicap parking decal, limiting speed to pedestrian walking speed, and prohibiting the use of ATVs and similar high-speed off-road vehicles to protect pedestrians who also use the old bridge. Mr. Davis has expressed some concern over public safety with enforcement of the speed limit and overloading of golf carts.

Attorney Shuler asked Mr. Davis to expound on the issues he feels should be considered when the Board votes to allow or prohibit golf carts on the piers. Mr. Davis said that he was not sure how the speed limit would be set or enforced. Chairman Jones said that most golf carts will not go over 20 mph, but that ATVs will go faster. Mr. Davis said if we open it up for golf carts would other ATVs be allowed. Attorney Shuler advised the Board was not voting on the use of ATVs on the piers. The Board is being asked to decide if they will allow golf carts only. Attorney Shuler said he recommends the Board allow this at a minimum accommodation with a speed limit to pedestrian speed, requesting people display their handicap parking placard so that the public can view it. That is if the Board doesn’t choose to allow everyone to use golf carts on the two piers. Commissioner Lockley asked if there should be designated spots for the golf carts to turn

around. Attorney Shuler said the Board could designate areas or not. Commissioner Boldt said if we are thinking of opening golf carts to public use, can we add speed bumps. Attorney Shuler said he felt this may be a tripping hazard and would not recommend. Commissioner Ward asked who was going to enforce the handicap placard. Chairman Jones asked how they would get to the piers to begin with. Attorney Shuler said he assumed that people would trailer their golf carts to the pier. Commissioner Parrish said he is concerned with mixing people on foot, in wheelchairs and golf carts. He asked what the liability would be for the county. Commissioner Parrish said he is opposed to the idea. Chairman Jones said he felt the Board would be creating more problems than relieving.

Commissioner Parrish made a motion to deny use of golf carts on both piers. Commissioner Lockley seconded the motion.

Commissioner Boldt asked if it would be appropriate to have one pier designated as ‘golf carts allowed’. Chairman Jones said that he felt this would open more issues. Chairman Jones asked that the Board considering amending the motions to reflect the reason why we are denying the request which is safety issue of mixing pedestrians with motorized vehicles.

Commissioner Parrish amended his motion to deny the use of golf carts on both piers due to the safety issues associated with mixing pedestrians with motorized vehicles. Commissioner Lockley seconded the amended motion. Motion carried 5-0.

Attorney Shuler addressed the following item from his report at this time.

1. Request Public Hearing to Consider an Amendment to the Beach Flagging System

Attorney Shuler reported that under the current beach flagging system, Carrabelle Beach Park is treated the same as the public beach on St. George Island. In this case, it means that the waters at Carrabelle Beach Park would be closed to the public in circumstances when the water conditions did not justify the closure. The reality is that the protected water conditions on St. George and Carrabelle Beach Park are not the same as the water conditions on the public beaches on St. George Island facing the Gulf of Mexico. Attorney Shuler requested that the Board authorize a public hearing for the board to consider the amendments to the current beach flagging system.

Attorney Shuler asked Mr. Davis if he had any opinion on this matter. Mr. Davis said that he is in favor of holding a public hearing.

On a motion by Commissioner Ward, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board authorized Attorney Shuler to schedule a public hearing on the Amendment to the Beach Flagging System. Motion carried 5-0.

Mr. Moron announced to the public that the board had two director reports before going into the public hearings.

Informational Item

b. Right-Of-Way Debris Pickup/Recycle Material Hauled Report (agenda packet)

13. **Extension Office Director – Erik Lovstrand Informational Items**

General Extension Activities:

- a. During this period, the Extension office assisted citizens on topics of wetland plant identification, soils maps source, hibiscus gall midge, scale issues, sea oats source for dune restoration, swarming fire ant identification, and more.
- b. Extension Director participated in a webinar about a recently developed forecasting system that informs better reservoir operations and water management.
- c. Extension Director participated in an ACFS Apalachicola Caucus meeting.
- d. Extension Director participated in a Friends of the Reserve Board meeting.

Sea Grant Extension:

- e. Extension Director participated in a statewide FL Sea Grant online meeting.

4-H Youth Development:

- f. District III 4-H youth have elected officers for this year. District III includes youth from Franklin, Gulf, Liberty, Wakulla, Leon, and Jefferson Counties.
- g. Our new 4-H Leadership/Community Service club is kicking off on September 10 at the Eastpoint Library at 3:15. Youth ages 13-18 are encouraged to attend. Club leader will be Candice Sheridan. Contact 850-567-7270.
- h. The 4-H Shooting Sports/archery club is recruiting new members for this year also. Contact Michelle Gray at 850-210-3277 for details and meeting times.

Family and Consumer Sciences:

- i. Family Nutrition Program assistant continues providing nutrition programing in local schools and is assisting with training activities for the newly hired Gulf County FNP staff.

Agriculture/Home Horticulture:

- j. Franklin County Master Gardeners are meeting monthly now and hosting weekly plant clinics at the Extension office and the County libraries.

14. Library Director – Whitney Roundtree Action Items

- a. FT employee, Ashley Kim, of the Eastpoint branch submitted her letter of resignation. Requesting permission from the board to advertise the position both internally and externally with a starting salary of \$25,000.

On a motion by Commissioner Ward, seconded by Commissioner Parrish, to approve advertising the position both internally and externally with a starting salary of \$25,000. Motion carried 4-1, Commissioner Lockley opposed.

- b. Requesting permission from the board to transition the position of PT Library Assistant, Nancy Cuffman, to a FT Library Assistant.

On a motion by Commissioner Ward, seconded by Commissioner Boldt, to authorize the transition of the PT Library Assistant position, Nancy Cuffman, to a FT Library Assistant.

