

**FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONERS
REGULAR MEETING
COURTHOUSE ANNEX, COMMISSION MEETING ROOM
AUGUST 15, 2023
9:00 AM**

MINUTES

Commissioners Present: Ricky Jones-Chairman, Jessica Ward-Vice-Chairman, Cheryl Sanders, Ottilie Amison

Commissioner Absent: Noah Lockley

Others Present: Michael Shuler-County Attorney, Michael Moron-County Coordinator, Erin Griffith-Fiscal Manager/Grants Coordinator, and Jessica Gay-Clerk to the Board

Call to Order

Chairman Jones called the meeting to order.

Invocation and Pledge of Allegiance

Commissioner Ward led the Board in prayer followed by the Pledge of Allegiance.

Approval of the Agenda

Mr. Moron noted an addition to the P&Z Report: Item to be added 1582 Hwy 98.

On a motion by Commissioner Amison, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board approved the agenda with the change as noted above. Motion carried 4-0.

Approval of Minutes and Payment of County Bills

1. County Bill List for Payment

On a motion by Commissioner Sanders, seconded by Commissioner Amison, and by a unanimous vote of the Board present, the Board approved the payment of County Bills. Motion carried 4-0.

Public Comments

Anthony Delcampo spoke to the Board about a concern on roadway at Alligator Point. Did clean out storm drains, the striping has not been done. Believe it is a safety issue for residents and visitors. Comprehensive plan for roads in the future? Could not find one. Did reach out to Mr. Nabors but he has not heard back from him. Chairman Jones said we have been working on a comprehensive plan and roadways will be part of that. Chairman Jones noted that later in the meeting we are going to talk about being a part of a regional transportation plan, these are all steps we are taking to work on this.

Debi Jordan spoke to the Board via Zoom. She gave Commissioner Sanders and Mr. Curenton kudos for approving the island view site plan. Back in February Ms. Barbara Rohrs addressed the commission about lack of fire hydrants on the west side of Lanark. With little to no hydrants in west end this could be a safety and insurance nightmare. Ms. Jordan asked the Board to check with the City of Carrabelle to see if they have something in the works. She asked the Board to look at S4 zoning and see how they are more restrictive than other areas of the Franklin County. Also, in Lanark Village painting of road numbers on lines will assist delivery and emergency services. Alleviate the tight and limited parking on Parker Avenue. Would you

consider a traffic study to determine making Heffernan and Parker a one way to avoid congestion?

Wanda Rose spoke to the Board about issues with RVs. Wondered if Franklin County is waiting for issues like Bay County? Need code enforcement officer? Unique area does not want to see this county destroyed like south Florida. Ms. Rose noted that she had sent an email, and the concern with the property is not the power pole.

Other Reports

2. John Solomon – TDC Administrator

3. TDC voted to use up to 10% for HB 703. Mrs. Griffith came and explained to the TDC board on what that statute is going to be and the contribution from them. She also made sure they understood we are going to have to amend our spending plan.

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

7. BOARD ACTION: 10% TOURIST DEVELOPMENT TAX PROCEEDS FOR PUBLIC SAFETY SERVICES

Pursuant to receiving the recommendation from the Tourist Development Council to allow for up to 10% of Tourist Development Sales Tax proceeds be allocated for public safety services pursuant to the changes authorized by House Bill 7063, does the board agree with the recommendation? If the board would like to proceed, the TDC spending plan will need to be updated and amended to reflect the change.

Board action for staff to work alongside the Tourist Development Council to develop an updated draft spending plan to come back before the Board for review and comments before scheduling the public hearing to formally enact the plan.

(5) AUTHORIZED USES OF REVENUE.—

(c) A county located adjacent to the Gulf of Mexico or the Atlantic Ocean, except a county that receives revenue from taxes levied pursuant to s. 125.0108, which meets the following criteria may use up to 10 percent of the tax revenue received pursuant to this section to reimburse expenses incurred in providing public safety services, including emergency medical services as defined in s. 401.107(3), and law enforcement services, which are needed to address impacts related to increased tourism and visitors to an area. However, if taxes collected pursuant to this section are used to reimburse emergency medical services or public safety services for tourism or special events, the governing board of a county or municipality may not use such taxes to supplant the normal operating expenses of an emergency medical services department, a fire department, a sheriff's office, or a police department. To receive reimbursement, the county must:

- 1.a. Generate a minimum of \$10 million in annual proceeds from any tax, or any combination of taxes, authorized to be levied pursuant to this section;
- 1.b.2. Have at least three municipalities; and
- 1.c.3. Have an estimated population of less than 275,000 225,000, according to the most recent population estimate prepared pursuant to s. 186.901, excluding the inmate population; or

2. Be a fiscally constrained county as described in s. 218.67(1).

The board of county commissioners must by majority vote approve reimbursement made pursuant to this paragraph upon receipt of a recommendation from the tourist development council.

On a motion by Commissioner Amison, seconded by Commissioner Sanders, and by a unanimous vote of the Board present, to approve staff to work alongside the Tourist Development Council to develop an updated draft spending plan to come back before the Board for review and comments before scheduling the public hearing to formally enact the plan. Motion carried 4-0.

Presentations/Updates/Requests

4. Richard 'Loui' Lewis - EMS Director - Update

Mr. Lewis updated the Board on the EMS program.

