

**FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONERS**  
**REGULAR MEETING**  
**COURTHOUSE ANNEX, COMMISSION MEETING ROOM**  
**AUGUST 2, 2022**  
**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, and 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. 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.**

**4. Awards and Recognitions**

None

**5. Public Comments**

Ms. Debi Jordan asked the Board to revisit the Lanark Village redistricting ordinances, noting there is a newspaper and mail issue. She asked the Board to consider holding a public hearing for the residents' voices to be heard.

Mr. Chris Crosby spoke to the Board regarding the budget workshop and how the budget was increased due to spending. He asked the Board to consider the impact of the increase and the effects it will have. He asked the Board to reconsider the increase before finalizing the budget in the near future.

Ms. Donna Butterfield spoke to the Board regarding the Weems governing meeting. She noted that Ms. Griner is now under contract with another hospital in Calhoun/Liberty County as the regional hospital director. She noted that the monthly statements haven't been received since last April. Ms. Butterfield informed the Board that Ms. Susan Daniels abruptly quit a few weeks back without notice and the new Alliant CEO Jim Coleman resigned indicating the company is restricting its management team. Ms. Butterfield said that given the inability of Alliant to provide financial reports and retain employees, there may be a need for Attorney Shuler to revisit their contract.

**6. Sheriff's Department - Renee Brannan (E911 Director) -  
Volunteer Fire Department Communication Discussion**

Ms. Brannan came to the Board to speak about the issues the sheriff's office is having with fire dispatch, EMS, and first responders. Fire departments on not on UFH, but on VHF. The repeater in Apalachicola is not working and has been down since before the Eastpoint fire. It needs to be fixed in order to have communications with Apalachicola.

We are now on a State Emergency Management website, which causes the dispatchers to have to input the information into another system. Each department has a different pager, system, or protocol. We need to find something that works for everyone so that we are all on the same page. It takes response time when we are paging out EMS, they have set up communication that goes through our CAD where it automatically texts them. Everything needs to be streamlined. Ms. Brannan requests that everyone do the same thing. Everbridge was supposed to be a temporary fix, but we are still using this.

Commissioner Lockley asked Mr. Moron to report back how much it would cost to get everyone on the same page. He said that during an emergency, time is valuable. Everyone needs to be on one accord.

Mr. Moron said Ms. Brannan had this same request years ago, but some resistance was met. Is the Board directing all-volunteer fire departments on how they are going to be notified? Mr. Moron said he will get with Renee and figure out the costs. Then the Board will have to set a date that we will go live, and the sheriff's department will move to the new system. Attorney Shuler confirmed the Board is the governing board over all seven fire districts.

Commissioner Ward asked Mr. Moron to find out the cost of the repeater. Mr. Moron said he has a quote from 2021 but will contact them and confirm there has been no change. Ms. Brannan noted that Duke Energy has agreed to put the repeater on a tower downtown so there should be very good service. Commissioner Boldt spoke in support of having a consistent system throughout the emergency response. Commissioner Boldt asked if the 911 funds would be used for this.

Ms. Brannan noted that the 911 account is for very specific things and that she has to get grants for most things because it is so technical that we can't use it.

Ms. Brannan said that their radios are programmed and maintained once a year. If we do go into new equipment, whose responsibility will it be to pay for the maintenance each year? If you don't program it or maintain it, it doesn't work correctly. The radios and pagers will need to be maintained.

Chairman Jones said we are talking about communication between dispatch and emergency responders. All the fire departments are having trouble communicating with each other also. These things have to be done for the safety of the citizens.

Commissioner Parrish asked if the MSBU funds have the ability to fund this. If not, we may have to raise the funds for them. Is the fire coordinator going to be involved in this? All the fire departments need to pay their share. There needs to be a meeting between all of the fire departments to figure out how this is going to work.

Commissioner Ward noted that there may be some grants available. **Commissioner Lockley made a motion that Mr. Moron obtain a quote for the Board's review for the cost of the equipment to fix the communications from the sheriff's department/responders and to replace the repeater. Commissioner Ward seconded the motion.** Chairman Jones said that maybe we can look at increasing the MSBU funds in incremental amounts to pay for the maintenance of the equipment.

