

**FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONERS
REGULAR MEETING
FORT COOMBS ARMORY
AUGUST 19, 2026
9:00 AM
MINUTES**

Commissioners Present: Ricky Jones-Chairman, Jessica Ward-Vice-Chairman, Cheryl Sanders, Ottice Amison, and Anthony Croom, Jr.

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

1. Call to Order

Chairman Jones called the meeting to order.

2. Invocation and Pledge of Allegiance

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

3. Approval of Agenda

On a motion to approve the agenda as published by Commissioner Croom, seconded by Commissioner Sanders. Motion carried 5-0.

4. Approval of Minutes and Payment of County Bills

On a motion to approve by Commissioner Croom, seconded by Commissioner Sanders, the Board approved the minutes from June 3, 2026, and the Payment of County Bills. Motion carried 5-0.

5. Public Comments

Chairman Jones speaking, I only have one speaker card, Mrs. Gail. Did you want to speak in public comments? Mrs. Rieglmayer speaking, no. Chairman Jones speaking, okay, just want to make sure before we go past public comments.

6. Department Directors

a. Jennifer Daniels -- Emergency Management Director

Action Items:

1) Requests the Board of County Commissioners approval and signing of the 2026/2027

Mrs. Daniels speaking, good morning, commissioners. I have two action items today. I have a request for the Board of County Commissioners to approve and sign the 2026-2027 Emergency Management Performance Assistance Grant. This is our EMPA grant, our state funds that we get every year. It's \$105,806. **Commissioner Sanders made a motion to approve, seconded by Commissioner Ward.** Chairman Jones speaking, any discussion? Commissioner Sanders speaking, this is just a grant that we have to approve her every year. Mrs. Daniels speaking, yes. Chairman Jones speaking, Mrs. Daniels, is this amount consistent with what we received last year? Do you know? Mrs. Daniels speaking, yes, sir. This one has stayed the same for numerous years. Chairman Jones speaking, all right. Mrs. Daniels speaking, our federal funding is the one that usually changes each year. Chairman Jones speaking, okay. All right. Any other discussion? All in favor? Any opposed? That's unanimous. **Motion carried 5-0.**

2) Requests the Board of County Commissioners approval and signing of the one-year extension of the Emergency Management Consultant Contract with Summit Group Consulting LLC.

Mrs. Daniels speaking, my second action item is I'm requesting the board's approval and signing of a one-year extension of the emergency management consulting contract with Summit Group Consulting, and I've already had Attorney Shuler looking over for me. Commissioner Ward speaking, okay, so Mr. Chairman, just I'm thinking the last part of what she said because I had she kind of skipped out is you're going to look at it, Attorney Shuler, the contract? Attorney Shuler speaking, this is the contract that you and I already spoke about with the phone conference between me, you, and the consultant? Mrs. Daniels speaking, yes, that's the one. Attorney Shuler speaking, okay, yeah, it's already been reviewed. **On a motion to approve by Commissioner Ward, seconded by Commissioner Croom.** Chairman Jones speaking, any discussion, commissioners? And this is just an extension, correct? Mrs. Daniels speaking, yes. **Motion carried 5-0.**

Information Items:

- 1) 8/4/26 – EOC staff taught a CPR and First Aid certification class to Apalachicola Bay Charter School employees.
- 2) 8/5/26 – EOC staff taught a CRP and First Aid certification class to Franklin County School employees.
- 3) 8/6/26 – EOC staff attended the Regional Emergency Management Roundtable class.
- 4) 8/7/26 – EOC director assisted Walton County Emergency Management with the interview process for their Operations Coordinator position.
- 5) 8/10/26 – EOC staff attended the monthly FDEM and County EM Directors call.
- 6) 8/11/26 – EOC hosted a Ham Radio introductory class.
- 7) 8/12/26 – EOC hosted the quarterly LMS and Stakeholders meeting.
- 8) 8/13/26 – EOC hosted the Bi-monthly Fire Department meeting.

Chairman Jones speaking, anything else, Director Daniels? Mrs. Daniels speaking, no, sir. Other than we can continue to monitor the Atlantic. Right now, we've been continuing to be very lucky, but we'll keep you informed. Chairman Jones speaking, any questions, commissioners while we still have Mrs. Daniels on the at the meeting? All right, Miss Jennifer. Thank you for everything you do, and we'll keep looking for no storms.

b. John Solomon – TDC Administrator

Action Items

- 1) On August 12th the TDC Board voted to recommend approval of a request from Franklin County Sheriff's Office for \$12,235.52 for Rehabbing and Updating Radar Signs

Mr. Solomon speaking, good morning, commissioners. I only have two action items on my list today. The first is on August 12, the TDC board voted to recommend a request from the Franklin County Sheriff's Office for \$12,235.52 for rehabbing and updating the radar signs. This is to avoid having to buy new radar signs, which would cost considerably more. Commissioner Ward speaking, Mr. Chairman, how many of these signs do you know? Mr. Solomon speaking, I have it right here, how many he was going to be rehabbing. I'm looking at the email I got from the

sheriff's office. Do not see how many. I know talking to Lieutenant Ward, it was a couple. **On a motion to approve by Commissioner Croom, seconded by Commissioner Amison. Motion carried 5-0.**

