

**FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONERS
REGULAR MEETING
COURTHOUSE ANNEX, COMMISSION MEETING ROOM
DECEMBER 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: Michael Shuler-County Attorney, Michael Moron—County Coordinator

1. Call to Order

Chairman Jones called the meeting to order at 9:00 a.m.

2. Prayer and Pledge

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

3. Approval of Minutes

FCBCC Regular Meeting 11/2/2021 and 11/16/2021

On a motion by Commissioner Ward, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board approved the minutes from the Regular Meeting 10/19/2021 and 11/16/2021. Motion carried 5-0.

4. Payment of County Bills

On a motion by Commissioner Lockley, seconded by Commissioner Parrish, and by a unanimous vote of the Board present, the Board approved the payment of County Bills. Motion carried 5-0.

5. Special Project Consultant – Alan Pierce – Update

Mr. Pierce informed the Board that staff received NOIs for the Eastpoint Channel Dredge and the Two-Mile Channel Dredge. The Corps will advertise for two weeks and if they receive no comments, the permits will be issued. Once permits issued, the construction plan will be sent to consortium and then payment will be sent to the County. Mr. Pierce said he is still working on the Eastpoint easement and there are no known problems with it at this time.

Chairman Jones said he knows that this has been a topic for a while and thanked Mr. Pierce for all his help in getting this done. Commissioner Lockley noted that the process dated back to before Hurricane Katrina. Mr. Pierce noted that the Corps is glad to do the work if the funding is there. The County could do their own dredging; however, we would have to get our own permits and funding.

6. Public Comments

Mr. Ashley Teat asked the Board to schedule a workshop to discuss the new location for the EOC. Mr. Teat spoke in favor of building the EOC at the Hwy 65 location by the Sheriff's department. Mr. Teat said that we need to look to the future and provide services for everyone. Mr. Teat also noted that today is Harbor Day and said he would like to remember all the guys who sacrificed on that day.

Mr. Bruce Graham spoke to the Board about a recent visit with Senator Ausley. He said that one of the topics of interest was what the airport does for the community. Mr. Graham said that Senator Ausley had confirmed that Gulf County has applied for a 7000-foot runway and that it was cheaper to add additional footage than to build a new runway. Mr. Graham said the other topic of interest was the FEMA survey for floodplain. He noted that Senator Ausley was on the budget committee, and he asked her to see why FDOT and FEMA have differing opinions. He said that she was very interested in low-income housing for Carrabelle. Mr. Graham said that the local pilots have a meeting tomorrow with the school to work with their STEM program. He said that they met with the Sheriff's office last week about providing a volunteer search and rescue service. He said that they are working on organizing a team and have five confirmed aircraft at this time. Chairman Jones thanked Mr. Graham for attending the meetings. Mr. Graham said the FAA shows the elevation is 22 feet and the FEMA flood map is saying 14 feet. Mr. Moron said this issue will be discussed later in the meeting, as representatives from Dewberry and Baker Donelson will be available for questions. They will be attending via Zoom.

Mr. Moron informed the Board that due Mrs. Griffith's items were added to agenda last evening and they would require allowing for public comments per Board policy.

Constitutional Officers

7. Clerk of Courts – Michele Maxwell – Report

Mr. Moron announced that Clerk Maxwell was attending a New Clerk's Training this week and had nothing to report to the Board at this time.

Department Directors Reports

8. Superintendent of Roads and Bridges – Howard Nabors

Informational Item

- a. Detail of Work Performed and Material Hauled by District (see attached documents)

Mr. Nabors had no action items for the Board. Mr. Nabors stated they have a lot of shoulder work to do once they get caught up with the grass. Inmate labor is still limited with only seven inmates this morning. Chairman Jones asked Mr. Nabors to reach out to DOT regarding the erosion issue on the shoulder when coming off the island bridge. Chairman Jones asked him to inquire as to what can be done and how we may can help. Commissioner Lockley wished Mr. Nabors and his crew Happy Holidays and Merry Christmas.

9. Solid Waste Director – Fonda Davis

Informational Items

a. Eastpoint Civic Association- Rex Pennycuff request – Back in August, Mr. Pennycuff with the Civic Association requested clean-up for buildings in Eastpoint on the waterfront area. The Board instructed me to report on what myself and the contractor has discussed for clearing the buildings. In the discussion, it was agreed the landowner would pay the tipping fees up to \$10k if it reaches that amount. Mr. Davis said that he anticipates it to be about 25 loads about \$600 each.

Mr. Davis added the following item for the Board's approval.

Deer Carcass Receptacles

Mr. Davis reported that he was contacted by Mr. Mosteller from the airport regarding the receptacles and their proximity to the airport. Mr. Mosteller reported that some pilots had encountered issues with them flying in the air space. Mr. Davis said he is unsure what to do other than to move them to another location. He said that he was trying to find another place to put them. Chairman Jones said that he understands the issue, but he was not sure if we have another place to put them. Mr. Davis suggested putting them near the boat ramp at Abercrombie Landing but noted that is a long way out. Commissioner Parrish said if there are no receptacles available the carcasses will be thrown on the side of the roads. So, it is going to be an issue one way or the other. Commissioner Parrish said it is an ongoing issue and the hunters need to be more conscientious about where they place the carcasses. Commissioner Parrish said we can't be responsible for what is flying about in the air. Mr. Davis said the biggest thing is people aren't using them and throwing the carcasses on the side of the road. He said if we place the receptacles the Abercrombie Landing, they would be on camera. Chairman Jones suggested talking to FWC to see if we could set up some stations in the forest where the hunters can dress and leave the carcasses there. Commissioner Lockley wished Mr. Davis and his staff a Happy Holiday.

Commissioner Boldt said that Lanark Village is considering a recycling area for exclusive deposit for vegetation. It is his understanding the Parks and Recs department will lock and unlock the area each day. Commissioner Boldt said he suggested that they put it at the eastern end of Oak Street, kind of where the road begins to circle.

Commissioner Lockley asked who was over the hunters. Chairman Jones said he did not believe there is a local association. Mr. Pierce noted that there used to be a dog hunters association, but he does not believe it is still active. Commissioner Lockley said that the board isn't over it and he believes it to be a problem for the state. Mr. Pierce said he believes the state just issues the license. He suggested maybe putting a carcass receptacle by the check station. Chairman Jones said that would go along with what he is thinking. Then before the hunters leave the hunting area, they have somewhere to dispose of the carcasses. Chairman Jones thanked Mr. Davis and his staff for all they do. Commissioner Lockley made a motion to send out a public announcement to direct hunters to use the receptacles provided. Mr. Moron said that he could this without having to pay to advertise in the newspaper. He will work with the radio and staff to get the message out.

Mrs. Griffith presented the following item from her report at this time.

Item 19. c. BOARD ACTION: Advertisement for Bids – Modular Scale House at Landfill

In October a mold assessment was completed on the scale house building at the landfill which is 25-30 years old. The small building was found to have mold. The inadequate insulation and oversized cooling system have fostered excess moisture in the air inside the building and cracks in stucco finish over the wood frame has allowed water intrusion over the years. The replacement of the scale house was part of the landfill's capital improvement plan schedule as presented during the county budget process as a need 2-3 years in the future at a rough cost estimate of \$50,000. As the mold assessment has drawn attention to the poor condition of the building and the need to make repairs now the landfill has requested that the Board approve advertising for bids for the replacement modular scale house in the current year. The replacement scale house would meet modern wind load, efficiency, and accessibility requirements. The landfill tipping fee fund along with the landfill's remaining insurance proceeds from Hurricane Michael could fund the repairs in the current year.