Mrs. Griffith noted that the position transition would not take effect until October 1st provided the board approves the proposed budget.

Commissioner Ward amended her motion to authorize the transition of the PT Library Assistant position, Nancy Cuffman, to a FT Library Assistant effective October 1st provided the proposed budget is approved. Motion carried 4-1, Commissioner Lockley opposed.

Chairman Jones gave Mrs. Roundtree the information provided by Ms. Carin earlier in the meeting regarding Constitutional Week. Chairman Jones said if there is any accommodation that can be made to please do so.

Informational Items

c. Thank you to the Rock by The Sea Foundation for the \$10,000 donation to the Friends of the Franklin County Public Libraries. Proceeds will be used to fund the Music as a Second Language program and 2022's Summer Reading Program.

d. WILD Staff Day was canceled due to the recent rise in COVID 19 cases and will be rescheduled for Spring 2022.

e. The Franklin County Public Library is now a FamilySearch affiliate library, extending FamilySearch's services to library patrons free-of-charge. Affiliate libraries have access to FamilySearch's digital genealogical collections that are otherwise accessible only through a FamilySearch family history center. FamilySearch also provides its affiliates with the latest tools and tips for genealogy reference librarians.

f. September is National Library Card Sign-Up and the FCPL will be promoting and encouraging residents to sign-up for a free library card all month long.

g. September 26th- October 2, 2021, is Banned Books Week. Banned Books Week is an annual event celebrating the freedom to read. Typically held during the last week of September, it spotlights current and historical attempts to censor books in libraries and schools. It brings together the entire book community — librarians, booksellers, publishers, journalists, teachers, and readers of all types — in shared support of the freedom to seek and to express ideas, even those some consider unorthodox or unpopular. This year's theme is "Books Unite Us. Censorship Divides Us." Sharing stories important to us means sharing a part of ourselves. Books reach across boundaries and build connections between readers. Censorship, on the other hand, creates barriers.

FCPL will be hosting a young adult "Banned and Challenged Books" challenge using the Beanstack app. Participants will earn the chance to win a \$50 Amazon Gift Card, provided by the Friends of the Franklin County Public Library.

Upcoming Events:

Franklin County Public Library Eastpoint Branch

- September 7th– Diabetes Awareness at 10:00 AM. Have all your questions answered about diabetes from a trained professional. John is here to answer any questions you may have. No appointment is needed, program is free and open to the public.

- September 7th – Book Chat at 1:30 PM. Discuss the current books you have been reading or may be interested in reading. There is no set book for this group; the book of choice is up to the individual.
- September 8th- Disaster Preparedness Awareness at 11:00 AM. September is National Disaster Preparedness Month. Do you know what to do in the event of a disaster? Do you have questions like: “What should I do if a hurricane or Tropical Storm is forecast to impact Franklin County?” “What should I have in my disaster kit?” “What do I do if I have any damage?” Have all those and more questions answered. This program will be hosted by the Franklin County Emergency Management team.
- September 9th- Anime Club at 4:00 PM. Open to grades 6-12, discuss new events and favorite anime characters and books.
- September 10th- Franklin Elite 4-H at 3:15 PM. Calling new and existing members ages 13-18 to join us in leadership and community service focused 4-H group.
- September 15th- Writers Forum at 1:00 PM. Interested in becoming a writer? This group meets once a month to discuss new ideas and learn useful tips from local author, Dawn Radford.
- September 16th – Poetry Workshop at 10:00 AM. There will be a brief reading by Anthony Watkins followed by sharing and discussing the work of local poets as well as a general discussion about all things literary.

Franklin County Public Library- Carrabelle Branch

- September 2nd & 16th- Maker Space at 4:00 PM. A group for kids ages 8-12, that meets to learn how to build and design using a variety of tools and resources that allows them to use their imaginations
- September 10th- Book Chat at 1:30 PM. Monthly group that meets to discuss the current books they have been reading or maybe interested in reading. There is no set book for this group; the book of choice is up to the individual.
- September 11th- Plant Clinic at 11:00 AM. Hosted by the Franklin County Master Gardeners. If you have any concerns or questions about your garden and plants this is the place to find the answers.
- September 14th- Anime Club at 4:00 PM. Open to grades 6-12, discuss new events and favorite anime characters and books.
- September 15th- - Disaster Preparedness Awareness at 10:00 AM. September is National Disaster Preparedness Month. Do you know what to do in the event of a disaster? Do you have questions like: “What should I do if a hurricane or Tropical Storm is forecast to impact Franklin County?” “What should I have in my disaster kit?” “What do I do if I have any damage?” Have all those and more questions answered. This program will be hosted by the Franklin County Emergency Management team.
- September 30th- Poetry Workshop at 10:00 AM. There will be a brief reading by Anthony Watkins followed by sharing and discussing the work of local poets as well as a general discussion about all things literary.

The Board held the Public Hearings at this time.

Public Hearings

17. Land Use Change 2.01 Acres 10:30 a.m. (ET)

AN ORDINANCE AMENDING THE FRANKLIN COUNTY COMPREHENSIVE PLAN TO CHANGE THE PERMITTED USE OF A 2.01 ACRE PARCEL OF LAND IN SECTION 12, TOWNSHIP 7 SOUTH, RANGE 4 WEST, FROM COMMERCIAL TO RESIDENTIAL.

Mrs. Bankston presented the request to the Board. Chairman Jones asked what the advantage was of the zoning change. Mrs. Bankston said that the property owners will be able to put more houses on their property. Chairman Jones noted that by approving the board is reducing the amount of commercial property in Lanark Village.

