



Board of County Commissioners - Regular Meeting

Tuesday, March 21, 2023 at 9:00 am

34 Forbes Street, COURTHOUSE ANNEX, COMMISSION MEETING ROOM

*The Board of County Commissioners asks that all cell phones are turned off or placed on silent (vibrate) mode. **Any handouts (information) for distribution to the Commission must be submitted to the Board Secretary (Clerk's Office) or to the County Coordinator five (5) calendar days prior to that meeting date. Failure to do so will result in your removal from the agenda or a delay of any action relating to your request until a future meeting.***

Meeting Information

The general public is welcomed in the commission meeting room for meetings. As an option, all meetings are live-streamed on Zoom and regular meetings are also live-streamed on Forgotten Coast TV. Those wanting to view the meeting on Forgotten Coast TV can use the livestream link <https://facebook.com/forgottencoasttv/> or go to Forgotten Coast TV's Facebook Page. You do not need a Facebook account to view Facebook live. The livestream feed will promptly start 5 minutes before the meeting commences.

Those wanting to view or participate virtually during the meeting should use the Zoom log-in/call-in information provided below. There is a link to a list of videos and Getting Started Resources on the main "Agenda and Minutes" webpage for those unfamiliar with Zoom. If you are experiencing any issues with the livestream or Zoom, call (850) 653-9783 for assistance.

To join Zoom via computer, [use this meeting link](#) on the meeting date and time. If you do not have speakers or a microphone on your computer or prefer to call, you can dial in for audio. Call (301) 715-8592 or (312) 626- 6799 or (929) 205-6099 and enter ID number (886 5703 8451#). All attendees are muted by default.

If you would like to speak during the meeting in-person or via Zoom, you are required to complete the virtual speaker card [click here for card](#). This card must be submitted to the County Commission Administrative Office prior to the start of the meeting in order for you to speak during the meeting.

Once recognized by the Chairman, you may comment on a non-agenda item or a non-action item during "Public Comments" and/or address the Commission on an agenda action item for up to 3-

*minutes. If you are on Zoom with a computer or smart device, select the 'raise hand' icon. If you have dialed in to the meeting by phone press *9 to raise your hand, then *6 to unmute. Public engagement is important to us and use of Zoom for public participation is still a new process for some. We appreciate your understanding.*

The agenda and related reports will be available on Monday morning prior to Tuesday's meeting and are subject to change.

Call to Order

Invocation and Pledge of Allegiance

Approval of the Agenda

The Chairman will ask for any proposed changes to the agenda, then request a motion to approve the agenda.

Approval of Minutes and Payment of County Bills

The Board will consider action on all Minutes and payment of County bills with one motion. A Commissioner may request to have either the Minutes or payment of County bills considered with a separate motion.

- 1. County Bill List for Payment**
- 2. Approval of Minutes**

Awards and Recognitions

3. Michele Maxwell - Clerk of Court - Government Finance Professional Week

Clerk Maxwell will present a proclamation declaring March 20th-24th as Government Finance Professionals Week in Franklin County.

Public Comments

This is an opportunity for the public to be heard. When you are recognized by the Chairman, please adhere to the 3-minute time limit.

Constitutional Officers

Department Directors Reports

- 4. Howard Nabors – Superintendent of Roads and Bridges**

Other Reports

[Click here for documents related to Other Report items.](#)

5. Kim Bodine - CSGC Executive Director - Update & Request

Mrs. Bodine will update the Board on the state-wide consolidation efforts and request approval of the Subsequent Local Area Designation for Local Workforce Development Boards

6. Jim Warta - Consolidated Communications - Public/Private Broadband Partnership

7. Angela Lolley - Floodplain Administrator - FEMA Flood Maps Update

RFP/RFQ/Bid Opening

[Click here for RFP/RFQ/Bid Opening documents.](#)

8. FUEL FARM REPLACEMENT

Notice is hereby given that the Franklin County Board of County Commissioners will receive sealed bids at the Franklin County Office of the Clerk of Court, 33 Market Street, Suite 203, Apalachicola, Florida 32320 (office: 850-653-8861) until 4:00 PM local time on Monday, March 20th, 2023, for the FUEL FARM REPLACEMENT project at Apalachicola Regional Airport. All bids will be publicly opened and read aloud in the regularly scheduled meeting of the Board of County Commissioners on Tuesday, March 21st, 2023 at 9:00 AM. Bids must be submitted in a sealed envelope clearly marked "BID ENCLOSED: FUEL FARM REPLACEMENT – APALACHICOLA REGIONAL AIRPORT." The project generally includes, but is not necessarily limited to the following tasks: Construction of a new fuel farm with concrete foundation, 12,000-gallon Jet-A and 12,000- gallon Avgas tanks, fuel system equipment, self-serve terminal, fencing, drainage improvements, and backup generator.

9. 7TH STREET WEST DUNE WALKOVER

DESCRIPTION OF WORK: The project consists of the construction of a wood dune walkover project located at the end of 7th Street West, St. George Island, Franklin County, Florida, specifically between DEP Monuments R-79 and R-80. The pile-supported structure is 6-foot wide by 146.5 feet long for an area of approximately 879 square feet.