Board action to approve advertising for bids for the replacement modular scale house at the landfill.

On a motion by Commissioner Lockley, seconded by Commissioner Boldt and Commissioner Ward, and by a unanimous vote of the Board present, the Board approved advertising for bids for the replacement modular scale house at the landfill. Chairman Jones called for public comments and there were none. **Motion carried 5-0.**

- b. Right-of-Way Debris Pickup Report (see attached document)
- c. Recycle Material Hauled Report (see attached document)

10. Emergency Management Director – Pam Brownell

Informational Items

Informational Items

- a. 12/07/21-12/09/21 Pamela Brownell and Jennifer Daniels will be attending the State Directors Workshop in Ocala.
- b. EOC Staff completed quarterly reports for EMPG and EMPG ARPA. Currently completing the EMPA quarterly report.
- c. 11/30/21-12/02/21 Amanda Anthony attended the G197 Class via Zoom.
- d. 12/01/21 EOC Staff attended the Transportation Disadvantaged meeting.
- e. EOC Staff applied for and received a grant from Duke Energy for \$10,000. This grant will be used to build disaster kits to distribute to our vulnerable population. If anyone is interested in partnering with our office, please let us know.
- f. EOC staff continue to update plans and contracts for Franklin County. This includes our Logistics plan and MOUs with our partnering organizations.

g. EOC Staff continue to update our Kiosks located throughout Franklin County with COVID Information along with Preparedness information for storms and disasters. 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

Mrs. Daniels appeared via telephone. Chairman Jones thanked them for their assistance in using the billboard to let people know why the pier is closed. Mrs. Daniels said they would be glad to put the information regarding the deer carcasses and they have seven kiosks around the county. Commissioner Lockley wished Mrs. Daniel and her staff a Happy Holiday. Chairman Jones thanked them for everything they do for the Board and the residents of the county.

11. Extension Office Director – Erik Lovestrand

Informational Item

General Extension Activities:

- a. During this period, the Extension office assisted citizens on topics of palm trunk rot, citrus greening symptoms, soil testing, hydrangea disease, and more.
- b. Extension Director participated in a regional Natural Resources program team meeting in Jackson County.
- c. Extension Director serving in an “interim” role for the Wakulla County Extension office during the search period for a new County Director in that office. Mostly via email communication, occasional check-ins with staff and signing official paperwork as needed.

Sea Grant Extension:

- d. Extension Director participated in the virtual Reserve Advisory Committee meeting for the Apalachicola NERR.
- e. Extension Director participated in a meeting to discuss potential metrics to be used in an improved model for gauging necessary flows in the Apalachicola River to preserve important ecological functions.
- f. Extension Director participated in conference call with the Apalachicola caucus/RCSC group for the river basin to catch up on recent events in basin management.

4-H Youth Development:

- g. The annual Florida 4-H Public Speaking contest is coming around again. Extension staff will be sending out information to Franklin County teachers soon regarding dates and guidelines.

Family and Consumer Sciences:

h. Our Family Nutrition Program assistant continues providing nutrition programming in local schools.

Agriculture/Home Horticulture:

i. Wednesday plant clinics continue at the Extension office to assist citizens with gardening and horticultural issues that they are dealing with.

Chairman Jones inquired as to how many IFAS offices UF had around the state. Mr. Lovestrand said there is an office in each county. Chairman Jones said the work Mr. Lovestrand's office does with 4H and the nutrition programs are what help people have a full life with meaning. Commissioner Lockley wished Mr. Lovestrand and his staff a Happy Holiday.

12. Library Director – Whitney Roundtree

Informational Items

a. Submitted the statistical report and final documentation needed for the 2022 State Aide to Libraries Application.

b. The new gazebo was installed at the Eastpoint branch on Friday, December 3rd. This project was funded by the Friends of the Franklin County Public Library.

c. The Franklin County Public Libraries will be closed December 23rd-25th in observance of the Christmas Holiday, as well as December 31st and January 1st for the New Year's Holiday.

d. I am working with Eagle Tree Technologies to get a full assessment of the libraries' equipment and quotes for potential upgrades.

Library Events:

Franklin County Public Library Eastpoint Branch 160 Hickory Dip Rd

Eastpoint

(850) 670-8151

- December 7th – Diabetes Awareness at 10:00am-11:00am. Have all your questions about diabetes answered from a trained professional. No appointment is needed, and this program is free and open to the public.

- December 7th– Book Chat at 1:30pm. This group meets once a month 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.

- December 7th-Amazing Athletes-10:00am ages 2-5. Amazing Athletes programs are taught in group settings, allowing coaches to incorporate lessons on teamwork, sportsmanship, and self-confidence. Most importantly, we teach each child at his or her own pace, helping them to meet, master, and exceed their motor development milestones and personal goals. By encouraging each child on an individual level, our athletes gain the confidence and personal insight to encourage a love of fitness that can stretch through adolescence and adulthood.

- December 9th- Anime Club-4:00pm. This group meets once a month to discuss new events and their favorite anime characters, books and more. It is great way to meet others who share the love of anime and to make new friends.

- December 13th- Grinch Storytime- 4:00pm. The Grinch comes to the library. The story is How the Grinch Stole Christmas, and it will be read by the Grinch himself followed by a Christmas craft the kids can take home.

- December 15th - Writers Forum at 1:00pm. Interested in becoming a writer? This group meets once a month to discuss new ideas and learn useful tips from local author, Dawn Radford.

- December 15th- Healthcare Enrollment at 4:00pm-8:00pm. Navigators from Big Bend Area Health Education Center will be available to provide FREE, unbiased help applying for and enrolling in federal marketplace health insurance plans! The library will have extended hours for this event and will be open until 8:00pm.

Franklin County Public Library Carrabelle Branch 311 St. James Ave. SE
Carrabelle (850) 697-2366

- December 2nd, 16th- Maker Space at 4:00pm. This group meets twice a month to learn how to build and design different things and learn about different topics ranging from science, math, and art and more!
- December 3rd– Book Chat at 1:30pm. This group meets once a month 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.
- December 4th, 11th, and 18th - Plant Clinic at 11:00am-1:00pm. This program is hosted by the Franklin County Master Gardeners. If you have any concerns or questions about your garden or plants this is the place to find the answers.
- December 7th-Amazing Athletes-3:00 PM ages 2-5. Amazing Athletes programs are taught in group settings, allowing coaches to incorporate lessons on teamwork, sportsmanship, and self-confidence. Most importantly, we teach each child at his or her own pace, helping them to meet, master, and exceed their motor development milestones and personal goals. By encouraging each child on an individual level, our athletes gain the confidence and personal insight to encourage a love of fitness that can stretch through adolescence and adulthood.
- December 14th- Anime Club-4:00pm. This group meets once a month to discuss new events and their favorite anime characters, books and more. It is great way to meet others who share the love of anime and to make new friends.
- December 16th- Poetry Workshop at 1:00pm. Anthony Watkins will be here sharing and discussing work from local poets as well as a general discussion about all things literary. If you are interested in writing and learning about poetry, give this workshop a try.
- December 17th - Christmas Storytime at 4:00pm- This is a program for younger children to come to the library and listen to a story read by a member of our staff followed by a craft that the children can take home.
- December 18th- Healthcare Enrollment at 10:00am-2:00pm. Navigators from Big Bend Area Health Education Center will be available to provide FREE, unbiased help applying for and enrolling in federal marketplace health insurance plans!