Attorney Shuler said that the MSBU fund issue would require a ballot and a vote. The actual legal process of increasing the MSBU will be separate from the budget.

Mr. Moron said sometimes the equipment is one cost, but the maintenance can be high. The Board has to consider the cost of maintenance for the repeater and radios. Mr. Moron noted that the scope of the fire coordinator is basically Lanark Village, and it may require revamping the contract for him to provide guidance for this issue. If so, he will bring that back to the Board at the next meeting. In addition, we have to realize the VFD end, what is it going to cost them? We have to see where they are on their budgets. Mr. Moron said he will try his best to have something to bring back to the Board in two weeks, but it's a lot to do. He said that he may be able to provide the cost but having a meeting with all the fire departments may not happen before then.

Ms. Griffith said that we are waiting on our American Rescue funds and there may be some things that come off and that we may have funds available there.

Commissioner Boldt noted that we have value embedded into our budget with some actual life and safety issues.

Commissioner Lockley said there is no way that we are raising taxes just to be raising them. **Motion carried 5-0.**

## Department Directors Reports

### 7. Superintendent of Roads and Bridges – Howard Nabors a. Informational Item

Mr. Nabors had no action items for the Board. Commissioner Ward let Mr. Nabors know that she had sent an email regarding a ditch on Buck Street. Mr. Nabors said he had someone clean it out a few weeks ago, but he will readdress it.

Commissioner Boldt asked if his crew can inspect Route 30 to make sure the trees are cut low enough so that fishing poles and boats coming through can clear through there. Commissioner Ward noted that she has a handout from the meeting with FDOT and she would provide each of the Board members with a copy. Commissioner Boldt asked if it would be appropriate to put this information on the county's website. Mr. Moron said he will scan the entire document and add it to the website's headline. Mr. Moron asked if they gave a specific time for the paving from Eastpoint to Carrabelle. Commissioner Ward said they did not give a timeline. She said they did tell her it is within the five-year work plan. Commissioner Boldt asked if we could consider meeting with FDOT every six months or so. Chairman Jones noted that Commissioner Ward had said they are fine with us reaching out to them at any time.

**Mr. Moron presented the following item from his report at this time.**

#### **Action Item: Leslie Street Project**

Recently, the County received \$248,127 from the City of Apalachicola as reimbursement of CRA funds. Mayor Brenda Ash and City Manager Travis Wade asked if the County would be willing to use those funds to assist with repairing and reopening Leslie Street, which is in the City's CRA district. The plan is to have the County reimburse the City of Apalachicola, with proper documentation, up to \$248,127 for engineering and construction. The city will use its staff to do as much of the repairs as possible to reduce construction costs and as their in-kind contribution. Attached to my report is the City of Apalachicola's approved Dewberry Professional Services Proposal for surveying, design, permitting, and contract administration for Leslie Street repairs. Once this has been completed, an estimate for the construction cost will be presented to this Board for consideration.

Board action to authorize reimbursement of up to \$16,467.50 to the City of Apalachicola for surveying, design, permitting, and contract administration for Leslie Street repairs.

Commissioner Lockley asked if this was CRA money. Mr. Moron said it was money that the county gave the city but time to spend had expired so they had to give it back to the county. Attorney Shuler asked if the funds were in the general revenue fund. He noted that the Board has historically worked with both the cities, and he believes that the Board can assist in repairing the road. He noted that we need to get access open to the courthouse as well.

**On a motion by Commissioner Parrish, seconded by Commissioner Lockley, and by a unanimous vote of the Board present, the Board authorized reimbursement of up to \$16,467.50 to the City of Apalachicola for surveying, design, permitting, and contract administration for Leslie Street repairs. Motion carried 5-0.**

### 8. Solid Waste Director – Fonda Davis a. Informational Item

Mr. Davis had no action items. Mr. Davis said they have received the new animal control truck. Commissioner Lockley asked Mr. Davis to get with Mr. Moron to speak with the city, to let them know that we aren't going to pick up from the empty houses and that is going to be the city's responsibility.