Donation

Class

CPR classes more than 100 people, a lot of people attended

USDA grant for two new ambulances, delivery end of August first of September

Grant money from state to use to send residents to EMT school

Reviewed statistics from report

Chairman Jones said he spoke with the SGI fire chief, what we have in life flight for Eastpoint works, but see if we can put a landing spot in Eastpoint. Will it work? I know there is different regulations as far as size. We could contact Shands have them visit and see if that is something that would work. Commissioner Ward said Mr. Nabors did take some materials out and work on the road, but we do need to figure something out. Commissioner Ward inquired about the new ambulances. Mr. Lewis noted that they received a new ambulance a couple of months ago. They have (2) 2019 with over 150k miles and a 2015 and 2016 both pushing 300k miles. Commissioner Sanders noted that she appreciated all they do. Chairman Jones noted this will be the newest fleet we have had in the time he has been here. This is important. Chairman Jones noted that FDOT does have it on their workplan to do repairs on Highway 98. Commissioner Ward thanked Mr. Lewis for working to acquire grants.

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

4. Discussion/Action Item: Vacant Seats on Advisory Boards

At your August 1st meeting, the Board authorized staff to advertise vacant advisory board seats. Before I was able to send the ad to the newspaper, Commissioners Jones and Amison requested ads to fill two other advisory board vacant seats, one being the Airport Operational Economic Development Board and the other is a new group, the Regional Rural Transportation Plan Technical Advisory Committee. Mr. Ben Harper (Apalachee Regional Planning Council) is here this morning to give a summary of this committee's mission and answer any questions you may have. I have posted the vacancies on the County's website (<https://www.franklincountyflorida.com/2023/08/11/county-volunteer-board-vacancies/>) without any end dates, and I recommend that we wait to see the results from the County's website's post before sending an ad to the newspaper.

Board discussion and possible action.

Ben Chandler spoke to the Board about the development of a regional rural transportation plan. Twenty-year horizon plan updated annually. Establishment of technical advisory committee. Two from county, one from Apalachicola. Chairman Jones noted it would behoove them as a board to get a citizen from the county who has experience, and expertise. Be better to have some citizen involvement. Commissioner Ward said before we were forgotten, now we have an influx of residents/visitors. Commissioner Ward inquired about how often the meetings will be. Mr. Harper noted that there will be 4-5 meetings over a two-year period. The committee would represent what the community wants. The county meetings will be held locally, technical advisory meetings will be held at a centrally located area. Chairman Jones noted that the board would be made up of the following counties Franklin, Gulf, Liberty Calhoun, and Jackson. Mr. Moron noted the board could look at their constituents and bring back some recommendations.

Planning and Zoning Adjustment Board Report

5. Variance Requests

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

a. 454 US Highway 98

A consideration of a request for a variance to build at 7 feet in VE 13 Flood Zone as allowed through variance in C-1 Commercial Fishing District for Seafood Distribution Building at the property located at 454 US Highway 98, Apalachicola, Franklin County, Florida. Request submitted by Clay Murphy, agent for Shawn Moore & Alexis Combs, applicants. Functional dependent, basically gives it the ability to get a variance from flood plain rules. Mrs. Hardy explained that it was in velocity zone. However, the board felt like it did not have to be elevated due to it not being habitable. It will be built to breakaway standards, and all machinery must be elevated. It will be portable with quick disconnects. It will be comparable to the park model trailers allowed.

On a motion by Commissioner Amison, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board approved the request for a variance to build at 7 feet in VE 13 Flood Zone as allowed through variance in C-1 Commercial Fishing District for Seafood Distribution Building at the property located at 454 US Highway 98, Apalachicola, Franklin County, Florida. Motion carried 3-1, Commissioner Sanders opposed.

6. Critical Shoreline Applications

a. 131 N Bayshore Drive

A consideration of a request to construct a 992 square foot single family dock that consists of a 4'x208' access walkway and a 10'x16' terminal platform within the Apalachicola Bay located at 131 North Bayshore Drive, Eastpoint, Franklin County, Florida. Request submitted by Garlick Environmental Associates, agents for Cindy and Rex Whiteman, applicants.

b. 2774 Highway 98 East

A consideration of a request to construct a 3,172 square foot single family dock that consists of a 4'x565' boardwalk, a 12'x20' terminus, a 12'x24' covered boat slip w/ lift, and a 12'x32' covered boat slip w/ lift located at 2774 Highway 98 East, Lanark Village, Franklin County, Florida. Request submitted by Aaron Sarchet, agent for Tonya Tanner, applicant.

On a motion by Commissioner Ward, seconded by Commissioner Amison, and by a unanimous vote of the Board present, the Board approved items 6 a. and 6 b. as stated above. Motion carried 4-0.

c. 2812 US Highway 98 E

A consideration of a request to construct a single-family dock that consists of a 4'x250' walkway, a 10'x12' midpoint turnaround, a 12'x12' jet ski lift, a 12'x36' covered boat slip w/ lift, a 14'x36' covered boat slip w/ lift, and a 13'x16' covered area on a 19'x36' deck located at 2812 US Highway 98 East, Lanark Village, Franklin County, Florida. Request submitted by Docks 4 Less, agents for Weeks Investment Properties, LLC, applicants.

Commissioner Ward inquired about primary structure with docks. No rules that they must build a house before a dock. We cannot speculate what someone is going to do with their property. Commissioner Ward asked if P&Z approved? Mrs. Bankston noted they did, approve, contingent on state permitting and setbacks survey. Commissioner Sanders asked if we had rules on docks. Chairman Jones where the biggest concern is when you start allowing boat lifts, they must be powered and when you must have lifts you have to have a power pole. He noted none of those should be used for RVs. They want to make sure the county does its

best to not make it the wild west anymore.

On a motion by Commissioner Sanders, seconded by Commissioner Ward, the Board approved the request to construct a single-family dock that consists of a 4'x250' walkway, a 10'x12' midpoint turnaround, a 12'x12' jet ski lift, a 12'x36' covered boat slip w/ lift, a 14'x36' covered boat slip w/ lift, and a 13'x16' covered area on a 19'x36' deck located at 2812 US Highway 98 East, Lanark Village, Franklin County, Florida. Motion carried 3-1, Commissioner Amison opposed.