Chairman Jones inquired as to the agreement with Eagle Tree. Mrs. Roundtree said that she would have more information for the Board at the next meeting. Commissioner Ward asked if the library had a drop off for retired flags. Mrs. Roundtree said that they do and once they are full, the Veterans' office picks them up to be properly destroyed. Mr. Moron noted that he thought there was one in the Veterans' office in the courthouse. He said that he will confirm and push this information out to the public. Commissioner Lockley wished Mrs. Roundtree and her staff a Happy Holiday. Chairman Jones thanked them for all they do.

Other Reports

13. Interim Airport Manager – Ted Mosteller

- a) FYI: On Monday November 22, a group of stakeholders of the airport met at the FBO for discussion and information concerning the airport with Senator Lorraine Ausley. The meeting appeared to go well and concluded with a quick tour of the airport. Those present were Senator

Ausley and her assistant Tracy Williamson, BCC Chairman Ricky Jones, Ted Mosteller, Gordon Hunter, Bruce Graham, Tara Maugham, and Andrew Hartman. Afterward and after an appearance at the county office, Senator Ausley and Tracy visited the Carrabelle Airport with Bruce and company.

b) Discussion: Commissioners—we have a safety issue at the airport.

From experience, I have personally dodged buzzards in the flight pattern, and several years ago a corporate turbine aircraft bird strike-- and have expressed my concerns before—resulting in the deer carcass container and later it being moved from the actual landing/takeoff path—which has helped—however now we have had another actual bird strike—only resulting in a damaged aircraft—the buzzard struck the pitot tube which feeds critical static information to the static system—which is airspeed, altitude, attitude, etc.,(critical information, the pilot needs for a safe landing, etc.) luckily with no personal physical infliction.

I am somewhat cognizant of the situation of the hunters dumping deer carcasses and having a receptacle to place them in and then moving it out of the flight path--has obviously helped. But the buzzards obviously know where they are.

The solution is of course for the hunters and others to be responsible and not dump the carcasses--and the receptacles to be positioned well away from the airport?????

Discussion?

c) FYI Water leak at #311

d) Equipment maintenance/service

e) Previous proposed and current projects are in engineering and staff.

Mr. Mosteller reported that there is an issue with the lights, and it affects landing at night. It is about thirty years old and probably needs to be replaced. TCA has looked at it and Mrs. Erin can bring something more on that. We've requested a quote for replacement value. Commissioner Lockley asked if it is interfering with the lights at night. Mr. Mosteller said normally the lights stay on for 15 minutes and they time out. Currently they are not staying on for 15 minutes, if the pilot is in the process of landing and the runway lights go out, this is a problem. It is a safety issue that needs to be addressed one way or the other. Commissioner Lockley asked Mrs. Griffith if there was money to repair. Mr. Moron said that Mrs. Griffith has a more detailed item on her report with options for the Board.

Mrs. Griffith presented the following item from her report at this time.

19. d. BOARD ACTION: TCA Electrical Contractors Runway 6-24 Lighting System

TCA Electrical Contractors is the contractor for the installation of the new lighting system for Runway 6-24. While TCA was on-site, Stan with Centric Aviation asked TCA to investigate why the runway lights, when turned on by pilots, would intermittently turn off within three to seven minutes instead of staying on for the full fifteen minutes as intended. Two TCA technicians spent a total of approximately 15 hours trying to troubleshoot this issue with the control system in the

vault which had been patched and repaired many times over the years. The invoice for the troubleshooting totaled \$825.

John Collins with AVCON has told TCA that the proper procedure would have been for the county to approve the work prior to incurring the expense. As the issue seems to be more complex than what was originally thought, will the Board approve payment for the time already spent troubleshooting the issue and request a formal written estimate from TCA Contractors to complete the repairs on the vault control system?

Board action to approve payment of the invoice for the hours incurred troubleshooting the issue with the vault controls at the airport and request an estimate to complete the repairs.

On a motion by Commissioner Parrish, seconded by Commissioner Lockley, to approve payment of the invoice for the hours incurred troubleshooting the issue with the vault controls at the airport and request an estimate to complete the repairs.

Chairman Jones asked if we are approving both in one, to pay the invoice and to get an estimate. Mrs. Griffith said yes together is fine. We do have a bid policy threshold of \$10k but since it is a pressing matter would the Board like to authorize Mr. Moron to approve up to \$10k for the repairs. Attorney Shuler said it seems like we have a factual basis for the Board to declare an emergency. The Board can except the factual basis stated by Mr. Mosteller for waiver of the local bid policy based on an emergency. Attorney Shuler recommended an amended motion to waive the bid policy and declare an emergency based on Mr. Mosteller's stated information.

Commissioner Parrish amended his motion to include waiving the local bid policy due to declaring it an emergency, pay the invoice that was incurred while troubleshooting and to authorize Mr. Moron to authorize up to \$10k for the repairs, seconded by Commissioner Lockley.

Commissioner Lockley asked if we are going to put a new receiver in, and Mr. Mosteller said yes. Mr. Moron said we are going to ask them to tell us what is wrong with it. Mrs. Griffith said it makes sense to have them look at it since they are on site replacing the runway lights. Chairman Jones called for public comments. Mr. Graham said that it is scary when the lights shut off at night and thanked the Board for taking care of this. **Motion carried 5-0.**

Commissioner Lockley wished Mr. Mosteller and his staff a Merry Christmas.

The Board recessed at 9:55 a.m. and reconvened at 10:05 a.m.

The Board addressed the following item from the agenda at this time.

15. Dewberry & Baker/Donelson – County Flood Map Update 10 a.m. (ET)

Mr. Jarrett Mattli, Mr. Duncan Hasty, and Ms. Shannon Brewer with Dewberry joined the meeting via Zoom.

Attorney Shuler asked Mr. Mattli if he had heard from Ms. Wendy Huff Ellard from Baker Donelson. Attorney Shuler said he was emailing Wendy now to see if she would be joining the meeting. Attorney Shuler explained that the purpose of the call is to give the Board a presentation,

essentially a synopsis of the flood map amendment, how it started, and progressed from 2011 up to now. He explained the Dewberry firm sent an email with a variety of options and narrowed down to option 3. The request is to request FEMA allow there be a further amendment to the flood map, to put the airport into a shaded X. This process will take about two years. A copy of the summary is below.

Issue Summary: FEMA Preliminary Flood Hazard Determination for Franklin County, Florida

Background

As a FEMA Cooperating Technical Partner (CTP), the Northwest Florida Water Management District

(NFWFMD) has been working to update the flood maps in the Florida Panhandle, including Franklin County, for several years. NFWFMD contracted with engineering firm Dewberry to perform the flood map modeling. Based on Dewberry's modeling, FEMA issued preliminary flood hazard determinations for unincorporated Franklin County, including the area encompassing and surrounding the Apalachicola Regional Airport.