Chairman Jones asked if the intent was to build three sites. Ms. Carol said no, they were planning to build six. She has met with Mr. Curenton. The reason we decided to go from commercial to residential is that we were having trouble selling the property. Attorney Shuler advised the board that the potential density of the land use change was not being approved today. The request today is a land use change. Chairman Jones called for public comments. There were no public comments. Commissioner Parrish asked if the property in question was surrounded by commercial property. Mrs. Bankston confirmed that it is correct.

On a motion by Commissioner Boldt, seconded by Commissioner Ward, to approve an ordinance amending the Franklin County Comprehensive Plan to change the permitted use of a 2.01-acre parcel of land in Section 12, Township 7 South, Range 4 West, from Commercial to Residential. Motion carried 3-2, Commissioner Parrish and Commissioner Lockley opposed.

18. Rezoning 2.01 Acres 10:35 a.m. (ET)

AN ORDINANCE REZONING 2.01 ACRES OF LAND IN SECTION 12, TOWNSHIP 7 SOUTH, RANGE 4 WEST, FROM C-4 MIXED USE RESIDENTIAL DISTRICT TO R-1A SINGLE FAMILY RESIDENTIAL SUBDIVISION DISTRICT.

Mrs. Bankston presented the request to the Board. Chairman Jones called for public comments. There were no public comments.

On a motion by Commissioner Boldt, seconded by Commissioner Ward, to approve an ordinance rezoning 2.01-acres of land in Section 12, Township 7 South, Range 4 West, from C-4 Mixed Use Residential District to R-1A Single Family Residential Subdivision District. Motion carried 3-2, Commissioner Parrish and Commissioner Lockley opposed.

19. Rezoning 1.23 Acres 10:40 a.m. (ET)

AN ORDINANCE REZONING 1.23 ACRES OF LAND IN SECTION 12, TOWNSHIP 7 SOUTH, RANGE 4 WEST, FROM C-2 COMMERCIAL BUSINESS DISTRICT TO C-4 MIXED USE RESIDENTIAL DISTRICT.

Mrs. Bankston presented the request to the Board. Mrs. Schultz spoke to the Board stating they were requesting this rezoning to bring the property into compliance. The property includes a plaza, a restaurant, an Air B&B property, and a residence. It is a multi-use property. Commissioner Boldt said that he has observed the property and it is currently being used as mixed use. Chairman Jones called for public comments. There were no public comments.

On a motion by Commissioner Boldt, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board approved an ordinance rezoning 1.23 acres of land in Section 12, Township 7 South, Range 4 West, from C-2 Commercial Business District to C-4 Mixed Use Residential District. Motion carried 5-0.

20. Rescinding Ordinance 81-3 11:00 a.m. (ET)

An Ordinance Rescinding Ordinance 81-3 which Regulates the Eastpoint Boat Ramp; Provides Hours of Operation; Prohibits Alcohol and Providing for Penalties; Providing for an Effective Date.

Attorney Shuler presented the request to the Board. He said that the ordinance was first adopted on an emergency basis to address some nighttime drinking. Commissioner Ward said she is concerned with the hours of operation. Chairman Jones said the revision will remove the hours of operation. Chairman Jones called for public comments. There were no public comments.

On a motion by Commissioner Ward, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board authorized rescinding ordinance 81-3 which Regulates the Eastpoint Ramp. Motion carried 5-0.

Other Reports

15. **Interim Airport Manager – Ted Mosteller**

Most of this report is FYI and up-date as I continue to busily perform the duties of Airport Manager--with some BCC consideration and discussion.

a) FYI: Obstruction Clearance Project (Tree/Vegetation eradication)—safety issue.

Proceeding with an RFP for Obstruction clearance.

b) FYI: Researching—with Mo gas demands increasing--It would be prudent to include the Mo gas equipment during the construction of the new fuel farm.

c) FYI: The roof repairs done to the FBO hanger/office appear to be holding—do need to replace ceiling tiles (order box of tiles from ACE?).

On a motion by Commissioner Parrish, seconded by Commissioner Ward, to purchase ceiling tiles. Commissioner Lockley inquired as to why this was coming before the Board. Commissioner Parrish reminded Mr. Mosteller that in the future he could coordinate with Mr. Moron on these types of purchases.

Commissioner Parrish rescinded the motion.

d) FYI: COVID delayed the electric for sewage and electric gate upgrade to Monday 8/30/21. Cates Electric completed this task—powering the electric gate and sewage pump from the EOC generator circuit. (Powers the gate and sewage pump during a power outage)

e) FYI: Cates Electric preparing for EOC electric service repair/up-date.

f) FYI: Pam working on EOC equipment/electric building roofing issue.

g) Update Note: Clint informed me that three of the seven Ring Power technicians have Covet and that the vault generator repair will not be until next week—at best. As of Thursday-9/2/21—I have not heard back yet.

h) Discussion--Consider that county supply manpower (—after work force back—from COVID?) and rent excavator from Ring Power (estimated to be between \$10K and \$15k/month) to clean out ditches/swales. (Includes portions in the RPZ's)—the county last cleaned the ditches when the county's Kubota excavator was new. Researching to determine if rental can be included in Drainage Grant? — probably not?

i) Discussion: Consider that Road Departments' mechanic perform much needed servicing/maintenance on airport equipment. (Most equipment in deplorable condition)

j) FYI: Since the GAO issue about paying yourself rent has recently come to light—as your Airport Manager who is charged with compliance with Federal, State, and local regulations—I am researching the GAO (General Accounting Office) /FAA issue of requiring County paying itself rent for non-aviation use of the airport facilities.

The issue stems from the fact that the Federal Government deeded the airport to the county and has subsequently supplemented/supported the airport. The county has signed assurances to maintain the airport as such.