7. Commercial Site Plan Applications

a. 454 US Highway 98

A consideration of a request for commercial site plan review of a 2800 square foot seafood distribution and ice production metal building located at 454 US Highway 98, Apalachicola, Franklin County, Florida. Request submitted by Clay Murphy, agent for Shawn Moore & Alexis Combs, applicants.

b. 153 Highway 98

A consideration of a request for commercial site plan review for storage shed sales business located at 153 Hwy 98, Eastpoint, Franklin County, Florida. Request submitted by Brian Emil Syska, applicant.

c. 1582 Highway 98

A consideration of a request for commercial site plan review of an 8'x24' ice machine located at 158 Hwy 98, Carrabelle, Franklin County, Florida. Request submitted by Jackie Etheridge, agent for Naomi Holt, applicant.

On a motion by Commissioner Amison, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board approved the requests for commercial site plan reviews for the above properties. Motion carried 4-0.

The following item was added to the agenda.

Fill Dirt – Mrs. Bankston noted that the board would like direction. Commissioner Ward noted this is something that we really need to work on. We have not had a workshop about fill dirt. Maybe hold a workshop first and see how the community feels about. Chairman Jones said we need to do something about fill. Talking about an individual in my district, wanting to attach something underneath. They have since went in and put five feet of fill. If we are going to do anything about fill, we need to do something about residential stormwater. Commissioner Sanders said they do not know what they are doing to the natural drains of the county. Chairman Jones called for public comments since this item was added to the agenda.

Paul Riegermeyer said we have got to do something about this. He said the board should set the workshop and get this ball rolling. He said he agreed with Commissioner Sanders. At one time we had a county engineer, who wrote a county ordinance on fill.

John Berry asked if the issue of making properties lower would be addressed at this workshop. He will bring this issue up at that time.

On a motion by Commissioner Ward, seconded by Commissioner Sanders, and by a unanimous vote of the Board present, the Board authorized staff to schedule a public workshop to discuss fill dirt and residential stormwater. Motion carried 4-0.

8. Zoning Administrator's Report

a. Island View Park Grant

Site plan for the proposed improvements to Island View Park. The new items are/ shown in red and include a picnic pavilion, children's playground, canoe/kayak launch, dog run and a restroom. Chairman Jones noted we could consider something like over at Rish Park, with trailers, quick disconnect. Commissioner Sanders said if we had trailers, we could move them quickly during storm. The kayak launch – is there something we could do in the meantime where they could launch their canoes. Ask the engineers to look and see if we can put a temporary access.

Mrs. Griffith asked Commissioner Sanders if she is okay with the three-slat fencing design. Commissioner Sanders asked if we are going to put it out for bids. No, it was under the 10k threshold. Sanders said let us go ahead with it to get the chain link fence down.

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

3. BOARD ACTION: RESOLUTION OF AUTHORIZATION ISLAND VIEW PARK

Mark Curenton held an advertised meeting several weeks ago and received public input for proposed improvements at Island View Park for the development of a FRDAP grant application. The park enhancements in the grant application package include the addition of a picnic pavilion with an adjacent portable ADA restroom trailer, a small playground, a fenced dog park area and a kayak launch.

Board action to approve the attached resolution authorizing Mark Curenton to submit a FRDAP grant application on behalf of the Board for improvements at Island View Park.

On a motion by Commissioner Sanders, seconded by Commissioner Amison, and by a unanimous vote of the Board present, the Board approved the attached resolution authorizing Mark Curenton to submit a FRDAP grant application on behalf of the Board for improvements at Island View Park. Motion carried 4-0. Commissioner Ward said she sees the concern of the power pole being there and people being speculative. Get ordinance or send letter saying we do not allow RVs, etc. Chairman Jones said the issue is if there is not a definite no, everything is a yes.

The Board recessed at 10:18 a.m. and reconvened at 10:30 a.m.

RFP/RFQ/Bid Opening

9. Invitation to Bid - Install a metal roof over the batting cage at Vrooman Park

Notice is hereby given that the Franklin County Board of County Commissioners invites qualified firms to submit a bid to install a metal roof over the batting cage at Vrooman Park.

COMPANY	LOCATION	BID AMOUNT	BID BOND
BGN Contractors	1901 N East Ave Panama City, FL 32405	\$32,701.88	None required.

Mrs. Griffith and Mr. Moron opened the bid packages. Mrs. Griffith announced the bid amount noting it was over the budgeted line item. The Board could motion to refer to review committee comprised of Erin, Michael Moron, and Michael Curenton or reject the bid. **Commissioner Ward made a motion to reject the bid due to it being over the budgeted amount, seconded by Commissioner Sanders. Motion carried 4-0.**

10. Invitation to Bid - Install fencing for Fields 1 & 2 at Vrooman Park

Notice is hereby given that the Franklin County Board of County Commissioners invites qualified firms to submit a bid to install fencing for Fields 1 & 2 at Vrooman Park.

COMPANY	LOCATION	BID AMOUNT	BID BOND
MR. FENCE	6804 Bayou George Road Panama City, FL 32404	\$70,255.42	None required.
Bracewell, Inc.	20667 NE Railroad Ave Blountstown, FL 32424	\$31,780.00	None required.
B&T Fencing	Panama City, FL	\$71,189.40	None required.
Howell Fencing	Mobile, AL	\$72,000.00	None required.
BGN Contractors	1901 N East Ave Panama City, FL 32405	\$96,426.05	None required.