When the current effective Flood Insurance Rate Maps (FIRMs) were issued on February 5, 2014, no new analysis had been performed for the area surrounding the Apalachicola Airport. Thus, the 2014 update kept the airport primarily in Zone X, an area of minimal flood hazard.

The preliminary flood maps, which are currently on track to become effective in early 2023, will revise the area to a Zone A, which is considered a high-risk area.

Issue

A Zone A determination will create additional burdens for development and construction at and around the Airport. Additional requirements will be imposed to obtain a permit (see Flood Ordinance § 105.2) and more restrictive requirements will apply for design and construction (see Flood Ordinance § 301.2). A Zone A designation also creates a mandatory flood insurance purchase requirement. There are also additional requirements imposed by the Federal Aviation Administration (FAA) for use of grant funds in a flood hazard area.

Options

The data that resulted in the proposed Zone A determination for this area was developed by Dewberry using 2-D modeling methods in XPSWMM, which is a common modeling approach for flat areas exhibiting unconfined flows. During recent meetings, community officials expressed concern over the amount of anticipated flooding indicated by the proposed determination (compared to the effective), given the relatively small size of the area, lack of historical flooding, and extensive stormwater drainage network surrounding the Airport located at the center of the study area. Understanding the County's concerns, Dewberry is currently requesting permission from FEMA Region IV to facilitate a Revised Preliminary issuance for the maps applicable to the County.

Dewberry is requesting FEMA's approval to change the proposed Zone A analysis results on panels 0507, 0509, and 0510 (those encompassing the Airport) to a Shaded Zone X. This proposed update will need to be conducted via FEMA's Revised Preliminary issuance process. The Revised Preliminary issuance would require reworking and reissuing the preliminary products developed for Franklin County.

Dewberry does not believe that the Zone A analysis results are incorrect for Franklin County, but does believe that the analysis results can be aligned with FEMA's definition for a Shaded Zone X. As defined by FEMA's FIRM Panel Legend, the Shaded Zone X can represent "areas of 1% annual chance flood hazards with average depths of less than 1 foot" or areas of 1% annual chance flood hazards "with drainage areas less than 1 square mile." Dewberry believes the proposed flood study results in Franklin County (shown on FIRM Panels 0507, 0509, and 0510) fit both requirements for a 1% annual chance analysis being shown as a Shaded Zone X. In addition, Dewberry believes that prior precedence has been established for this change and the request proposed to FEMA.

The Shaded Zone X will still convey a flood risk for the studied area but would not carry the mandatory flood insurance purchase requirement that is applicable to a Zone A designation. Shaded Zone X would, however, may still result in additional requirements for FAA grant-funded work, e.g., analysis related to environmental impacts in the floodplain. We are working to confirm this.

The proposed changes (Shaded Zone X conversion) would be considered outside of the original scope that was proposed and communicated for Franklin County's revision by Dewberry. As a result, Dewberry has proposed a cost of approximately \$45,750 for this effort (with potential to pursue cost share arrangement among Franklin County, City of Apalachicola, NFWFMD, and Dewberry). This option is expected to delay the issuance of effective flood map revisions in the Airport area for approximately one year.

Parallel Study and Mitigation

Assuming FEMA approves the revision proposed by Dewberry, the County would have approximately one year to pursue additional efforts to resolve the flood hazard issue, including conducting an additional, more in-depth analysis using survey data to determine if different results could be achieved, pursuing mitigation grant funding to reduce the flood risk in the area, or both. Dewberry's study was not a full detail study and did not include any stormwater drainage in the area. Additional, more in-depth analysis would reveal whether inclusion of this information would change the outcome.

Appeal

FEMA will consider appeals of preliminary flood hazard determinations that are filed within the regulatory timeframe (here, by January 12, 2022) and which tend to show the preliminary flood hazard determination is scientifically or technically incorrect. We have consulted with engineering firm MRD Associates, Inc. as to the feasibility of appeal. Based on MRD's preliminary review, they understand that the runways and tarmac are 11-14 feet above the base flood elevation, while the areas surrounding the tarmac and runway are lower. There are, however, low lying points

between the runways and the tarmac that are the areas driving the results of the analysis. Should a 100-year flood occur, it is likely the water pooled in these areas would have no place to go and result in a 1 ft flood for the tarmac and runways. This 1 ft metric would allow a Shaded Zone X determination, as opposed to a Zone A. MRD has advised that filing an appeal within this timeframe will be challenging. And, even if it can be done, is unlikely to produce results different from those described above (conversion of certain areas from Zone A to Shaded Zone X). The cost of this option would be greater than \$50,000. Failure to file an appeal by the deadline does not prevent the County from seeking a change to the flood map based on new or additional data after that date. FEMA can revise the Flood Insurance Rate Map and Flood Insurance Study at any time. The effect of not filing an appeal is that it does not delay or prevent the preliminary flood hazard determination from becoming effective.

Attorney Shuler turned the presentation over to Mr. Mattli with Dewberry. He gave a brief overview of the history of the project. The proposed map amendments were triggered by a SCOPING effort project which started in 2011. This project was completed by NWFL Water Management district, and the watersheds that were impacted by this project. Dewberry was not involved in the scoping for the project. The scope came down to create updated areas, two areas on either side of Carrabelle and an area on the west of Apalachicola. The discovery conversation laid out the scope revision and typically it takes a few years for FEMA to pass down funds. Once the project was initiated, it was turned over to Dewberry. Roughly in 2015 through 2018 we started our data development workflows, lead to our flood map results, rolled out to community in 2018. In middle of 2019 the official formal preliminary products were issued, FEMA's official draft mapping product. This is when we want to start communicating the proposed changes to the public. Meetings held in July 2020, looked to discuss the path with the community. We held another meeting in May 2021 to discuss a virtual open house due to the impacts of Covid. Web based system with meeting scheduling features. We coordinate with flood plain administrator to get the information out to the property owners who were impacted. We have initiated our appeal period, and it gives the public 90 days to appeal. I believe the deadline is January 12th. Mr. Mattli presented the maps to the Board with the analysis by Dewberry. Mr. Mattli said they were waiting to hear from FEMA to see if they will allow the revised analysis.

Ms. Wendy Ellard with Baker-Donelson spoke to the Board addressing the issue with the proposed flood hazard determination maps. Ms. Ellard noted that an appeal must be based on scientific or technical data. She said that she understands that the airport doesn't flood but unfortunately FEMA doesn't consider that without scientific information. She said her firm had reached out to MRD to see what their views were and basically to get a second opinion to see if an appeal is possible and if it is sustainable. MRD looked specifically to the three flood panels, and as of now MRD say they agree with Dewberry based on the technical data. Ms. Ellard said they are working to see if FAA will require heightened requirements with a shaded zone x. They are hoping to maybe find a middle ground. She said their review of the definition of a flood plain, under EOC and FAA, is the shaded zone x would not be triggered. She said they would continue seeking approval from FEMA. We think that this is a viable option and hope that FEMA will approve it. We understand from the Dewberry team that the definition that applies with shaded zone x seems to fit with what we have going on at the airport. There is some precedence for this to be considered as the shaded zone x.