BIDs will be received until 4:00 p.m., ET (local time), on Monday, March 20th, 2023, at the Franklin County Office of the Clerk of Court, 33 Market Street, Suite 203, Apalachicola, Florida 32320. BIDs will be be opened and read aloud at the regularly scheduled meeting of the Commission Meeting Room, 34 Forbes Street, Courthouse Annex, on the following day, Tuesday, March 21st , 2023, starting at 09:00 a.m., ET. Bids must be submitted in a sealed envelope clearly marked with YOUR COMPANY NAME, ADDRESS, and "BID – 7 th Street West Dune Walkover" on the outside of your envelope and include the original bid plus 0 copies.

10. Womack Creek Bridge Repair CEI Services

The Franklin County Board of County Commissioners is seeking civil engineering services relating to the construction engineering and inspection (CEI) for the construction of new headwalls, clean and repair the arch CMP culverts and add barrier walls to replace the guardrails over the culvert. The existing culvert crossing consists of three 142" x 91" arch CMP's that allow Womack Creek to flow west to east under CR 67. Consideration will be given to only those firms that are qualified pursuant to law and that have been prequalified by FDOT to perform the indicated types of work.

Public Hearings 10:00 a.m. (ET)

11. AN ORDINANCE REGULATING THE OCCUPANCY AND THE USE OF TRAVEL TRAILERS IN FRANKLIN COUNTY, FLORIDA 10:00 a.m. (ET)

[Click here for a copy of the Notice of Intent.](#)

[Click here for a copy of the draft ordinance.](#)

12. AN ORDINANCE REZONING 8.03 +/- ACRE OF LAND 10:30 a.m. (ET)

[Click here for the Notice of Zoning Change.](#)

13. Serenity Seaside Resort Planned Unit Development Amendment 10:30 a.m. (ET)

Continued from 2/21/23 BOCC Regular Meeting

[Click here for documentation.](#)

Planning and Zoning Adjustment Board Report

[Click here for a copy of the PZA agenda and minutes.](#)

14. Variance Requests

All Variance requests will be discussed and acted on an individual basis.

a. 200 W Pine Avenue

A consideration of a request for a variance to encroach 20 feet into the front 25-foot setback along 2nd Street West on lot 15, a request to encroach 5 feet into the 10-foot side setback on lot 15, and a request to encroach 5 feet into both 10-foot side setbacks of lots 10, 11, 12, 13, & 14 at property located at 200 West Pine Street, St. George Island, Franklin County, Florida, (Zoned C-4 Commercial Residential). Request submitted by Thurman Roddenberry, agent for AHA Real Estate, LLC.

b. 215 W Gulf Beach Drive

A consideration of a request for a variance to encroach 20 feet into the front 25-foot setback along 2nd Street West on lot 16, a request to encroach 5 feet into the 10-foot side setback on lot 16, and a request to encroach 5 feet into both 10-foot side setbacks of lot 18 at property located at 215 West Gulf Beach Drive, St. George Island, Franklin County, Florida, (Zoned C-4 Commercial Residential). Request submitted by Thurman Roddenberry, agent for AHA Real Estate, LLC.

15. Commercial Site Plan Applications

The Board will consider action on all Commercial Site Plan applications with one motion. A Commissioner may request to have an application considered with a separate motion.

a. 2118 Hwy 98 E

Consideration of a request for Commercial Site Plan review for Beach Cottages located at 2118 Hwy 98 E, Lanark Village, Franklin County, Florida. (Zoned C-3 Commercial Recreational). Application submitted by Edward Golson, applicant.

16. Re-Zoning & Land Use Change Applications

The Board will consider action on all Re-Zoning & Land Use Change applications with one motion. A Commissioner may request to have an application considered with a separate motion.

a. 243 E Gulf Beach Drive

Consideration of a request for Public Hearing to change the zone of 2 lots located in Section 29, Township 9 South, Range 6 West, 243 E Gulf Beach Drive, St. George Island, Franklin County, Florida from C-2 Commercial Business to C-4 Commercial Mixed Use Residential. Request submitted by Carro Thomas, agent for Hull House on SGI, LLC, applicant.

b. 322 Patton Drive

Consideration of a request for Public Hearing to change the zone of 0.53 Acre parcel of land located in Section 31, Township 8 South, Range 6 West, 322 Patton Drive, Eastpoint, Franklin County, Florida from C-1 Commercial Fishing to C-3 Commercial Recreational. Request submitted by Tapper Creek Properties, LLC (Brian Emil Syska), applicant.

County Staff & Attorney Reports

17. Erin Griffith – Fiscal Manager/Grants Coordinator

[Click here for the Fiscal Manager/Grants Coordinator's report documents.](#)

18. Michael Morón – County Coordinator

[Click here for the County Coordinator's report attachments.](#)

19. Michael Shuler – County Attorney

[Click here for the County Attorney's report attachments.](#)

Commissioners' Comments

Adjournment

In accordance with Section 286.0105, Florida Statutes, any person who wishes to appeal a decision made by the Franklin County Board of County Commissioners, with respect to any matter considered at the meeting, must have a record of the proceedings. He or she may need to ensure that a verbatim record of the proceedings is made.