## 9. Emergency Management Director – Pam Brownell

### a. Informational Items

Mrs. Jennifer Daniels had no action items. Mr. Moron asked if she could do some research with DEM to see if they have funding sources for radios for the fire departments.

## 10. Extension Office Director – Erik Lovestrand

### a. Informational Items

Mr. Lovestrand had no action items for the Board.

## 11. Library Director – Whitney Roundtree –

**Ms. Roundtree’s item was postponed to the next meeting due to her absence.**

### a. Action Item: State Aid to Libraries Grant

1) Requesting signatures for the 22-23 Florida State Aid to Libraries [grant agreement](#) and [certification](#) of library hours.

### b. Informational Items

## Other Reports

## 12. Building Official - Steve Paterson

Mr. Paterson is asking the Board to remove Section 2 of [Ordinance 92-10](#) and Section 12.1 (o) and Section 13.1 (l-v) of [Ordinance 93-5](#). This will require Board action to schedule public hearings to amend each ordinance.

Attorney Shuler said he had spoken with Mr. Paterson, and the appropriate Board action would be to authorize him to hold a public hearing to discuss the amendments requested.

Mr. Paterson informed the Board that he has another item that is not on the agenda. A neighbor had contacted him about someone turning a portable shed into a rental. They are not habitable and do not meet the Florida Building Code. Mr. Paterson recommended the Board create an ordinance prohibiting sheds from being used as habitable dwellings.

Chairman Jones asked if this was covered under our zoning. Attorney Shuler said he will look into this, but he believes we have something already in place. He indicated that an ordinance can be created to reinforce the procedures already in place.

**Commissioner Ward made a motion to authorize Attorney Shuler to schedule a public hearing on each of the three issues. Seconded by Commissioner Boldt. Motion carried 5-0.**

Mr. Moron asked Mr. Paterson to explain the process for pulling a permit in Lanark Village special district. Mr. Paterson said they are required to get their review before they present an application to planning and zoning. Once we take a set of plans in and an application for a permit, we have a certain amount of time to approve/deny. We make the applicants get approval from the Lanark Review Board before applying for a permit. Commissioner Parrish asked why they have a review board. Attorney Shuler said the review board is embedded in the special district ordinance, and if needed can be revised. They are more densely packed together; it only applies to a portion of the area in Lanark Village. But the review board requirement is embedded in the ordinance. Mr. Moron said they are

like a mini planning and zoning board for Lanark Village. Chairman Jones said all counties have been given a mandate that when an application for a permit is submitted the clock starts. So, we need to find a way to streamline the process. Commissioner Parrish asked if there is a way to give the board a certain amount of time to review the apps, and if not, they forfeit their right. Commissioner Boldt said having a review board is one more opportunity for them to speak what they feel is right. Mr. Moron noted that they don't have a hearing where the general public can come and listen, it's a two or three-member board. A person just goes out and looks at it to see if they think it is right. He said it is a good time to see if this needs to stay in existence or make changes. Commissioner Parrish said if they are going to have a review board, it needs to be done in a timely manner and it doesn't need to be reviewed by one person.

### **13. Floodplain Administrator - Angela Lolley - CRS Update**

Mrs. Lolley gave the Board an update on the Community Rating System ranking. Franklin County has maintained its Class 7 rating which allows residents to qualify for a 15% discount on their flood insurance. In order to participate, communities must have a 90% correctness rating, and Franklin County reported a 99% correctness rating this year. Commissioner Boldt asked Mrs. Lolley to put out a public service announcement regarding the update.

### **14. Interim Airport Manager – Ted Mosteller**

#### **a. Informational Items**

No action items. Mr. Mosteller gave an update that the projects and issues addressed in previous meetings are still ongoing - Master Plan, Flight Obstruction, Fuel Farm, Drainage, Equipment repair/shelter, Apron Rehab, Airport Managers office, T/Box hangars, Leases, Industrial Park, Roof concerns. He reported that Tim Butler hauled excess dirt from the Kasper Lease site to sink holes out on the field. The 5520/542 blew another hydraulic cylinder thus presenting more dirt leveling problems. He plans to take the cylinder to Tallahassee on Friday for repair. The 110 is still in the shop but due back soon. The pre-bid conferences are scheduled for Thursday, August 4th for the Fuel Farm and Obstruction Projects at the FBO Conference Room.