The end goal is to have similar areas. One thing as far as timing and cost. The shaded zone x to get FEMA's approval and taking care of the follow up. The Dewberry team is working to get FEMA's approval. We are looking at getting any additional political support to help convince FEMA that this is appropriate and is supported by data. If we can convince FEMA to do this, it would require a process, Dewberry's position is outside the scope of work they were brought on to do. If we do the work and complete the job required, it will cost around \$50K. There are some possibilities that the cost can be shared with the county, city, airport, and Dewberry. The timing for the shaded zone x, this would delay the new updated map. We would have an additional two years under the current map. The appeal must be filed by January 12th. From all indications currently the best we could reasonably hope for would be a shaded zone X.

I think the cost estimate to redo the map and complete the work required to get us formally into a shaded zone X is around \$50,000 and again Jared can correct me if I'm understanding that wrong so there would be a cost there are some possibilities that cost can be shared between the county, the city, the district, and Dewberry.

LMRO it is based on the specific characteristics of the area. Specific determination of the area. Takes about two years, send in technical data and specific flood risk is. As far as our recommendation, to pursue FEMA's approval of the shaded zone X. This is kind of a bird in the hand type of situation including using whatever political capital we can to get it done. Recommend taking the year that this is going to require to look at the data and determine what we will do next. We will get another letter this time next year, we could appeal. This would buy more time. Commissioner Boldt said that we should think primarily of preserving this valuable development and future use. He said that anything that will preserve our abilities to get future funding.

FEMA has come through here and declared flood zones. Are you saying these fees are for the purposes of completing FEMA's homework? I wouldn't say that it is a correction, we have had meetings with your people and produced draft results. Mr. Hasty with Dewberry offer that we are willing to make some concession on the costs, from our standpoint we did what we were asked to do. It is not a small effort to go back and redo the maps. We are hoping FEMA will let the revision be made. He said he believes the district will help with the costs also. We must go through the effort of making the changes, we must walk back through FEMA's process. We need approval from them to update the maps, it is on their radar. We have been hounding them, we want a decision from them, and we are pushing as far as we can to get the decision. Commissioner Boldt said he supported option three, wants to make sure that it is a direction that when we go back to request funding, we want to look squeaky clean. It is critical to get with FAA to see how they would view a shaded zone X. There is not a lot of information as to how it is considered. FAA and DOT flood plain is defined as classification the 100-year flood. So, a shaded zone X should not be consider a flood plain. We want to make sure that is the case, as soon as we get this information from FAA we can come to the next meeting or send in a memo. We need to make the decision on the appeal today or ASAP. Commissioner Boldt said he would like for the inventory to be probably surveyed and reported. Chairman Jones said he feels the offer from Dewberry and NWFL is the best way forward. Commissioner Ward said we have leaders from the state and federal level. Is there a way that we can reach out to our state and federal levels? Attorney Shuler said he feels the Board should

make this direction via a motion. He said that in the consensus in the phone conference was that asking assistance from the state and federal would not be harmful but potentially helpful. Noted that Senator Rubio stood before the Board some time ago and vowed to help the county on FEMA related issues. Alluded that they have lobbyist in Washington that they may be able to activate. Attorney Shuler said the decision before the Board today, is whether to file the appeal, go through an administrative process parallel to that and ask assistance for state and federal representatives. Ms. Wendy said that the deadline to file an appeal is January 12th it would have to include scientific data from MRD that would be a written request to FEMA. She noted concerns in getting this done within the timeline. Or we can push forward with FEMA try to get the shaded zone X adjusted. Then assuming FEMA approves, we will have the opportunity to appeal it. My concern is that if we hurry through an appeal now it would be better use of time and money to push forward now and get the shaded zone X. See if we really think that an even better designation is supported. I think the work that Dewberry would do over the next year would be beneficial in evaluating that. This will give the MRD team additional time to provide data. The overall outcome will be better.

Chairman Jones said to clarify you would not recommend moving directly to an appeal but the share cost option requesting FEMA adjust the map to a shaded flood zone X.

Commissioner Lockley inquired as to the timeline. Mr. Mattli said there's always a process to request FEMA revisions, we are going to try and consolidate as much as we can, it would not be the only chance to request a revision. Commissioner Lockley asked if after a year it is not resolved will we have to come up with more money. Chairman Jones said that is a hard question to answer. Mr. Moron said without the study it is hard to say, with this we are basically buying some time. Chairman Jones said according to the FAA the airport is 22 feet above sea level, the proposed revised map shows it at 14 feet. This will give us an opportunity to make sure that the information provided is true and correct. Commissioner Ward said if all satellite imagery was lidar technology, which all new technology now. She asked if someone had surveyed the area from the ground. From the sky it may look like a low-lying area but when you get on the ground it may not be. With all the new technology they say they don't really get boots on the ground. Maybe we could get someone out to survey on the ground and determine like the 22 vs 14 feet. Mr. Mattli said the analysis created is an approximate analysis. A more in-depth analysis would be a detailed analysis. Lidar is highly accurate and close to survey grade. It is accurate within inches and to the extent that FEMA has allowed map amendments. With a detailed analysis many years ago, it would include structure surveys but also channel cross sections. That is something that has gone by the wayside because the lidar data is so accurate. Commissioner Lockley asked how long this designation would last. Mr. Mattli said FEMA does update their maps periodically but doubtful that it would be updated. There may be some update for north side of county. Would encourage if you are solicited for input or involvement for an update, note your concerns early in the process. Commissioner Lockley said we should access them all together, and Mr. Mattli said he agreed that it should be done holistically.

Commissioner Parrish made a motion to approve option 3, Commissioner Lockley seconded.

Commissioner Lockley said he doesn't know how to fix this just knows that it needs to be done. This is something that we need to watch closely. If they are going to do a map, do the entire county

at one time. Mr. Moron said we want to be very clear that the option 3 we are referring to the option given to us, going to shaded X zone, splitting that cost with as many parties as possible, and to start contacting everyone in the world who can assist with getting this resolved for us. Chairman Jones confirmed and said the cost will be shared with Dewberry, Northwest Florida, the city, and the county. **Motion carried 5-0.**

The Board recessed at 11:20 am and reconvened at 11:32 am.

14. SHIP Administrator – Lori Switzer-Mills

Action Item

a. Hurricane Housing Recovery Funds (HHRP):

I received an email (dated November 22, 2021) from Ironwood Homes stating that the company that they ordered the Exposure D home from on July 15, 2021, advised them that they will not build the home due to picking up an exclusive contract with FEMA. Through Ironwood Homes, Town Homes has agreed to build the specialized Exposure D home for \$110,027.10. (This is a price increase of \$24,999.89 for the home)

The total Manufactured Home replacement amount approved so far for 552 Oyster Road is \$89,752.21.

The new breakdown in the cost for this home replacement:

\$110,027.10 New Home cost

\$425.00 Septic Pump-out & Inspection (paid)

\$4,300.00 Septic Replacement (Capital Area Community Action \$9,000)

\$114,752.10 Total new cost

The change in the amount of the home is still the lowest bid. The other bid price was

\$120,000 (was not an exposure D home)

Ironwood Homes will be ordering this home as soon as this new amount is approved, I do not have confirmation yet on when it will be delivered. Ironwood Homes is trying to get this built quickly and hopefully delivered between January – March 2022.