Commissioner Parrish said years ago we couldn't get enough of tenants, so we rented out hangars for storage, is that the current situation? Mr. Mosteller said no.

Our grants are being endangered because our FBO is collecting rent for the "T" hangars, and they are requiring us to collect. Mrs. Griffith said the FBO is responsible for managing all the hangars. We did not realize that the lease was structured incorrectly, and this is how we had always done it. Mrs. Griffith said she would envision them remaining responsible for managing them and the funds being transferred over. We would need to talk to Mr. Quentin to make sure this is an acceptable structure change. Commissioner Boldt asked if with this arrangement were we impairing the airport's ability to receive grants. Mr. Moron said that we haven't been denied any monies. However, the have strongly suggested the structure be changed.

k) FYI Address the issue of FDOT policy of 'T' hanger rent collection process and non-aviation hangar use endangering future grant funds for 'T' hanger and box hangar construction. I currently have three prospective tenants wanting box hangers and the FBO has some 14 on list awaiting 'T' hangers. The FDOT requires the county collect the rent funds and the FDOT funded hangers are used for aviation purposes (aircraft storage, etc.).

l) FYI: To reiterate: Some issues currently listed: Airport Manager Duties, etc. report. Update. Flight Obstruction Clearance—safety issue.

Fuel Farm, Mogas, etc. EOC

Prospective list more than 14 waiting for 'T' hangars.

3 ea. Prospective tenants for a box hangar.

Review of leases—(FDOT) including revenue flow and use of facilities. Equipment inventory (including repair and maintenance)—much equipment in deplorable condition. Working on maintenance arrangements.

JD 5520

New 20' batwing mower on order Shelter for airport equipment.

Building maintenance--Leaking roofs, etc.--Electric service for T hangars Flight operations counter

NDB

Security Plan Master Plan

Apron rehabilitation

FBO hangar ventilation ceiling fans FBO hangar floor (original WWII)

Jingoli Power lease

m) Questions? /Discussion?

Mr. Moron noted that Jingoli Power is looking to fill several positions. If any of the Commissioners have constituents that may be interested, please reach out to me and I will provide you with the contact details.

16. SHIP Administrator - Lori Switzer-Mills

Action Items

a. SHIP Annual Reports

The first item in your packet is the SHIP Annual Report for close out FY 2018-2019. The total expended is \$462,870.11. Six applicants were served with Down Payment Assistance, 9 with Owner Occupied Rehabilitation, 2 with emergency repairs and 18 with Disaster Grants. On page 11 the report shows the data so far for interim year 1- 2019/2020. We do not have data for interim year 2.-2020/2021 as we did not receive SHIP funds last year.

This year we are also required to submit an annual report for FY 2019-2020 Hurricane Housing Recovery Funds. As of June 30th, the total expended is \$855,166.80 and

\$188,039.60 encumbered.

Request: I am requesting Board action to approve the SHIP Annual Reports for closeout FY 2018-2019 and HHRP 2019-2020.

Commissioner Ward asked if the Board should vote on this in two separate motions. Attorney Shuler said that they should.

On a motion by Commissioner Ward, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board approved the SHIP Annual Reports for closeout FY 2018-2019. Motion carried 5-0.

On a motion by Commissioner Ward, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board approved the HHRP Annual Report for 2019-2020. Motion carried 5-0.

b. Hurricane Housing Recovery Funds (HHRP)

At the July 6, 2021, meeting you approved a change in the cost of the manufactured home replacement for 552 Oyster Road, Apalachicola due to the home having to be an Exposure D home. The total approved \$85,452.21. Capital Area Community Action agreed to help with the needed Septic Replacement. Capital Area Community Action's estimate for the septic system is \$13,300.00, they are only able to pay \$9,000 which leaves a balance of \$4,300.00.

I am requesting a motion to change the total amount of the mobile home replacement for 552 Oyster Road, Apalachicola from \$85,452.21 to \$89,752.21.

Chairman Jones asked if Apalachicola water and sewer went out to Oyster Road. Mrs. Switzer said they have access to water but not sewer.

On a motion by Commissioner Lockley, seconded by Commissioner Parrish, and by a unanimous vote of the Board present, the Board approved changing the total amount of the mobile home replacement for 552 Oyster Road, Apalachicola from \$85,452.21 to \$89,752.21. Motion carried 5-0.

c. Down Payment Assistance Program

Currently, the Down Payment Assistance purchase price limit is \$175,000.

After speaking to several potential homebuyers and local realtors I am being told that there are not many homes on the market for under \$175,000. Houses are selling for at least \$250,000 right now. It will be very hard for applicants to use the Down Payment Assistance funds if there are no homes available under that limit. The USDA, Rural Development Area Loan Limit for Franklin County is \$285,000.

Due to the increase in the cost of housing, new construction, and existing housing I am asking the Board to consider raising the purchase price limit from \$175,000 to \$250,000.

Chairman Jones said he believes the county should match the amount approved by USDA. Commissioner Parrish asked if there was an income limit on the funds. Mrs. Switzer said yes; the limit for a family of four is \$69,000.

Commissioner Ward made a motion to raise the purchase price limit from \$175,000 to \$250,000. Commissioner Lockley seconded the motion.

Chairman Jones asked Attorney Shuler if it would be appropriate to amend the motion to reflect changing the limit to the Rural Development Area Loan Limit. Attorney Shuler agreed that it would be appropriate.

Commissioner Ward amended her motion to state raising the purchase price limit for the Down Payment Assistance program to the current and future limits of the Rural Development Area Loan Limit which is currently at \$285,000. Commissioner Lockley seconded the motion.