**Mr. Moron presented the following item from his report at this time.**

#### **c. Discussion Item: Airport Master Plan**

The County has received the Final Draft AAF Master Plan Update documents which include all comments provided by the Board during last year's presentation. You will receive links to these documents later this afternoon for your review and comments. Links to these documents, which may include Commissioner's comments as mark-ups, will be on the County's website from August 15<sup>th</sup> until September 15<sup>th</sup> for public review and comments. At your September 20<sup>th</sup> regular meeting, the Final Draft AAF Master Plan Update documents, with comments, will be presented for your approval and submission.

Mr. Moron asked Commissioners to review and make comments as needed. Commissioner Ward made note that the Community can go to the website and make comments as well.

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

#### **b. BOARD ACTION: Franklin County Airport as the site location for aviation center – Project Pebble**

Last week with assistance from Opportunity Florida, Franklin County submitted a proposal to Florida's Great Northwest for Project Pebble. Florida's Great Northwest is a regional economic development organization for the 12-county region of Northwest Florida. The proposal highlights Franklin County's strengths for consideration among other Northwest Florida Counties for the relocation of a 100,000-square-foot airplane repair and rehabilitation building.

Board action to approve the submission of the attached proposal for consideration to Florida's Great Northwest for Project Pebble.

**On a motion by Commissioner Parrish, seconded by Commissioner Boldt, and by a unanimous vote of the Board present, the Board approved the submission of the attached proposal for consideration to Florida's Great Northwest for Project Pebble. Motion carried 5-0.**

The Board recessed at 10:32 a.m. and reconvened at 10:48 a.m.

The Board watched a video presentation regarding the airport.

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

c. BOARD ACTION: Florida's Great Northwest Membership

Franklin County is not currently a member of Florida's Great Northwest but nine of the twelve counties in the service area are. As Florida's Great Northwest has access to many leads and marketing opportunities for economic development, would the Board like to consider becoming an investor member of Florida's Great Northwest at an annual support level of \$1,000?

Board action to approve investor membership with Florida's Great Northwest for assistance, promotion, and advocacy of economic opportunities in the region.

**On a motion by Commissioner Boldt, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board approved investor membership with Florida's Great Northwest for assistance, promotion, and advocacy of economic opportunities in the region. Motion carried 5-0.**

## **Presentations and Requests**

### **15. Florida Housing Coalition - Gladys Cook - Housing Summit Update**

Good morning and thank you so much for inviting me today to give a recap of the Housing Summit from July 10. For the record, my name is Gladys cook and I am the Director of resilience and disaster recovery for the Florida housing coalition. We are a statewide nonprofit organization providing technical assistance and training throughout Florida to support all types of affordable housing. We are the technical assistance provider for the Florida housing finance corporation which is where the ship program is administered as well as many other programs such as the low-income housing tax credits program. Florida Housing Finance Corporation sponsored the housing summit and today's recap.

At the summit, we had about 20 people in the chambers and about 10-15 on the zoom feed. We had 4 elected officials in the room, and we thank Commissioner Ward and Boldt for joining and participating. We had two other speakers, Ms. Rose Griffin, your new SHIP administrator and Ms. Mary Williams, the housing coordinator for the Florida Division of Emergency management.

I have some excerpts from the slides that were used, or I can summarize the meeting for you right now.

1. We covered all of the affordable housing definitions to get everyone on the same page—affordable housing is not provided by the private sector any longer. The only way to catalyze housing that workers and lower income can afford is by specific action- purchase assistance, below market rate rental housing.