I am requesting a motion to change the total amount of the mobile home replacement for 552 Oyster Road, Apalachicola from \$89,752.21 to \$114,752.10.

Chairman Jones questioned the septic replacement breakdown. Mrs. Switzer-Mills explained that Capital Area Community Action contributed \$9,000, and the total was for \$13,300.00.

On a motion by Commissioner Parrish, seconded by Commissioner Lockley, and by a unanimous vote of the Board present, the Board authorized the revised breakdown for the mobile home replacement for 552 Oyster Road, Apalachicola, from \$89,752.21 to \$114,752.10.

Commissioner Lockley asked Mrs. Switzer-Mills if this would be the last home purchased. Mrs. Switzer-Mills said there will be one more in Apalachicola and one to two home repairs. Commissioner Lockley asked if there were funds to purchase one more. Mrs. Switzer-Mills said yes, one home and one to two repairs. Mrs. Switzer-Mills said to her knowledge we are not going to receive any additional funds for this program. **Motion carried 5-0.**

Presentations and Requests

15. Dewberry & Baker/Donelson – County Flood Map Update 10 a.m. (ET)

Item addressed earlier in the meeting.

16. CareerSource Gulf Coast – Kim Bodine (Executive Director) – Request

- a. GCWB Bylaws
- b. Interlocal Agreement

Ms. Bodine presented two items for the Board’s approval. The revisions were brought about by policy changes made by DEO and the enactment of the Reach Act. Ms. Bodine explained that the agreement was between all the counties in the region (Bay, Gulf and Franklin), as well as Gulf Coast State College and CareerSource Gulf Coast.

On a motion by Commissioner Lockley, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board authorized the modifications to the CareerSource Gulf Coast bylaws and Interlocal Agreement with Gulf Coast Workforce Development Board, Inc. dba CareerSource Gulf Coast and Gulf Coast State College.

Commissioner Boldt noted that the bylaws’ purpose in Article 2 doesn’t say anything about supporting workforce housing. Ms. Bodine stated that CareerSource Gulf Coast does not have any funds for workforce housing nor is it under their prevue. Commissioner Lockley asked Ms. Bodine to explain what they do for Franklin County. Ms. Bodine said they have workers under Hurricane Michael, Sally and Covid at this time. They support students and sponsor a six-week program in the summer for about 25 students. Ms. Bodine said they will be launching an in-school youth program over the next year. This program will help students complete their education, and either help them pursue a secondary education or help place them in a job. Ms. Bodine said that anytime there is a disaster funds are provided for the program.

Motion carried 5-0.

RFP/RFQ/Bid Opening

17. CR 30A Improvements – Sealed Bid Opening

The Franklin County Board of County Commissioners will receive sealed bids from any qualified person, company or corporation interested in constructing: CR 30A IMPROVEMENTS FROM THIRTEEN MILE ROAD TO US 98 FPID #440621-1-54-01. Project is in Franklin County, Florida and consists of approximately 5.291 miles of roadway construction on CR 30A in Franklin County, Florida.

Mrs. Griffith and Mr. Moron opened the bids as follows:

1. CWR Contracting, Inc. from Tallahassee, Florida
Bid Amount: \$4,840,217.74
Bid Bond included
2. Roberts and Roberts, Inc. from Tallahassee, Florida
Bid Amount: \$4,971,714.96
Bid Bond included

On a motion by Commissioner Lockley, seconded by Commissioner Parrish, and by a unanimous vote of the Board present, the Board authorized turning the bids over to Mr. Curenton for a review and recommendation. Motion carried 5-0.

Commissioner Lockley noted that the paving in Lanark Village is looking good.

18. St. George Island Fishing Pier Road Repairs – Sealed Bid Opening

Pursuant to the regulations found at 2 Code of Federal Regulations (CFR), Part 200 at seq., in addition to the statutory authority requirements and programmatic guidance governing the Federal Emergency Management Agency (FEMA) Disaster Recovery Programs the Franklin County Board of County Commissioners will receive sealed bids from any qualified person, company or corporation interested in constructing: ST. GEORGE ISLAND FISHING PIER ROAD REPAIRS. Project is located at the St. George Island Fishing Pier Road in Franklin County, Florida and consists of replacing riprap, repairing guardrail and ribbon curb, and patching the asphalt roadway due to the storm damage.

Mrs. Griffith and Mr. Moron opened the bids as follows:

1. CWR Contracting, Inc. from Tallahassee, Florida
Bid Amount: \$250,069.96
Bid Bond included
2. Pigott Asphalt and Sitework, LLC from Crawfordville, FL
Bid Amount: \$169,472.23
Bid Bond included

Mrs. Griffith said that they will be turned over to Dewberry and noted that both bids were above the amount initially budgeted for the projects.

On a motion by Commissioner Ward, seconded by Commissioner Lockley, and by a unanimous vote of the Board present, the Board authorized turning the bids over to Dewberry for a review and recommendation. Motion carried 5-0.

County Staff & Attorney Reports

19. Fiscal Manager/Grants Coordinator – Erin Griffith

a. BOARD ACTION: Addendum to Professional Services Agreement for FEMA Funded Recovery

In late 2017, Franklin County solicited an RFQ for engineering services relative to FEMA Funded Recovery Efforts. Franklin County entered into an agreement with Dewberry Engineers to provide this service in February of 2018. The agreement allowed for two (2) year continuing service contract extensions from the date of signature with an option of renewals for up to (5) years total. Per FEMA policy and guidelines, the attached addendum incorporates the required provisions and terms which are to be included in all contractual agreements for services in connection with the response and recovery effort from an emergency disaster event. This agreement addendum and its provisions were adhered to during the activation of the contract even though not on the original executed contract before the disaster between Dewberry and the County.

Board action to formally approve the Agreement Addendum Amendment A with Dewberry Engineers for FEMA Funded Recovery and authorize the Chairman to sign.

On a motion by Commissioner Lockley, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board approved the Agreement Addendum Amendment A with Dewberry Engineers for FEMA Funded Recovery and authorized the Chairman to sign. Chairman Jones called for public comments and there were none. **Motion carried 5-0.**

b. BOARD ACTION: LAP CR370 Alligator Drive Multi-Use Path Project Contract for CEI-AECOM

At the October 19th meeting, the Board accepted the cost estimate and authorized the Chairman to sign the notice of award for the CEI to AECOM Technical Services, Inc. The draft contract for the CEI has been reviewed and approved for FDOT.

Board action to approve the CEI contract with AECOM and authorize the Chairman to sign.

On a motion by Commissioner Boldt, seconded by Commissioner Ward and Commissioner Parrish, and by a unanimous vote of the Board present, the Board approved the CEI contract with AECOM and authorize the Chairman to sign. Motion carried 5-0.

c. BOARD ACTION: Advertisement for Bids – Modular Scale House at Landfill

In October, a mold assessment report was completed on the scale house building at the landfill which is 25-30 years old. The small building was found to have mold. The inadequate insulation and oversized cooling system have fostered excess moisture in the air inside the building and cracks in the stucco finish over the wood frame has allowed water intrusion over the years. The replacement of the scale house was part of the landfill's capital improvement plan schedule as presented during the county budget process as a need 2-3 years in the future at a rough cost estimate of \$50,000. As the mold assessment has drawn attention to the poor condition of the building and

the need to make repairs now, the landfill has requested that the Board approve advertising for bids for the replacement modular scale house in the current year. The replacement scale house would meet modern wind load, efficiency, and accessibility requirements.