Mrs. Griffith and Mr. Moron opened the bid packages, and Mrs. Griffith announced the bid amounts. Mrs. Griffith requested the Board authorize staff to send bids to the review committee comprised of Mr. Moron, Mrs. Griffith, and Mr. Curenton to review the bids to make sure the low bidder has all specifications and requirements. **On a motion by Commissioner Ward, seconded by Commissioner Sanders, and by a unanimous vote of the Board present, the Board authorized the bids be turned over to the review committee for review. Motion carried 4-0.**

11. Invitation to Bid - Install fencing for Field 3 & the Tee Ball field at Vrooman Park.

Notice is hereby given that the Franklin County Board of County Commissioners invites qualified firms to submit a bid to install fencing for Field 3 & the Tee Ball field at Vrooman Park.

COMPANY	LOCATION	BID AMOUNT	BID BOND
MR. FENCE	6804 Bayou George Road Panama City, FL 32404	\$53,253.92	None required.
Bracewell, Inc.	20667 NE Railroad Ave Blountstown, FL 32424	\$25,875.00	None required.
B&T Fencing	Panama City, FL	\$55,994.93	None required.
Howell Fencing	Mobile, AL	\$56,400.00	None required.
BGN Contractors	1901 N East Ave Panama City, FL 32405	\$74,392.10	None required.

Mrs. Griffith and Mr. Moron opened the bid packages, and Mrs. Griffith announced the bid amounts. Mrs. Griffith requested the Board authorize staff to send bids to the review committee comprised of Mr. Moron, Mrs. Griffith, and Mr. Curenton to review the bids to make sure the low bidder has all specifications and requirements. **On a motion by Commissioner Sanders, seconded by Commissioner Amison, and by a unanimous vote of the Board present, the Board authorized the bids be turned over to the review committee for review. Motion carried 4-0.**

County Staff & Attorney Reports

12. Erin Griffith – Fiscal Manager/Grants Coordinator

1. BOARD ACTION: AIRPORT OBSTRUCTION REMOVAL FAA GRANT AGREEMENT

At the May 16th meeting, the board approved signing the FAA grant application for the next phase of the Airport Obstruction Removal Project. This grant award will provide \$525,000 (includes a 15% contingency for up to \$603,750) towards the phase II clearing of 68.9 acres for Runway 14/32. The county has also requested \$79,200 from FDOT for Phase II of the project. The FDOT grant award agreement should be received within the next month and at that point the county can proceed with the contract award to the sole bidder Collins Land Services for the base bid and alternates A, C, and E for the project.

Board action to approve and authorize the chairman's signature on the FAA grant agreement for the next phase of the Airport Obstruction Removal Project.

On a motion by Commissioner Sanders, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board approved and authorized the Chairman's signature on the FAA grant agreement for the next phase of the Airport Obstruction Removal Project. Motion carried 4-0.

2. BOARD ACTION: HISTORIC PRESERVATION GRANT – MARITIME MUSEUM PROJECT

The Tourist Development Council was awarded a historic preservation grant in the amount of \$188,500 for the exhibits needed for the Maritime Museum at Buddy Ward Seafood Landing Park. The grant manager has approved the attached proposed contract with Coastal E. Solutions for \$5,000 for the development and design of the museum's website with a 3D interactive component as outlined in the grant agreement.

Board action to approve and authorize the chairman to sign the attached \$5,000 contract with Coastal E. Solutions.

On a motion by Commissioner Ward, seconded by Commissioner Amison, and by a unanimous vote of the Board present, the Board approved and authorized the Chairman to sign the attached \$5,000 contract with Coastal E. Solutions. Motion carried 4-0.

3. BOARD ACTION: RESOLUTION OF AUTHORIZATION ISLAND VIEW PARK

Mark Curenton held an advertised meeting several weeks ago and received public input for proposed improvements at Island View Park for the development of a FRDAP grant application. The park enhancements in the grant application package include the addition of a picnic pavilion with an adjacent portable ADA restroom trailer, a small playground, a fenced dog park area and a kayak launch.

Board action to approve the attached resolution authorizing Mark Curenton to submit a FRDAP grant application on behalf of the Board for improvements at Island View Park.

Item addressed earlier in the meeting.

4. BOARD ACTION: NOTICE OF AWARD OLD CARRABELLE ANNEX ROOF REPAIR

Bids were opened and released to the architect for review and recommendation at the last meeting to re-roof the old Carrabelle Annex location east of Carrabelle. Of the bids received, Architect Doug Shuler of BFBS Architects has recommended awarding the contract to the lowest bidder, MKM Quality Construction, for \$38,810 for the new 26-gauge metal roof and a cost of \$7.25 per square foot for any necessary replacement of deteriorated sheathing.

Board action to approve and authorize the chairman's signature on the notice of award and construction contract documents.

On a motion by Commissioner Sanders, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board approved and authorized the Chairman's signature on the notice of award and construction contract documents. Motion carried 4-0.

5. BOARD ACTION: ROAD PAVING FUNDS – TIMBER ISLAND BRIDGE RESURFACING (PENDING)

After receiving numerous complaints about the rough transition from the newly resurfaced Timber Island Road to the bridge deck – pursuant to the county bid policy for projects anticipated to cost less than \$25,000 but more than \$10,000, Commissioner Ward requested quotes from three road paving contracts to mill down the rough transition joints on either end of the bridge and patch the approach areas to alleviate a safety concern. Of the three quotes received (Roberts & Roberts \$28,020, Coastline Clearing & Land Development \$17,000, Jason White Construction \$15,500), Jason White Construction was the lowest bid at \$15,500. The cost of the patch work will be paid by District 5's paving funds.

Board action to approve and authorize the chairman to sign the attached quote from Jason White Construction.

On a motion by Commissioner Ward, seconded by Commissioner Amison, and by a unanimous vote of the Board present, the Board approved and authorized the Chairman to sign the attached quote from Jason White Construction. Motion carried 4-0.