2. We looked at the data for housing needs in the county. We have talked to members of the community and employers, and they tell us that jobs go unfilled because people cannot find housing to live in the county. Our data shows a general need for about 200 rental housing units serving lower-income residents and 439 units of owner-occupied by lower-income homeowners. We also saw that there are about 1400 workers commuting into the county.
3. We looked at the existing assisted housing inventory. There are about 350 rental units and over 100 units with rental assistance. These include the public housing authority and privately owned and operated multifamily housing for lower-income residents. Your SHIP program does about 10 units per year mostly rehab and some purchase assistance. THE LIHTC properties are an effective supply
4. Other programs available for homeownership- Hometown Heroes which could be used with SHIP assistance.
5. Our recommendations-
  - a. Organize a housing task force- invite a wide audience – and champions- you have **renters, owners, and buyers to assist.**
  - b. Set some goals- ex. 10 SF and 50 MF per year
  - c. Target homeowner repair, disaster mitigation – apply for CDBG Small Cities and use SHIP for purchase assistance
  - d. Support your community land trust- they are building capacity and should be the repository for all **surplus land**- they would in turn ground lease it for housing that would be affordable in perpetuity
  - e. Look at inclusionary zoning for new residential development
  - f. Involve employers, tourist development council, chamber of commerce-

Finally, we can aid the task force by providing information and guidance bi-weekly or monthly until December.

Commissioner Ward inquired regarding surplus land, asking if they could assist with navigating state-owned. Ms. Cook noted that she has been involved in various state-owned properties where they have developed affordable housing. Mr. Moron asked about Denton Cove, and what happens if they cannot fill the units based on the income requirements. Do they stay empty? Can they increase the income requirements or what? Ms. Cook noted that if the project can't meet the fulfillments, then the investors don't take their credits, and it's a big deal. Once they get established if they serve more people in the lower income level, they may serve a few in the upper level. Commissioner Ward said she would like to get a task force board together. She said she would like to sit down with Mr. Moron and see how we can move forward. Mr. Moron said he would also like to include Ms. Gladys. Chairman Jones noted that infrastructure is needed on the Hwy 65 property, including water and sewer, as well as any development going north of that. Chairman Jones noted the Eastpoint Water and Sewer board recently voted to pursue some kind of housing on the property they own on Highway 65. Commissioner Boldt questioned PUDs that include contingencies. Ms. Gladys said she knows in Lee County their PUDs are for ten years. Commissioner Lockley noted that we needed a workforce and then affordable housing.

## **County Staff & Attorney Reports**

### **16. Fiscal Manager/Grants Coordinator – Erin Griffith**

#### **a. BOARD ACTION: Dewberry Task Order – SGI Beach Parking Improvements**

At the April 5<sup>th</sup>, 2022, meeting, the Board approved submitting a draft spending plan to Treasury for the American Rescue Plan Funds. In that plan, approximately \$350,000 had been set aside to

address Beach Parking Improvements. As St. George Island had a lot of overflow issues during peak season county staff asked county engineers Dewberry for assistance to design, permit, develop bids specifications and CEI services to construct a parking area along the expansive Gulf Beach Drive right-of-way between West 1<sup>st</sup> Street and Chili Boulevard as the Phase I Parking Improvements. This area is adjacent to the existing parking area for Lighthouse Park and is centrally located in the commercial district.

Board action to approve and authorize the Chairman to sign the attached task order for county engineers Dewberry & Associates for \$16,450 for the design, permitting, bid specs, and CEI for the West 1<sup>st</sup> Street and Chili Boulevard phase I beach parking improvements.

**On a motion by Commissioner Lockley, seconded by Commissioner Parrish, and by a unanimous vote of the Board present, the Board approved and authorized the Chairman to sign the attached task order for county engineers Dewberry & Associates for \$16,450 for the design, permitting, bid specs and CEI for the West 1<sup>st</sup> Street and Chili Boulevard phase I beach parking improvements. Motion carried 5-0.**

**b. BOARD ACTION: Franklin County Airport as the site location for aviation center – Project Pebble**

Item addressed earlier in the meeting.

**c. BOARD ACTION: Florida’s Great Northwest Membership**

Item addressed earlier in the meeting.

**d. BOARD ACTION: Grant Amendment 2 Armory Fire Marshal Agreement**

The State Fire Marshal’s office has sent an amendment to the Fort Coombs Armory Fire Sprinkler grant. This amendment, which is attached, incorporates the construction contract with Cook Brothers, Inc. into the agreement between Franklin County and the Division of Financial Services.