Commissioner Lockley asked what the amounts was for the down payment assistance for \$285,000. Mrs. Switzer said it would vary based on the applicant's income level. She said for moderate income would be \$10,000, for low income \$12,500 and for very low income \$12,500. Mrs. Switzer noted that the Board sets these limits, and it is revised with the plan each year. The current numbers have been the same for the past six to nine years. **Motion carried 5-0.**

Public Hearings

17. Land Use Change 2.01 Acres 10:30 a.m. (ET)

AN ORDINANCE AMENDING THE FRANKLIN COUNTY COMPREHENSIVE PLAN TO CHANGE THE PERMITTED USE OF A 2.01 ACRE PARCEL OF LAND IN SECTION 12, TOWNSHIP 7 SOUTH, RANGE 4 WEST, FROM COMMERCIAL TO RESIDENTIAL.

Item addressed earlier in the meeting.

18. Rezoning 2.01 Acres 10:35 a.m. (ET)

AN ORDINANCE REZONING 2.01 ACRES OF LAND IN SECTION 12, TOWNSHIP 7 SOUTH, RANGE 4 WEST, FROM C-4 MIXED USE RESIDENTIAL DISTRICT TO R-1A SINGLE FAMILY RESIDENTIAL SUBDIVISION DISTRICT.

Item addressed earlier in the meeting.

19. Rezoning 1.23 Acres 10:40 a.m. (ET)

AN ORDINANCE REZONING 1.23 ACRES OF LAND IN SECTION 12, TOWNSHIP 7 SOUTH, RANGE 4 WEST, FROM C-2 COMMERCIAL BUSINESS DISTRICT TO C-4 MIXED USE RESIDENTIAL DISTRICT.

Item addressed earlier in the meeting.

20. Rescinding Ordinance 81-3 11:00 a.m. (ET)

An Ordinance Rescinding Ordinance 81-3 which Regulates the Eastpoint Boat Ramp; Provides Hours of Operation; Prohibits Alcohol and Providing for Penalties; Providing for an Effective Date.

Item addressed earlier in the meeting.

County Staff & Attorney Reports

21. **Fiscal Manager/Grants Coordinator – Erin Griffith**

a. BOARD ACTION: Approval of FDOT SCOP Construction Widening and Resurfacing CR30A

Franklin County has received a grant from the Florida Department of Transportation to fund the construction portion of the widening and resurfacing of 5.261 miles of CR30A from Highway 98 to Thirteen-Mile Road. This project is fully funded by the state grant and is expected to cost \$3,671,550.

Board action to approve the attached grant agreement and resolution granting authorization for the chairman to sign the agreement.

On a motion by Commissioner Parrish, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board approved the FDOT SCOP Construction Widening and Resurfacing CR30A grant agreement and resolution granting authorization for the Chairman to sign the agreement. Motion carried 5-0.

RESOLUTION OF AUTHORIZATION

FRANKLIN COUNTY

BOARD OF COUNTY COMMISSIONERS

WHEREAS, the Florida Department of Transportation has awarded the Franklin County Board of County Commissioners funding from the Small County Outreach Program for the construction to widen and resurface CR 30A from US 98 to Thirteen Mile Road (Financial Project Number 440621-1-54-01), and

WHEREAS the Florida Department of Transportation requires the Franklin County Board of County Commissioners to adopt a Resolution authorizing the Chairman to sign the Small County Outreach Program contract, and

WHEREAS, the Franklin County Board of County Commissioners has voted in an open meeting to have the Chairman sign the Small County Outreach Program contract,

NOW, THEREFORE, BE IT RESOLVED BY THE FRANKLIN COUNTY BOARD OF COUNTY COMMISSISONERS, that the Chairman is hereby authorized to sign the Small County Outreach Program contract for the construction to widen and resurface CR 30A from US 98 to Thirteen Mile Road (Financial Project Number 440621-1-54-01).

b. BOARD ACTION: Approval of FDOT SCRAP Design and Construction Improvements Hwy 67

Franklin County has received a grant from the Florida Department of Transportation to fund the design and construction costs to widen and resurface approximately 2.00 miles of Highway 67 from Crooked River Bridge to State Forest Road 166. This project is fully funded by the state grant and is expected to cost \$1,970,050.

Board action to approve the attached grant agreement and resolution granting authorization for the chairman to sign the agreement.

On a motion by Commissioner Boldt, seconded by Commissioner Lockley, and by a unanimous vote of the Board present, the Board approved the FDOT SCRAP Design and Construction Improvements Hwy 67 grant agreement and resolution granting authorization for the Chairman to sign the agreement. Motion carried 5-0.

RESOLUTION OF AUTHORIZATION

FRANKLIN COUNTY

BOARD OF COUNTY COMMISSIONERS

WHEREAS, the Florida Department of Transportation has awarded the Franklin County Board of County Commissioners funding from the Small County Road Assistance Program for the survey, design, permitting and preparation of construction plans and bid documents to widen and resurface CR 67 from Crooked River Bridge to State Forest Road 166 along with construction of the improvements (Financial Project Number 440644-2-54-01), and

WHEREAS the Florida Department of Transportation requires the Franklin County Board of County Commissioners to adopt a Resolution authorizing the Chairman to sign the Small County Outreach Program contract, and

WHEREAS, the Franklin County Board of County Commissioners has voted in an open meeting to have the Chairman sign the Small County Outreach Program contract,

NOW, THEREFORE, BE IT RESOLVED BY THE FRANKLIN COUNTY BOARD OF COUNTY COMMISSISONERS, that the Chairman is hereby authorized to sign the Small County Road Assistance Program contract for the survey, design, permitting and preparation of construction plans and bid documents for the widening and resurfacing of CR 67 from Crooked River Bridge to State Forest Road 166 along with construction of the improvements (Financial Project Number 440644-2-54-01).

c. BOARD ACTION: Approval of FDOT SCRAP Design Grant Hwy 67 SFR 166-172 Franklin County has received a grant from the Florida Department of Transportation to fund the design costs to

widen and resurface approximately 1.8 miles of Highway 67 from State Forest Road 166 on to State Forest Road 172. This project is fully funded by the state grant and is expected to cost \$142,069.