6. BOARD ACTION: PURCHASE ORDER FOR ROAD DEPARTMENT DIESEL TRUCK (PENDING)

The Road Department received \$54,193.60 in proceeds from the county equipment auction held in early June. The Road Department is requesting to use the proceeds and \$13,735 in remaining salary funds towards the purchase of an F350 Super Duty Diesel Truck for towing tractors. The attached quote is based upon contract pricing of \$67,928.32 with the Bradford County Sheriff's Department. The road department does have funds available from a partially vacant position to cover the balance.

Board action to approve issuance of a purchase order for the Franklin County Road Department to purchase the 2024 F350.

On a motion by Commissioner Ward, seconded by Commissioner Sanders, and by a unanimous vote of the Board present, the Board approved issuance of a purchase order for the Franklin County Road Department to purchase the 2024 F350. Motion carried 4-0.

7. BOARD ACTION: 10% TOURIST DEVELOPMENT TAX PROCEEDS FOR PUBLIC SAFETY SERVICES

Pursuant to receiving the recommendation from the Tourist Development Council to allow for up to 10% of Tourist Development Sales Tax proceeds be allocated for public safety services pursuant to the changes authorized by House Bill 7063, does the board agree with the recommendation? If the board would like to proceed, the TDC spending plan will need to be updated and amended to reflect the change.

Board action for staff to work alongside the Tourist Development Council to develop an updated draft spending plan to come back before the Board for review and comments before scheduling the public hearing to formally enact the plan.

Item addressed earlier in the meeting.

8. BOARD INFORMATION: RECEIPT OF FULLY EXECUTED CDBG AGREEMENT FROM DEO

Although the funding announcement was released late November, the county has just received the fully executed copy of the CDBG grant agreement. Without that agreement, it has only been possible for the county to hold workshops and approve applicants. Now that the agreement has been signed by DEO, the county can move forward with signing construction contracts and getting homes repaired or replaced. Currently, there are (4) approved applicants for the program – although the federal program has strict eligibility guidelines, there is still time for residents to apply.

9. MISCELLANEOUS PROJECT UPDATES

- Awaiting design task order for the Lanark Village EMS location
- Receiving final design and permits for SGI Storm Water Project by the end of the month
- Installer will be back on site to install smaller east side shade structure, slab and swings in mid-September, Mike Cates is meeting on-site tomorrow morning to finish wiring for bollard lights for SGI Lighthouse Park
- Vrooman Park mandatory pre-bid meeting for the field renovation and drainage improvement work is scheduled for tomorrow at 3:00 p.m.

Commissioner Ward inquired about the bid policy if we could put out there for public to see. FRDAP maybe need to get with our lobbyist to have them push for this. Mrs. Griffith looking for energy efficient funding.

13. Michael Morón – County Coordinator

1. Action Item: SJLV Fire Department Fire Truck

As stated at the last meeting, County staff met with Division of State Fire Marshal's staff to discuss the \$450,000 Legislative appropriation for a SJLV Fire Department fire truck. Based on information from that meeting, staff with the assistance of Traci Buzbee (consultant) solicited and received a \$418,362.70 proposal (attached) for your review from Ten-8. Ten-8 is a fire equipment and safety company in Bradenton that is on the Sheriff's Cooperative Purchasing Program. Ten-8 consulted with Mr. Robert Amick on the truck and its equipment and based on their timeline, the truck should be available for delivery in December.

Board action to authorize the Chairman's signature on 10-8's \$418,362.70 proposal for a new fire truck for the SJLV Fire Department.

On a motion by Commissioner Sanders, seconded by Commissioner Ward, and by a unanimous vote of the Board present, the Board authorized the Chairman's signature on 10/8's \$418,362.70 proposal for a new fire truck for the SJLV Fire Department. Commissioner Ward inquired if the truck was fully outfitted. Mr. Moron said it is fully loaded with all the equipment needed. **Motion carried 4-0.**

2. Action Item: FAC 2023 Innovation & Policy Conference

The Florida Association of Counties 2023 Innovation and Policy Conference will be held in Seminole County from September 13-14, 2023. If you are planning on attending, contact Mrs. Cortni Bankston as soon as possible.

Board action to approve travel and expenses for Commissioners attending the 2023 FAC Innovation and Policy Conference.

On a motion by Commissioner Ward, seconded by Commissioner Sanders, and by a unanimous vote of the Board present, the Board approved travel and expenses for Commissioners attending the 2023 FAC Innovation and Policy Conference. Motion carried 4-0.

3. Discussion/Action Item: Removal of Trees on State & County ROW

At your last meeting, the Board sent a request to FDOT to remove some trees that were impeding the view of anyone trying to turn onto US 98 from Franklin Street in Eastpoint, however that request was denied. Commissioner Jones would like the Board to consider removing or trimming trees that are on County's right of way that are also impeding the view of drivers as they stop at certain intersections.

Board discussion and possible action.

Commissioner Sanders reminded Mr. Moron of the road with oak tree over road, tractor trailers hit. Chairman Jones clarified that we just repaved the bad part, asked Jason White to paint the stop bar further behind so that you can see.

Commissioner Amison made a motion to authorize the road department to remove the trees, and in the event, they are unable to hire someone to cut them if price is below under bid threshold. Seconded by Commissioner Sanders. Motion carried 4-0.