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

**e. BOARD ACTION: SGI Boat Ramp Improvements Design Grant**

At the last meeting, the Board opened responses to the request for proposals for the SGI Boat Ramp Improvements Project. The RFP was for services relating to the design and permitting of a wave attenuation device and a boat loading dock on the seawall outside of the existing launch basin. These improvements will protect the existing boat launch basin and provide a place to tie up vessels while the vehicles and trailers are parked or retrieved. Dewberry Engineers was the sole respondent to the request and staff has reviewed the proposal and recommends acceptance. The work will be completed at a cost of \$85,000 with \$80,000 being reimbursed by the FWC Boating Improvement Design Grant and \$5,000 paid by the County’s Boating Improvement Fund.

Board action to approve and authorize the Chairman to sign the attached proposal for the design improvements at the SGI Boat Ramp.

**On a motion by Commissioner Ward, seconded by Commissioner Parrish, and by a unanimous vote of the Board present, the Board approved and authorized the Chairman to sign the attached proposal for the design improvements at the SGI Boat Ramp. Motion carried 5-0.**



**f. BOARD ACTION: Invoice for Fire Control Services from City of Carrabelle for Lanark / St.**

**James Volunteer Fire Department**

Franklin County has received the first invoice from the City of Carrabelle for fire control services rendered through June 30<sup>th</sup>, 2022. The invoice totaled \$1,770 and follows the rates established by the agreement dated May 9<sup>th</sup>, 2022, between the City of Carrabelle and Franklin County (\$160 per response for personnel and \$90 per truck on the scene). The attached invoice will be paid from Lanark/St. James Fire District's MSBU proceeds.

Board action to approve and authorize the payment of the first invoice to the City of Carrabelle for response efforts. As per instruction, all payments on behalf of the district will be presented to the Board for approval during this transitional period.

**On a motion by Commissioner Boldt, seconded by Commissioner Lockley, and by a unanimous vote of the Board present, the Board approved and authorized the payment of the first invoice to the City of Carrabelle for response efforts. As per instruction, all payments on behalf of the district will be presented to the Board for approval during this transitional period. Motion carried 5-0.**

**g. BOARD ACTION: Carrabelle Tax Increment District Expansion and Budget Update**

Last week the Property Appraiser's Office was contacted by the City of Carrabelle with an inquiry on the status of a second TIF (tax increment form) for their budget process. The Property Appraiser's Office had no prior knowledge that the City had extended and expanded its existing CRA to include approximately another 513 parcels, almost double the number of parcels included in the original CRA. Upon discussion and review by County Attorney Michael Shuler and City Attorney Dan Hartman, evidence was provided that a notice of intent had been sent to multiple offices last June although the notice itself may have only been addressed to the Franklin County Tax Collector's Office instead of the taxing authority. After review by the Property Appraisers Association of Florida's legal counsel Loren Levy, the Property Appraiser was instructed to go ahead and make the change establishing 2021 as the benchmark taxable value for the expanded CRA. On Friday, the Property Appraiser amended the DR-420 Forms Package, and this amount will result in an increase of \$13,564 to the transfer to the City of Carrabelle's Redevelopment Trust Fund. The preliminary millage to go out on the County TRIM notices will remain as initially reported at 5.4707 mills, which is also the current millage rate.

Board action to accept the correction to the budgeted transfer to the Carrabelle Redevelopment Trust incorporating the CRA expansion.

**On a motion by Commissioner Parrish, seconded by Commissioner Lockley, and by a unanimous vote of the Board present, the Board approved the Carrabelle Tax Increment District Expansion and Budget Update.**

Chairman Jones asked when you are doing CRAs, can they add residential property into their CRA? Attorney Shuler said he does not know the answer and that he also had this question. According to Dan Hartman, it can be done. Attorney Shuler said if for some reason the CRA is not done correctly they would have to divulge those funds back to the county.

**Motion carried 5-0.**

## 17. County Coordinator – Michael Morón

### a. Action Item: Evergreen JAT Review

Since the pay plan was implemented last year, there have been a handful of county employees that have expressed their discontent, to both staff and commissioners, with their classification status in the plan. With that in mind, I've asked Evergreen Solutions for a proposal that would have them re-administer the survey, evaluate the county employee responses, and provide, if needed, updated recommendations on job classifications. Evergreen will send a representative to interview employees that have questions or concerns with their current pay plan classification. The total cost for this re-evaluation is \$7,000.