Board action to approve the attached grant agreement and resolution granting authorization for the chairman to sign the agreement.

On a motion by Commissioner Boldt, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board approved the FDOT SCRAP Design Grant Hwy 67 SFR 166-172 grant agreement and resolution granting authorization for the chairman to sign the agreement. Motion carried 5-0.

**RESOLUTION OF AUTHORIZATION
FRANKLIN COUNTY
BOARD OF COUNTY COMMISSIONERS**

WHEREAS, the Florida Department of Transportation has awarded the Franklin County Board of County Commissioners funding from the Small County Road Assistance Program for the survey, design, permitting and preparation of construction plans and bid documents to widen and resurface CR 67 from State Forest Road 166 to State Forest Road 172 (Financial Project Number 440644-3-34-01), and

WHEREAS the Florida Department of Transportation requires the Franklin County Board of County Commissioners to adopt a Resolution authorizing the Chairman to sign the Small County Outreach Program contract, and

WHEREAS, the Franklin County Board of County Commissioners has voted in an open meeting to have the Chairman sign the Small County Outreach Program contract,

NOW, THEREFORE, BE IT RESOLVED BY THE FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONERS, that the Chairman is hereby authorized to sign the Small County Road Assistance Program contract for the survey, design, permitting and preparation of construction plans and bid documents for the widening and resurfacing of CR 67 from State Forest Road 166 to State Forest Road 172 (Financial Project Number 440644-3-34-01).

d. **BOARD INFORMATION: Grant Application Window Opens FRDAP Program**

The grant application window for the 2022/2023 Florida Department of Transportation FRDAP program opens on October 1st and closes on October 15th. The FRDAP program is a competitive award program for enhancements to parks and recreation facilities. A proposed FRDAP project must be for one of the three following categories: acquisition of land for public outdoor recreational purposes, development and/or renovation of land for public outdoor recreational purposes, or construction and/or renovation of a public recreational trail. Grant awards range from \$50,000 to \$200,000. There is no match required for awards of up to \$50,000, a 25% local match requirement from \$50,001 to \$150,000 and a 50% local match requirement for requests more than \$150,000. Are there any parks or projects that come to mind that the Board would like to consider for a FRDAP program application? Recently completed projects in Franklin County through FRDAP funding includes the \$50,000 for a new football/soccer field and basketball court at DW Wilson Park in 2017/2018 and \$50,000 for the relocation of the T-Ball fields, playground enhancements and field netting at Vrooman park in 2015/2016.

Commissioner Ward said that she would like to submit some improvements for Vrooman Park. Chairman Jones said there were some things needed at the Lighthouse Park on St. George Island. Mrs. Griffith said

the county is allowed to apply for two projects. Commissioner Boldt said there may be a property in Lanark Village that a basketball court could be built. He said the number of children there is growing.

Chairman Jones reported that he and Mr. Solomon would be travelling to the Visit Florida Conference and asked if the Board needed to approve the travel expenditure. Mrs. Griffith said the Board would need to be approved and the travel forms for the county would need to be completed.

On a motion by Commissioner Lockley, seconded by Commissioner Parrish, and by a unanimous vote of the Board present, the Board approved the travel expenditure for Chairman Jones and Mr. John Solomon to travel to the Visit Florida Conference.

Chairman Jones called for public comments and there were none.

Motion carried 5-0.

22. County Coordinator – Michael Morón

Action Items

a. Armory Architect Selection: At your last meeting the Board opened and read out loud submissions received for the County's Request for Qualifications advertisement for Fort Coombs Armory architectural services. There were three packets submitted, and of the three, Gilchrist, Ross, Crowe Architects of Tallahassee was the highest ranked firm. If the Board accepts the committee recommendation, staff will setup a meeting as soon as possible to start contract and pricing negotiations and discuss a timeline for the installation of the fire sprinkler system, repainting of the interior and refinishing the floors.

Board action to accept the committee recommendation and start negotiations with Gilchrist, Ross, Crowe Architects of Tallahassee to perform architectural services for the Fort Coombs Armory rehabilitation project.

On a motion by Commissioner Parrish, seconded by Commissioner Lockley, and by a unanimous vote of the Board present, the Board approved acceptance of the committee recommendation and start negotiations with Gilchrist, Ross, Crowe Architects of Tallahassee to perform architectural services for the Fort Coombs Armory rehabilitation project. Motion carried 5-0.

b. COVID-19 Leave Update: The Board, at your last meeting, extended indefinitely, access to the unused remainder of the Federal FFCRA emergency paid sick leave for employees that had not used all the provided 80 hours if an employee was unable to work, including able to telework, because the employee : 1. was subject to a Federal, State or local quarantine or isolation order related to COVID-19 or 2. had been advised by a health care provider to self-quarantine related to COVID-19 or 3. was experiencing COVID-19 symptoms and was seeking a medical diagnosis. Employees would still need to complete the Emergency Paid Sick Leave Request Form for eligible reasons 1-3 above to utilize this leave. During this discussion, the Board requested that I contact the County's Labor Attorney for a recommendation on new employees hired after the March 31, 2021, County's expiration date of this policy entitlement to this leave. Attorney Carson stated that this extension of the FFCRA emergency paid sick leave does apply to new hires with the same restrictions as employees hired before that date. In his recommendation, Attorney Carson also suggested putting a date specific end to the policy and if there are further extensions from that date, restricting it to current employees.