4. Discussion/Action Item: Vacant Seats on Advisory Boards

At your August 1st meeting, the Board authorized staff to advertise vacant advisory board seats. Before I was able to send the ad to the newspaper, Commissioners Jones and Amison requested ads to fill two other advisory board vacant seats, one being the Airport Operational Economic Development Board and the other is a new group, the Regional Rural Transportation Plan Technical Advisory Committee. Mr. Ben Harper (Apalachee Regional Planning Council) is here this morning to give a summary of this committee's mission and answer any questions you may have. I have posted the vacancies on the County's website (<https://www.franklincountyflorida.com/2023/08/11/county-volunteer-board-vacancies/>) without any end dates, and I recommend that we wait to see the results from the County's website's post before sending an ad to the newspaper.

Board discussion and possible action.

Item addressed earlier in the meeting.

5. Discussion/Action Item: Weems Board of Directors

Board members have asked for a current list of Weems Board of Directors (attached). Currently there are two members with expired terms, therefore, the BOCC will need to appointment new members or renew the term of the current members.

Board discussion and possible action.

Commissioner Sanders made a motion to appoint Mr. John Berry to serve as a member of the Weems Board of Directors, seconded by Commissioner Ward. Motion carried 4-0.

6. Discussion/Action Item: Relocation of Benches

At your last meeting, the Board discussed moving some of the benches located throughout Eastpoint. Chairman Jones suggested relocating these benches to the Carrabelle Beach area. The Chairman would like to discuss this idea with the Board.

Board discussion and possible action.

Commissioner Ward said she does not think anyone would want them in front of their homes or properties. If it is not impeded on property owners. Mr. Moron suggested Commissioner Ward let him know where she would like them to go. Crosswalk, lighthouse, etc.

7. Informational Item: Dredge at Buddy Ward's Boat Ramp

On my August 1st report, I referenced a meeting where Commissioner Amison and Mr. Curtis Huggins of Coastal Dredge Company discussed the possibility of dredging around Buddy Ward boat ramp as part of the Two-mile dredge project. As a result of that meeting, Mr. Huggins was able to negotiate a proposal with the U. S. Army Corps of Engineers, which the Board agreed to at your August 1st meeting, to skip an approximate 4300 linear area on the eastern end of the dredge, where he would be

pumping mostly water instead of sludge. My reported stated that skipping this area would not create any shoaling issues and would result in no additional cost to the County for dredging around the Buddy Wart boat ramp, however, that statement should have been that this option would have resulted in a reduced cost to the County for dredging around Buddy Ward boat ramp. Mr. Huggins stated that he should have a proposal to me later this week for your review at your next meeting.

8. Informational Item: Corps of Engineers PA Funding

Mr. Mark Curenton received notification (see email) from the Corps of Engineers those funds are available to fund a study. After reviewing the attached information that includes information sheets on Planning Assistance to States and Flood Plain Management Services along with a draft letter of interest, contact Mr. Curenton to discuss possible projects.

9. Informational Item: Public Hearing & Workshop Reminder

As a reminder, there are three public hearings, and one workshop scheduled this evening, starting at 5:00 p.m. (ET). These public hearings and workshops will be streamed on Zoom only, therefore, not available on Forgotten Coast TV.

10. Informational Item: Next Meeting Date and Time

Your next regular meeting is scheduled for Tuesday, September 5, 2023, at 9 a.m. (ET).

Alligator Point VFD has moved. Vacated old station and ready to transfer the keys. Attorney Shuler gave keys to Mr. Moron.

Chairman Jones said he has been unsuccessful with the back and forth with the Corps regarding the quality of work they have done in Eastpoint. He said if he does not hear back from them by the end of the week, he is going to let you all know as well as the public so we can light them up. Mr. Moron said we have been going based on the permit of the dredge and not the contract. The contract is shorter than the permit. Commissioner Amison said we have seen the permit map not the contract map. He said he thinks that is where the confusion has been. Chairman Jones said the other issue with that is when we had the original kick off meeting, the corps presented the permit map to us. Commissioner Amison said she will be glad to make a phone call or light anyone up about it. We all have a contract that the army has with the county. We do not have a copy of the contract with the corps and the main dredge company. We may need to request that. Commissioner Sanders inquired if Chairman Jones has heard from the congressman. Chairman Jones said they have kind of been waiting for the corps to work with us. Chairman Jones noted his conversations with Senator Rubio's office, that any federal agency has up to six months to respond to a request for information. Commissioner Amison asked why we could not hold the check of the amount we owe until the job is done.

Commissioner Amison made a motion to hold the check until the project is done. Seconded by Commissioner Sanders. Motion carried 4-0.

Commissioner Ward made a motion instructing Attorney Shuler to submit a request to the Corps for a copy of the contract with the Corps and subcontractor. Seconded by Commissioner Sanders. Motion carried 4-0.

Commissioner Sanders asked Mr. Moron to contact David Walker and let him know Mr. John Berry is going to be the representative on the Weems board.

Commissioner Sanders would like to see when the fire department is going to be up and running. She noted the board entered a contract about a year ago. We need to get this ball rolling. Every day we do not that is an iso rating of ten. That is not right to anyone in that district. Get the message to him and tell him we want a timeline. Make sure we do not need to accommodate them.

Commissioner Sanders noted that was a good report on the ambulance from Louie. She asked had Carr and Ingram done the breakdown of the audit. Mr. Moron said he has sent the request into them along with

the discussion from the board meeting and he is working on that. Mr. Moron will get a timeline from Brian and get back to the board.

Commissioner Ward noted the parking at Wayside Park needed to be a little different. Mr. Moron said yes, he needs her to reach out to Caleb and tell them exactly what she wants. Commissioner Sanders noted the previous commissioner had some striping on Alligator Drive down to the welcome sign but not all the way down. Commissioner Ward said some of her district was striped without her knowledge and she would like to have been able to give some input. She noted that she does want some roads paid in my district, but the price she was given was steep. A lot of complaints about the water repairs in Carrabelle. Chairman Jones said anything that is done by another entity should be covered by that entity. It should fall onto the city. She ensured the city engineer was going to go out and make the repairs. Commissioner Ward need to find out when Roberts and Roberts are going to be here. Mr. Moron it is going to cost a lot of money just to have a company come out to stripe. Mrs. Griffith noted that during the budget process we are trying to bid our road paving projects differently. We will go out for bid alternates. That will be something that will help with competition.