Board action to engage Evergreen Solutions, for a total cost of \$7,000, to complete a re-evaluation and confirmation of the classifications within the pay plan for County employees.

**On a motion by Commissioner Lockley, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board authorized to engage Evergreen Solutions, for a total cost of \$7,000, to complete a re-evaluation and confirmation of the classifications within the pay plan for County employees.**

Mr. Moron noted that this re-evaluation only applies to County employees and not the constitutional offices' employees. Commissioner Lockley expressed his concerns with the entire plan and that he would like the plan reviewed. Commissioner Ward said she would like people to know that this is something we have not done before and there are going to be growing pains. We need to make sure that the employees ask questions to the interviewers. This needs to be the final review and not something we go back to every year. Chairman Jones said the thing we have to remember is that we couldn't afford to implement this in one year without raising the millage rate. He reminded the Board that we are doing this over a five-year plan. We can only do what we can afford to do. Commissioner Boldt questioned what the interview technique really was. He said he believes there may have been a communication barrier. Commissioner Parrish said it will never be right, there will always be someone that is not satisfied. If we don't establish that this, is it, then this will go on annually. He warned the Board that should the economy decline, budgets may have to be cut. Mr. Moron said that he sat in on the interviews and how important certain things were. He said that Erin had to beg departments for the employees' job descriptions. When Evergreen comes back, tell them everything. Make sure when you walk away from the interview you feel like you have said your peace. Commissioner Lockley said he felt it was not the employees' responsibility to provide Evergreen with job descriptions. **Motion carried 5-0.**

### b. Action item: Leslie Street Project

**Item addressed earlier in the meeting.**

### c. Discussion Item: Airport Master Plan

**Item addressed earlier in the meeting.**

### d. Action Item: LTPT Member Change

At your July 5<sup>th</sup> regular meeting the Board appointed members to the Local Technology Planning Team. One of the members appointed was Mr. David Walker, Weems CEO, however, Ms. Myrtis Wynn, who serves on the Weems Board of Directors, recently expressed her interest in serving on the LTPT Board. Mr. Walker doesn't have any issue with allowing Ms. Wynn to serve on this Board in his place, and Commissioner Lockley supports this change.

Board action to appoint Ms. Myrtis Wynn as the District Three representative to the Local Technology Planning Team.

**On a motion by Commissioner Lockley, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board appointed Ms. Myrtis Wynn as the District Three representative to the Local Technology Planning Team. Motion carried 5-0.**

**e. Action Item: ATV, UTV, Dirt Bike Trail**

Recently, Commissioner Ward contacted the Florida Forest Service about designating the Bear Creek area as an ATV, UTV, and dirt bike trail. The commissioner explained the positive benefits this trail would present for children living in the county and pointed out that little effort is needed for the creation of new trails as there are trails already in existence that can be used with some or no maintenance. Commissioner ward also pointed out that the use of the trails would perhaps reduce illegal dumping in that area and suggested looking into the T. Mark Schmidt off-highway Vehicle Safety and Recreation Act and Grant for funding. If the Board supports this idea, I suggest a letter of support to the Forest Service and encourage any organized ATV, UTV, or dirt bike groups to send letters to the Forest Service supporting this project.

Board discussion and possible action.

The Board discussed the benefits of this project for the youth of the county.

**On a motion by Commissioner Ward, seconded by Commissioner Lockley, and by a unanimous vote of the Board present, the Board approved a letter of support to the Forest Service in support of designating the Bear Creek area as an ATV, UTV, and dirt bike trail. Motion carried 5-0.**

**f. Discussion Item: BOCC Meeting Rules**

Last week you should have received a draft copy of the Rules of Procedures for Meetings. The Chairman would like each of you to review these rules and forward your questions, suggestions, or comments so that a final draft of these rules could be adopted at a future meeting.

**g. Informational Item: Ethics Class**

Your Ethics Class will be on Saturday, September 24<sup>th</sup> starting at 9 a.m. presented by Attorney Jennifer Shuler. The County’s constitutional officials and the Cities of Apalachicola and Carrabelle commissioner will be invited to participate. If this date presents a schedule conflict, let me know as soon as possible.