Board discussion and direction.

On a motion by Commissioner Ward, seconded by Commissioner Boldt, and by unanimous vote of the Board present, the Board extending the COVID-19 Leave through December 31, 2021.

Commissioner Boldt inquired whether this covered all county employees. Mr. Moron said this applies to all county employees but not those employed by constitutional offices. **Motion carried 5-0.**

c. CACAA Unreimbursed Expenses: As Capital Area Community Action Agency (CACAA) is getting closer to closing out the donated funds account for the Eastpoint Fire survivors, there are three expenses that were paid by CACAA that were never reimbursed from the account. There was some hope from CACAA that the Department of Economic Opportunity (DEO) would provide some additional emergency funds that would cover these expenses therefore more of the donated funds would be spent directly on the survivors. Unfortunately, DEO did not provide those additional emergency funds and since there is only \$30,033.71 remaining in the account, CACAA is submitting the following three expenses for reimbursement, \$1,140.50 for trailer tag registration, \$494.64 for the purchase of Reese Towpower/accessories for the trailers, and \$11,673.00 for the transportation of the travel trailers for a total of \$13,308.14. With the approval of these expenses, there will be \$16,725.57 remaining in the account. Board action to approve reimbursement of \$13,308.14 of expenses, listed above, paid by Capital Area Community Action Agency for the Eastpoint Fire survivors from the donated funds account.

On a motion by Commissioner Parrish, seconded by Commissioner Lockley, and by a unanimous vote of the Board present, the Board approved the reimbursement of \$13,308.14 of expenses, listed above, paid by Capital Area Community Action Agency for the Eastpoint Fire survivors from the donated funds account. Motion carried 5-0.

d. GIS ARPC agreement: Apalachee Regional Planning Council (ARPC) recently informed County staff of their new GIS Specialist. As you know, in 2020 ARPC enhanced the County's GIS map with updated and added Future Land Use, Existing Land Use and other layers. With the Building Department's move to a more robust building permitting software, integration with the County's GIS map will be an important option, therefore updates to the current map is needed. Today I am asking the Board to authorize staff to negotiate an agreement with ARPC that will be presented to you at a future meeting for approval.

Board action to authorize staff to negotiate an agreement with Apalachee Regional Planning Council for updates to the County's GIS map.

On a motion by Commissioner Ward, seconded by Commissioner Boldt, and by a unanimous vote of the Board present the Board authorized staff to negotiate an agreement with Apalachee Regional Planning Council for updates to the County's GIS map. Motion carried 5-0.

e. New EOC Location: Recently, I forwarded the Board a map from the Florida Department of Emergency Management (FDEM) that indicated locations surveyed by FDEM to determine CAT 5 Storm Surge above grade requirements for a new Emergency Operation Center. There were 3 locations surveyed, first is the original location on the airport that has a 5.10' above grade requirement, the second is the intersection of Brownsville Road and Airport Road with an 8.35' above grade requirement, and the third location with a "No Surge" indication, meaning the building can be built on grade, which is slightly north on Highway 65, from Highway 98, before the Landfill, Sheriff's Department, and Road Department. With this information, your staff would like some definite decision on where to design the new EOC so the engineer can start this process. Mr. Collins (AVCON) and I have not been able to meet with FDOT about the possibility of waiving the cost of a lease if the EOC is built on the airport, hopefully that will happen later this week or early next week.

Board action to determine a location for the new Emergency Operation Center.

Item addressed earlier in the meeting.

f. School Board Property: Last week, Chairman Jones and I met with School Superintendent Steve Lanier to discuss the possibility of the School District releasing the 26.93 acres of property adjacent and north of the Sheriff's Department back to the County. Years ago, this property was transferred to the School District from the County as part of an exchange for property in Carrabelle, which is now the Carrabelle Library branch. Mr. Lanier stated that the School District does not have any plans for the use of this property. The County, however, could use this property as a workforce housing project or some other project. The Superintendent is asking for a letter from this Board requesting this property. That letter would be presented to the School Board for consideration.

Board action to authorize the Chairman's signature on a letter to the School Board requesting the transfer of the 26.93 acres of property adjacent to the Sheriff's Department to the County.

On a motion by Commissioner Lockley, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board authorized the Chairman's signature on a letter to the School Board requesting the transfer of the 26.93 acres of property adjacent to the Sheriff's Department to the County.

Mr. Moron said that we will give them an intent of what the land is to be used for. Commissioner Ward said there is a grant from Opportunity Florida that would provide workforce housing. This is money that we could possibly get for homes for law enforcement and teachers. Chairman Jones said basically everything he has read is if we can get the property, we can get grants to build the homes. We just can't use the money to purchase land. All the land can be put in trust, set up to accommodate law enforcement, nursing, and education. Chairman Jones said he is okay with the idea of setting aside a certain number of homes to be used specifically to house educators. Commissioner Ward said she would like to know what strings are attached. Mr. Moron said he is asking for the property to be given back to the county. Commissioner Parrish said he is unaware of the property previously being traded for property in Carrabelle. Now the county always inserts a reverter clause so that the property automatically reverts to the county if not used for the original requested purpose. **Motion carried 5-0.**

g. Franklin School Homecoming Parade Route: As the school year has started, Homecoming events are right around the corner. This year the Homecoming parade will take place on Friday, October 1, 2021, from 1:30 p.m. to 2:15 p.m. The parade will begin at the intersection of CA Gillespie and Highway 98, then travel east on Highway 98 turning onto School Road, ending at the School Road and Highway 98 intersection. Beginning at 1:30 p.m. traffic traveling east will be detoured beginning at the intersection of Highway 98 and Bayshore Drive, turning left onto Bayshore Drive, right onto Old Ferry Dock Road, and continuing until turning left on Ave A and right onto 1st Street. Traffic travelling west will follow the same route turning right onto 1st Street, left onto Ave A, a right turn onto Old Ferry Dock Road, and left onto Bayshore until reaching Highway 98.