14. Michael Shuler – County Attorney

1. Commissioner Ward inquired during break about a distant relative by marriage, no voting conflict per statute

They have agreed to the additional items, due diligence period,

Get the sense they are willing to work with the county. The appraisal cost, typical the board and parties would split the cost of the appraisal if we do not go to closing, we would pay for the appraisal. Matt Terry estimated around \$2750-2800, another appraiser was more, not to exceed \$7500. Going to reach out to some more. The realtor is okay with splitting the costs of the appraisal. Close to \$10k cost to seller, still asking them to equally split cost of appraisal and it appears that they agree to do so. Add in some language

Chairman Jones said he does not want to hold up the process, but he would like to ask that the bottom number be closer to 950k. If they chose to say no, he is fine with that. Attorney Shuler said he has expressed his concerns about the compressed nature of the price range and will request they change to \$950-1.17million.

Commissioner Ward made a motion to approve with revision to lower price range to \$950-1.17 million, seconded by Commissioner Amison. Chairman Jones said he is fine with the numbers as they are if the seller does not agree. Attorney Shuler clarified the Board is approving the contract per report and asking the amount to be reduced to \$950-1.17 million. Commissioner Ward confirmed her motion. **Motion carried 4-0.**

2. Request to Order Survey of five-foot public beach access between Sunset Beach and 300 Ocean Mile

It appears to me that the plat of Sunset Beach provides for a five-foot wide public beach access running from Gulf Beach Drive to the beach. However, without a survey it is not possible to locate it on the ground. Board Action Requested: Board discussion and possible action to authorize a survey of the public beach easement.

On a motion by Commissioner Amison, seconded by Commissioner Ward, to authorize Attorney Shuler to order a survey of the beach access as stated above. Commissioner Ward asked why we were requiring a survey. Attorney Shuler said if we are going to follow through with opening the access easement, we need to make sure we know where they are. He said he thinks this is consistent with how we went about opening access easements in the past. Chairman Jones said the two HOAs do not agree as to where the access easement is located. **Motion carried 4-0.**

3. 3 acres on Hwy 65

Received contact information for St. Joe Company. Title work came back there are two action items that they need from St. Joe Company. I have not had a lot of success in getting a response from them, so I am requesting authorization to send a letter to St. Joe Company along with title search.

On a motion by Commissioner Ward, seconded by Commissioner Amison, and by a unanimous vote of the Board present, the Board authorized Attorney Shuler to send a letter to St. Joe Company

regarding the above referenced property. Chairman Jones called for public comments and there were none. **Motion carried 4-0.**

The board recessed at 11:49 a.m. and reconvened at 5:00 p.m.

Public Hearings & Workshops 5:00 P.M. (ET)

15. Public Hearing 5:00 p.m. (ET) - Golf Carts on Bald Point

AN ORDINANCE PROVIDING FOR THE USE OF GOLF CARTS ON PART OF BALD POINT, FLORIDA, UNDER CERTAIN CONDITIONS AND RESTRICTIONS, PURSUANT TO FLORIDA STATUTE 316.212; PROVIDING THOSE RESTRICTIONS AND CONDITIONS; PROVIDING FOR THE DESIGNATION OF CERTAIN COUNTY ROADS AT BALD POINT, FLORIDA, FOR THE USE OF GOLF CARTS; PROVISION OF PENALTIES FOR VIOLATORS; PROVIDING FOR INDEMNIFICATION OF FRANKLIN COUNTY AS CONDITION OF USE OF GOLF CART; PROVIDE FOR SURVIVABILITY AND PROVISION OF AN EFFECTIVE DATE.

Attorney Shuler presented the proposed ordinance providing for the use of golf carts on part of Bald Point. He noted that he had double checked the state statute and the speed limit on county roads is 30 mph. He requested should the Board approve the ordinance; they also adopt reduction of speed limit to 30 mph. Attorney Shuler noted that the proposed ordinance is like the ordinance adopted for Alligator Point with specifics to location for Bald Point. Chairman Jones called for commissioner comments and there were none at this time. Chairman Jones called for public comments. Ms. Sharon Rigsby a resident of Alligator Point noted that the original intent from her group was to include Bald Point. She spoke in support of the proposed ordinance. Mr. Edwin Lott a resident of Alligator Point voiced his support of the proposed ordinance. Commissioner Sanders asked Attorney Shuler to read #10 of the proposed ordinances. Attorney Shuler read as follows: Operator qualification: No golf cart shall be operated upon the county roads of Bald Point, Florida, except by a person aged at least 16 years of age who has been issued and possessing a valid drivers' license. Commissioner Ward noted that there were some typos in the proposed ordinance stating Alligator Point instead of Bald Point. Attorney Shuler said he would make those corrections. Chairman Jones noted that some of what could be faced is people trailering in golf carts for rentals. Attorney Shuler noted that he did not specifically address mobile rentals, however, the ordinance provides for no rentals. **Commissioner Sanders made motion to approve the proposed ordinance with corrections of typos as stated by Commissioner Ward above. Commissioner Ward seconded the motion.** Commissioner Amison inquired as to what the remedy would be for rentals and how law enforcement would know if they were rentals or not. Chairman Jones noted that he was referring to companies bringing in trailers with signs advertising rentals. **Motion carried 4-0.**

Attorney Shuler asked for clarification that the above motion included reducing the speed limit. Commissioner Sanders and Chairman Jones confirmed the motion included the speed limit reduction.