**h. Informational Item: Fort Coombs Armory Project Update**

On Friday Mr. Mark Curenton attended a progress meeting at the Armory and the following is his report. “The contractors have about finished with scraping the loose paint and priming all the white interior surfaces. Next week should the environmental testers come in and verify that they have cleaned up all the lead dust. Within the next few weeks, they should start work on the fire sprinklers. It looks like they are running ahead of schedule for the project.”

**i. Informational Item: Crosswalk at Carrabelle Beach Update**

County staff has received a fully executed FDOT contract for the installation of a crosswalk just east of Carrabelle Beach Park. The crosswalk will be installed during the resurfacing of Highway 98 between Eastpoint and the Carrabelle River FDOT project.

**j. Informational Item: FAC Calendar Contest**

The Florida Association of Counties 2023 Calendar Photo Contest is now open. This year’s theme “Keep Calm & Love Water” will allow Franklin County to show off our most precious resource. As usual, I’ve forwarded this project to Mr. John Solomon, your TDC Administrator, that will submit photos on behalf of the County prior to the August 19<sup>th</sup> deadline. If you have photos that meet the requirement and would like them submitted, do not hesitate to contact Mr. Solomon.

**k. Informational Item: Mediacom Rate Increase**

Attached to my report is a rate increase letter from Mediacom. The rate increase applies to television packages and equipment.

**18. County Attorney – Michael Shuler**

**a. Action Item: Property Purchase in Eastpoint**

Attorney Shuler updated the Board. The appraisal was received late yesterday and came in at \$180,000, which is within the contract parameters. The seller’s agent sent an email agreeing to extend the contract due diligence period until August 18th. **Attorney Shuler noted that this does not require Board action today.**

**b. Action Item: Ferrovia Contract**

**On a motion by Commissioner Ward, seconded by Commissioner Boldt and Commissioner Parrish, and by a unanimous vote of the Board present, the Board approved the bridge clean-up contract with Ferrovia. Motion carried 5-0.**

**c. SHIP Administration Contract with Capital Area Agency**

Attorney Shuler noted that the contract may need to be revised due to the administration fees. However, it is necessary for the Board to approve the contract as presented at this time.

**On a motion by Commissioner Lockley, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board approved and authorized the Chairman to sign the SHIP Administration Contract with Capital Area Agency with the notation that the contract may require revisions due to administration fees.** Due to the item being added to the agenda, Chairman Jones called for public comments. There were no public comments. **Motion carried 5-0.**

Attorney Shuler informed the Board that the Alligator Point Fire Department property appraisal came in below the contracted purchase price range of \$350-400K. The appraised value is \$230K. Attorney Shuler noted that he has informed the seller and they have the option to reject the contract at no liability, and the county will have to pay for the appraisal. The seller and county can also renegotiate the contract.

Attorney Shuler informed the Board that the hearing ordinance for removal of cars, RVs, etc. being used as residences from the public property will be heard at your second meeting in August.

Commissioner Boldt asked Attorney Shuler to look into the inappropriate placement of garbage cans in Lanark Village. It said that it is impeding parking as well as impeding egress and ingress to property. Chairman Jones asked if he was talking about the residents not removing their cans from the road after picking up. Commissioner Boldt confirmed and said some of it is renters.

Commissioner Boldt inquired as to the leave no trace ordinance and whether is it appropriate to come up with an ordinance regarding all of our beaches. Attorney Shuler noted that the Board has addressed the area of Alligator Point and Bald Point. Attorney Shuler said that he would look into moving forward with a comprehensive leave no trace ordinance that includes all public beaches.

## **Commissioners' Comments & Adjournment**

Commissioner Boldt expressed his condolences on the passing of Mr. Ashley Teat.

### **19. Adjournment**

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

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**Ricky Jones – Chairman**

**Attest:**

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**Michele Maxwell – Clerk of Courts**

The audio is available upon request. Please e-mail [jgay@franklinclerk.com](mailto:jgay@franklinclerk.com), call 850-653-8861 to speak with the Administrative Assistant, or submit a request in writing to obtain audio of this meeting.