The landfill tipping fee fund along with the landfill's remaining insurance proceeds from Hurricane Michael could fund the repairs in the current year.

Board action to approve advertising for bids for a replacement modular scale house at the landfill.

Item addressed earlier in the meeting.

d. BOARD ACTION: TCA Electrical Contractors Runway 6-24 Lighting System

TCA Electrical Contractors is the contractor for the installation of the new lighting system for Runway 6-24. While TCA was on-site, Stan with Centric Aviation asked TCA to investigate why the runway lights, when turned on by pilots, would intermittently turn off within three to seven minutes instead of staying on for the full fifteen minutes as intended. Two TCA technicians spent a total of approximately 15 hours trying to troubleshoot this issue with the control system in the vault which had been patched and repaired many times over the years. The invoice for the troubleshooting totaled \$825. John Collins with AVCON has told TCA that the proper procedure would have been for the county to approve the work prior to incurring the expense. As the issue seems to be more complex than what was originally thought, will the Board approve payment for the time already spent troubleshooting the issue and request a formal written estimate from TCA Contractors to complete the repairs on the vault control system?

Board action to approve payment of the invoice for the hours incurred troubleshooting the issue with the vault controls at the airport and request an estimate to complete the repairs.

Item addressed earlier in the meeting.

e. BOARD ACTION: Consignment Agreement - Florida Auction Network, LLC

Franklin County has been working to compile a list of surplus equipment and vehicles. Jon Sewell of Florida Auction Network had reached out to several departments within the county and is interested in holding an on-site auction location within the county in early 2022 that will have items from multiple government agencies and utility companies.

The auctioneer fee will be 5% of the gross sales price of any item and Florida Auction Network will handle all advertising, administration, accounting, and title work at the sale. All county equipment and vehicles will be submitted to the Board in January for formal surplus approval prior to being released to the auctioneer.

Board action to approve the consignment agreement with Florida Auction Network, LLC.

Attorney Shuler said that he had reviewed the contract and requested they remove paragraph 10 with the indemnification paragraph. He said they removed the indemnification paragraph but left the heading. Attorney Shuler said the vendor objected to removing the heading. Attorney Shuler said he did not feel it was a problem with leaving the heading and he will reiterate to the vendor that the indemnification paragraph has been removed.

On a motion by Commissioner Boldt, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board approved the consignment agreement with Florida Auction Network, LLC. Chairman Jones called for public comments and there were none. **Motion carried 5-0.**

Commissioner Ward confirmed that the auction company would be handling all the advertising.

f. BOARD ACTION: Comments on the Private Property Rights Amendment

Franklin County has received one comment on the Private Property Rights Amendment to the Comprehensive Plan from the Department of Economic Opportunity. The comment stated that the amendment needed to cover all county decision making and not just decisions related to planning and development decisions. The GOAL in the attached ordinance has been changed from ‘The Franklin County Board of County Commissioners will make planning and development decisions with respect for private property rights in all local decision making’ to ‘The Franklin County Board of County Commissioners will consider private property rights in all local decision making.’ That change has been made on the proposed amendment.

Board action to set a public hearing to adopt this proposed amendment.

Chairman Jones questioned if that was a comment that was given to the Department of Economic Opportunity. Mrs. Griffith said she believed that Department of Economic made the comment.

On a motion by Commissioner Ward, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board authorized scheduling a public hearing to adopt the Private Property Rights Amendment. Chairman Jones called for public comments and there were none. **Motion carried 5-0.**

g. BOARD INFORMATION: FDOT Funding Application Cycle for SCOP, B-SCOP, SCRAP and CIGP

The Florida Department of Transportation has announced that the application cycle for SCOP, B-SCOP, SCRAP AND CIGP grants opened on December 1st and will close on March 4th. Franklin County is eligible to submit two applications for SCOP, two applications for B-SCOP (bridge repairs), one application for SCRAP and one application for CIGP. These grants can be used to maintain and upgrade county roads. A list of roads in need of repair, ranked by condition, has been received from the road department. The planning department will review this list to see which roads will meet the eligibility criteria. If the Board has suggestions for applications, please contact the planning department so applications can be completed before the deadline.

Chairman Jones asked that Mrs. Griffith circulate the eligibility criteria to the Board. Chairman Jones said that the Board’s travel, personnel and bid policies were last updated in 2012 and he thought it would be a good idea to update the policies with the correct information. Commissioner Lockley said he believes that each of the commissioners who have been certified should be compensated for it. He asked that staff look at this and bring back to the Board. Commissioner Boldt asked for staff to check on reimbursement for mileage for commissioners.

20. County Coordinator – Michael Moron

Action Items

a. Armory Update: Mr. Mark Curenton met with the architects for the Armory fire sprinkler installation project on Wednesday, November 17th and reported the following: “The architects for the Fort Coombs Sprinkler System expect to have the final construction documents ready about the end of January. Currently, they are waiting for comments from the review by the architects with the Division of Historical Resources. Once the final construction plans are completed the project will have to be advertised and bid, so it will probably be March or April before construction can begin. The lead- based paint mitigation portion of the project is estimated to take two to three months to complete, and this will have to be done before the installation of the sprinkler system. The entire project will probably not be completed until sometime in the summer.” Board discussion.

b. State Fire Marshall Workshop: Mr. Charlie Frank, State Volunteer Fire Coordinator, stated that they are available to meet with the Board at your January 4, 2022, meeting date. I recommend a 1:30 p.m. (ET) workshop for this discussion, instead of trying to add it to the morning agenda. An afternoon workshop would make for a more comprehensive and productive discussion.

Board discussion and direction.

c. Building Department Copier Upgrade: There is a need to upgrade the copier in the Building Department, purchased in 2018, as it is past its useful life. I would like to upgrade to a newer copier and use the 2018 copier for trade value, however the Board would have to declare the used copier as surplus inventory for disposal and authorize the trade. For the Board record, the current copier that will be declared as surplus inventory and used for trade value is a Canon IRAC5540 with property ID Tag # A005327. The new copier will be a Canon IRAC3835.

Board action to declare the Canon IRAC5540i as surplus inventory and authorize staff to trade it as part of the upgrade to a newer copier for the Building Department.

d. FAC Legislative Day: The Florida Association of Counties’ Legislative Day is scheduled for Wednesday, January 19th, followed by Innovation Day on Thursday, January 20th in Leon County. On Wednesday, FAC has a “Legislative Briefing” planned and then you will have the opportunity to meet with your Legislatures. On Thursday, for the first time in conjunction with Legislative Day, there will be a “Day of Innovation” showcasing innovative county facilities and programs. Registration is open so let me know as soon as possible if you are planning on attending.

Board action to approve travel and expenses to attend FAC’s Legislative and Innovation Days in Leon County.