Board action to approve the parade and detour routes for the Homecoming Parade.

On a motion by Commissioner Ward, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board approved the parade and detour routes for the Franklin County School Homecoming Parade. Motion carried 5-0.

Informational Items

h. Legislative Budget Projects: Staff was contact by Senator Ausley's and Representative Shoaf's staff with the same message, the Legislative session will start in January 2022 so our Legislative Budget projects funding request will be due sometime in October. The forms are not yet ready, but it is advisable that the County starts thinking of projects to submit to the Legislature for funding as soon as possible. It is possible that projects from both cities and the County would be prioritized and submitted for funding, so a future workshop with the cities might be needed. We can discuss possible projects at the September 21st meeting.

i. Update on Code Enforcement Workshops: The Code Enforcement Workshops, hosted by the Apalachee Regional Planning Council, will start on Thursday, October 14th, (location not yet selected), and continue throughout October, concluding in November. The final report will be submitted to the County on Friday, December 17th, and will be presented to the Board at the December 21st, regular meeting.

j. Update on FWC Bay/Oyster status: At the last meeting, I informed the Board of Commissioner Boldt's meeting with Billy Sermon and BJ Jamison of FWC. The Board discussed Commissioner Boldt's idea of FWC hosting a roundtable of other agencies and partners involved in the re-opening of the Bay for oyster harvesting, then presenting an update at a future BOCC meeting. Before moving forward with this idea, and based on the discussion at the last meeting, I think it would be beneficial if FWC representatives met with each Commissioner and have a similar discussion, then have another discussion at a future BOCC meeting. Let me know when you are available to meet with FWC and I will schedule those meetings.

Commissioner Boldt said that he wants FWC to provide a progress report to the public in layman's terms. Commissioner Parrish said that they may not want a lot of this made public because the information may be exploited.

Chairman Jones recognized a lady in the audience who entered the meeting at this time. Ms. Pamela Vaughn spoke to the Board regarding a property on St. George Island where the owner has built all the way to the bike path. Mr. Moron asked Ms. Vaughn if she would be willing to meet with Chairman Jones and himself to review the matter. She said that she would, and Mr. Moron said he will be in touch with her.

23. County Attorney – Michael Shuler

Action Item:

2. Saunders Trust and Terra More Development vs. Franklin County – Possible Attorney Fee Claim

The Court recently upheld the Board's denial of the Saunders' request to change the land use and rezone their property in Lanark Village, Florida from residential to commercial.

The statute allows the Board to seek reimbursement or its attorney fees, but I recommend that the Board not do so. The Board has never sought to claim attorney fees against any other constituent who exercised their right to seek judicial review of the Board's planning decisions. Both the Saunders' and their counsel acted professionally and your constituents in Lanark Village are very happy not to have a Dollar General Store.

A further consideration: the amount of time that I spent defending the case was less than \$5,000.00 and I am reasonably confident that you would spend an equivalent amount pursuing an attorney fee claim. You cannot claim less spent pursuing an attorney fee claim. I'm confident that the Saunders spent considerably more on the matter than the County did for attorney fees and expert fees. I've spoken with opposing counsel and the Saunders are not appealing the court's decision.

Board Action Requested: Motion to not to pursue attorney fees against the Plaintiffs.

On a motion by Commissioner Boldt, seconded by Commissioner Lockley, and by a unanimous vote of the Board present, the Board approved not pursuing attorney fees against the Plaintiffs.

Commissioner Ward stated the reason for the Board approving this is because the litigation costs would most likely exceed the reimbursement. Attorney Shuler agreed. **Motion carried 5-0.**

3. Alligator Point Multi Use Path Bid Mistake – Requesting Board Waiver of Bid Informality

RECOMMENDATION: For the reasons stated herein, Pigott's omission of the five documents providing certain certifications, disclosures and declarations is a waivable immaterial informality which does not affect the price of the bid or the specifications of the work to be performed and the omission did not provide an unfair competitive advantage to Pigott Over other bidders.

SUGGESTED MOTION: Motion to waive Pigott's technical omission of the five documents stated herein, to accept their bid and allow Pigott the opportunity to complete the five forms; to wit.

1. Certification regarding debarment, suspension, ineligibility, and voluntary exclusion.
2. Certification for disclosure of lobbying activities on federal aid contracts.
3. LAP certification of current capacity.
4. Non-collusion declaration and compliance with 49 CFR s.29
5. Disclosure of lobbying activities.

On a motion by Commissioner Ward, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board approved waiving Pigott's technical omission of the five documents stated herein, to accept their bid and allow Pigott the opportunity to complete the five forms listed above. Motion carried 5-0.

Commissioners' Comments & Adjournment

24. **Commissioners' Comments**

Commissioner Boldt provided the Board with a photo of the road repair at Alligator Point. Commissioner Boldt provided the Board with a financial report from the St. James Lanark VFD. He said that he is going to empower the constituents of Lanark Village in reestablishing the fire department.

25. **Adjournment**

There being no further business to come before the Board, the meeting was adjourned.

Ricky Jones – Chairman

Attest:

Michele Maxwell - Clerk of Courts