16. Workshop 5:05 p.m. (ET) - Golf Carts on Lanark Village

Notice is given that on the 15th day of August, 2023, at 5:05 p.m. (ET), or as soon thereafter as is possible, in the courtroom at the Courthouse Annex, located at 34 Forbes Street, Apalachicola, Florida, the Franklin County Board of County Commissioners shall conduct a public workshop to consider a possible future county ordinance authorizing golf carts in Lanark Village, Florida, for the area North of Highway 98, beginning at Alabama Street, where the Ho Hum RV Park is located, to Putnal Street, where the old Putnal Station is located and bounded on the North by Kentucky Street. This is a workshop to discuss whether to schedule a future public hearing to consider authorizing golf carts in part of Lanark Village. No vote will be taken at the workshop.

Attorney Shuler explained the workshop was to discuss a possible future county ordinance authorizing the use of golf carts on Lanark Village. Attorney Shuler noted #10 provision would be included for Lanark. Commissioner Sanders asked if golf carts are allowed to cross Hwy 98. Attorney Shuler said he would not recommend having golf cart crossings across Hwy 98. He noted the speed limit is 45 and there is a lot of traffic. He believes it to be a public safety issue. Attorney Shuler noted that the ordinance would be the same as Bald Point except for the geographical location to be covered. He said he would anticipate a provision for no rentals and prohibiting golf carts at night with no lights. Commissioner Sanders said some areas already have a 20-mph speed limit and noted the only limits that will be reduced are the ones who are at 35 mph reducing to 30 mph. Attorney Shuler noted that he would suggest any speed limits above 30 be dropped to 30 and leave the lower speeds as they are. Commissioner Sanders said she is okay with taking this to a public hearing. She said we will have all the county covered. Commissioner Amison said not all of it and Chairman Jones noted there is more coming. Attorney Shuler noted he will move forward with scheduling a public hearing.

17. Public Hearing 5:10 p.m. (ET) - Leave No Trace on Carrabelle/McKissack Beaches

AN ORDINANCE OF FRANKLIN COUNTY, FLORIDA, AMENDING ORDINANCE 2014-1, THE LEAVE NO TRACE ORDINANCE, FOR THE PURPOSE OF INCLUDING THE PUBLIC BEACHES AT CARRABELLE BEACH AND MCKISSACK BEACH; RECONFIRMING ORDINANCE 2014-1 EXCEPT AS AMENDED; REPEALING ALL ORDINANCES IN CONFLICT HEREWITH; ESTABLISHING AN EFFECTIVE DATE.

Attorney Shuler presented the proposed ordinance providing for inclusion of the public beaches at Carrabelle Beach and McKissack Beach in the Leave No Trace ordinance. Chairman Jones asked if this would fall on Parks and Recs and if so, we may have to add more to the budget for next budget year. We cannot expect staff we have. Commissioner Amison noted this is a needed service and will have to be paid for. Commissioner Ward noted that she has discussed with Mr. Davis, and she agrees that we will need more staff. However, she feels this needs to be done. Chairman Jones called for public comments. Ms. Susan Macken encouraged the Board to extend protection to this portion of the county's beaches. She spoke of nesting turtles on Carrabelle Beach and importance of leave no trace. **Commissioner Ward made a motion to approve, seconded by Commissioner Amison. Motion carried 4-0.**

18. Public Hearing 5:15 p.m. (ET) - Leave No Trace on Alligator/Bald Point Beaches

AN ORDINANCE OF FRANKLIN COUNTY, FLORIDA, AMENDING ORDINANCE 2014-1, THE LEAVE NO TRACE ORDINANCE, FOR THE PURPOSE OF INCLUDING THREE PUBLIC BEACHES AT ALLIGATOR POINT AND BALD POINT, RECONFIRMING ORDINANCE 2014-1 EXCEPT AS AMENDED: REPEALING ALL ORDINANCES IN CONFLICT HEREWITH; ESTABLISHING AN EFFECTIVE DATE.

Attorney Shuler presented the proposed ordinance providing for inclusion of the public beaches of Alligator/Bald Point Beaches in the Leave No Trace ordinance. Attorney Shuler noted he believes they have worked out the logistics with Darple and Davis. Turtle patrol will be the eyes and ears. If something comes up, they will notify county and they come out to handle it. Commissioner Sanders said the only thing she is concerned about is private and public. Just want to make sure everyone knows where they are going. Chairman Jones said he believed all the public accesses are by the parking. Chairman Jones called for public comments. Mr. John Berry spoke to the Board noting he has been on turtle patrol for four years. He said his main concern is that unit 4 is private beach in his opinion. He noted he and Attorney Shuler had agreed to disagree on this. He would like to see something in the record that shows where unit 4 was made public. Mr. Berry noted he was in support of the ordinance. **Commissioner Sanders made a motion to approve. Seconded by Commissioner Amison.** Commissioner Sanders inquired if they should be concerned with the private/public beach issue. Attorney Shuler gave a brief history of the matter and how he believed the

beaches designation had come about. Noting the Alexis Marketing litigation on St. George Island. It was determined the public beaches were from 12th Street West to 12 Street East. He noted several individuals had filed lawsuits. After the court made its ruling, the Board decided to apply same logic to certain plats down at Alligator Point. Those beaches have been determined to be public based on Alexis Marketing litigation. This was done by the Board. **Commissioner Sanders made a motion to approve the ordinance, seconded by Commissioner Ward. Motion carried 4-0.**

Commissioners' Comments

There were no additional Commissioners' comments.

Adjournment

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

Ricky Jones – Chairman

Attest:

Michele Maxwell – Clerk of Courts

The audio is available upon request. Please e-mail 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.