Informational Item

e. Zoning Office Operation: As a reminder, while the Zoning Manager is on maternity leave, customers that have Zoning questions or need to complete a Planning and Zoning Adjustment Board application, are encouraged to visit the office between 8:30 a.m.-12:00 p.m. (ET) when there is additional staff to assist them. As an option, customers can send an email to

cortnib@franklincountyflorida.com or call (850) 653-9783 ext. 180, as both the email account and voicemail box are monitored and checked frequently.

Commissioner Ward said the roads that have been paved have smoothed out. She said that she would like FDOT to present a report on the projects in our county to the Board so that the public can know what to expect. She suggested asking a representative to come to a meeting. Commissioner Ward said that she would also like Dewberry to give an update on the projects that they are working on for the county. She said that sometimes she feels like things get lost in translation. Having a report to the public will assist with transparency. Chairman Jones said all of this sounds like a public information officer. He said that we do not have a regional transportation agency and that is part of the problem. Commissioner Boldt said he supports Commissioner Ward's ideas. Commissioner Ward said she is still waiting for her cross walk in Carrabelle Beach. She feels it would be nice to have a representative from FDOT that the Board could converse with about different issues. Mr. Moron said that he will reach out to ARPC to facilitate Commissioner Ward's request for reporting.

21. County Attorney – Michael Shuler

Action Items

1. Application for Reef Permit

The Board recently completed a reef permit process with the Apalachicola Reef Association for the Buddy Ward Reef.

The Apalachicola Reef Association ("ARA") would like the Board to authorize proceeding with a second reef application located offshore in the Gulf of Mexico south of Apalachicola.

This application will mimic the first application: ARA will do all the leg work and most of the paperwork. Franklin County would be the permit holder and the responsible party.

The application requested for authorization is attached.

Board Action Requested: Approval of the Application for a second reef permit and authorization for the Chairman to sign the permit application.

Commissioner Parrish stated that he does not know where the specific area is located and does not feel comfortable moving forward without additional information.

Commissioner Parrish made a motion to table the item, seconded by Commissioner Boldt. Chairman Jones said that he agrees with Commissioner Parrish, and the last thing we need to do is take away from our local fisherman. **Motion carried 5-0.**

2. 51-6 Pine Street, Lanark Village

On or about March 2020, county staff received a complaint regarding the construction of an unpermitted enclosed and fence at the above property. There may or may not be other code violations. Shortly afterwards, staff delivered a written notice of violation, which appears to be outstanding. On or about October 18, 2021, county staff forwarded me an email received from the

complainant's attorney. I asked the building official to review the matter at 51-6 to determine whether the apparent violations had been corrected or not. I am told that the apparent violations remain. I have met with staff and at this time they believe that the matter should be referred to me for review and enforcement, if necessary. If authorized, I will first seek to have any code violations on the property brought into compliance. If the owner refuses to correct any code violations on the property, then a court order will be sought.

Board Action Requested: Board authorization to review the apparent code violation at 51-6 Pine Street, Lanark Village, FL and take such enforcement action as may be required, including filing a lawsuit to correct any uncorrected code violations.

Attorney David Weiss spoke on behalf of Bob and Joan Nolen. He stated that the addition that we are talking about was built without a permit and extends onto his client's property. The owner has built a shower that drains onto his client's property, and installed propane lines that run through other people's property. Attorney Weiss said he believes the owner will continue violation the code. He is requesting the owner limit the addition to the footprint of the original structure. Attorney Shuler said he is asking for authorization to investigate and act as the facts warrant.

3. 1865 Highway 98, Carrabelle, Florida

This is the property next to Carrabelle RV Park and is located across the street from Carrabelle Beach that was rezoned to allow for a food truck.

I am told that code violations may exist at this location, including, but not necessarily limited to, multiple RVs on the property in a manner which appear to violate the county ordinance regulating RVs. There may or may not be other code violations.

If authorized, I will first seek to have any code violations on the property brought into compliance. If the owner refuses to correct any code violations on the property, then a court order will be sought.

Board Action Requested: Board authorization to review the apparent code violation at 1865 Highway 98, Carrabelle, FL and take such enforcement action as may be required, including filing a lawsuit to correct any uncorrected code violations.

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 review the apparent code violation at 1865 Highway 98, Carrabelle, FL and take such enforcement action as may be required, including filing a lawsuit to correct any uncorrected code violations. Motion carried 5-0.

4. Lanark St. James Fire District

I have received two complaints alleging that Mr. David Curry has again taken up residence in the fire station for the Lanark Village St. James Fire District. The Board obtained a court order in December 2019 that Mr. David Curry could not reside at the fire station.

The Sheriff also received at least one complaint and a request that he enforce the court order. I've informed the Sheriff that the court's order does not authorize him to take enforcement action.

No enforcement action was required previously because the City of Carrabelle cut off the water and Mr. David Curry moved out.

Board Action Requested: Does the Board want me to review whether David Curry has again taken up residence in the fire station and, if so, does the Board want me to take enforcement action to have him removed pursuant to the court's order?

On a motion by Commissioner Jones, seconded by Commissioner Lockley, and by a unanimous vote of the Board present, the Board authorized Attorney Shuler to review whether David Curry has again taken up residence in the fire station and, if so, take enforcement action to have him removed pursuant to the court's order. Chairman Jones noted that it is hard to have a fire department with no water. **Motion carried 5-0.**

Commissioner Ward noted that the coordinates for the reef application are on the application. Commissioner Parrish said he is aware of this but needs to have someone with some knowledge of where it is to review.

Attorney Shuler said that he has no intentions of turning off the water at the Lanark St. James Fire Department.

Informational Items

5. Mary Sue Richards/Kory Gordon – 974 Teresa Street, Eastpoint, Florida

On November 19, 2021, Lory Gordon texted me and stated that he would not seek a special exception for a church at 974 Teresa Street, Eastpoint, FL. He also told me that he was limiting his use of the property to a single-family residence only for him and his family. A copy of my two letters to him dated November 18th and 23rd, 2021, are attached.

6. 2036 Highway 98 – Public Nuisance Abatement Lawsuit

The lawsuit was served a few months ago. The owner's son contacted me as I was entering a default against the property owner and said that he would take care of cleaning up, or words to that effect. I have given him around 60 days to do so, but nothing has happened. I've contacted him twice with no response, so I am going to proceed with litigation.

I had hoped for voluntary compliance because there is an outstanding mortgage with a face value of \$500,000.00 and several years of delinquent taxes. I cannot amortize the debt to estimate the current balance owed on the mortgage because the public record lacks sufficient information for that calculation. I point this out because there are two components of this matter. One is the abatement of the public nuisance and hazard. The second is foreclosing on the lien to recover the County's costs it incurs to remove the rubble of the home and septic tank destroyed by Hurricane Michael in 2018. In this case, our lien will be behind the mortgage and tax certificates, so the county is unlikely to recover its costs.

Commissioners' Comments & Adjournment

21. Commissioners' Comments

Mr. Moron said that Mr. Coleman will be at the next board meeting to give a quarterly update on Weems. There is a new dashboard, and another item he is going to bring something else to the board. Commissioner Boldt said the financial reports are very informative. He also noted that a pharmacy in Carrabelle is in the works.

22. Adjournment

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

Ricky Jones – Chairman

Attest:

Michele Maxwell – Clerk of Courts