2) On August 12th, the TDC Board voted to recommend approval of a request from Apalachicola Fire Department for First Responder Supplies- \$17,239.80 (see attached document for additional information)

Mr. Solomon speaking, also on August 12, the TDC voted to recommend approval of the request from the Apalachicola Fire Department for first responder supplies in the amount of \$17,239.80, and this is similar to what we did for the fire department in Alligator Point last year. **On a motion to approve by Commissioner Sanders, seconded by Commissioner Croom. Motion carried 5-0.**

Mr. Solomon speaking, I was going to let y'all know that like we had 54 people in the first full week we were open at museum, so it's starting with like some people coming in with donations as well. So, it's been going well. Chairman Jones speaking, there's also something later on Erin's report from TDC, correct? Mr. Solomon speaking, it was the contract that y'all had approved in May that we finally since we're open signed. Chairman Jones speaking, well, I think there's also something on there about the doing the necessary paperwork for what the TDC board voted on for Carrabelle for the waterfront approach. Mr. Solomon speaking it is that, and also the 20% match for the walk path on St. George Island. Erin said she would take those things since she had presented them. Chairman Jones speaking, right, but I just want to make sure while you're here that the board knows that TDC board approved all of those. Mr. Solomon speaking, yeah, all those have been approved as well during that meeting. Chairman Jones speaking, okay. Any questions for Mr. Solomon? Commissioner Sanders speaking, just a comment. Thank you, John, for doing that, and also for Mr. Chairman taking issue with that for Carrabelle because that is a real important project there. And if you don't, it's going to lose all that on that waterfront. I'm glad that we got it put before the TDC, and they thought it was a good project. Mr. Solomon speaking, and the way I presented Commissioner Sanders was so we don't have to go back again. They approved going out for this study, but the project is up to the amount requested. So once the study gets done and y'all approve that. It can move forward from henceforth and it doesn't have to go back. Commissioner Sanders speaking, yeah, and City Administrator Courtney Dancy, she wanted to make sure and reiterate that Carrabelle does have the money they can make that match. So that's a good thing. Chairman Jones speaking, it's also an example, Commissioner Sanders, of the reason we're able to even look at this project is because the statute changed. Commissioner Sanders speaking, yeah, that's what I told her. Point blank, period. Chairman Jones speaking, this TDC has been able to put almost \$6 million into infrastructure that our residents enjoy every day in the last year and a half or two years because of that change. Commissioner Sanders speaking, well, and before then, we had our hands tied. Mr. Solomon speaking, and there's a lot of projects I know that I get calls that our hands are still tied on that we have to move forward because these projects, like the Carrabelle project and other things, you want them to be a big money project to go through the process and the amount of money that it costs to do the study. So, we're working with a lot of other cities, the city in Apalachicola, the county, for things that we could possibly do with matches being available. Chairman Jones speaking, right. Anyone else? Mr. Solomon, thank you. Mr. Solomon speaking, y'all have a wonderful day.

7. Erin Griffith – Fiscal Manager/Grants Coordinator

1) BOARD ACTION: ADA ACCESSIBILITY IMPROVEMENT DESIGN TASK ORDER DW WILSON SPORTS ARENA

Construction is underway on the new TDC funded pickleball courts at DW Wilson Sports Arena. While the construction contractor is onsite, the county would like to also complete some needed ADA accessibility enhancements at the park location. The attached \$10,000 design task order from county engineers Dewberry and Associates will add two ADA parking spaces at the gate entrance to the park, widen the access gate and replace approximately 228' of cracked concrete sidewalk connecting the parking area to the concession building with a straight 6' wide path.

Board action to approve and authorize the chairman to sign the attached task order with Dewberry Engineers to be paid by TDC sales tax proceeds.

2) BOARD ACTION: MARGARET KEY LIBRARY PARKING IMPROVEMENTS PROJECT CEI SERVICES TASK ORDER

District 3's Margaret Key Library Parking Area Improvements Project is under construction and moving along quickly. The attached \$4,675 task order from county engineers Dewberry and Associates will provide for the construction inspection and project monitoring services for the project.

Board action to approve and authorize the chairman to sign the attached task order with Dewberry Engineers to be paid by District 3's paving funds.

3) BOARD ACTION: COUNTY JAIL BOILER REPLACEMENT

Over the past month, the county jail has been struggling with a failing boiler. The boiler provides hot water for the jail dormitory areas. Multiple vendors have looked at the boiler and have recommended replacement as the existing boiler has reached the end of useful life. Of the three quotes attached, the lowest bid for replacement was from Keith McNeill Plumbing for \$27,407. As this was a time sensitive replacement, county staff authorized the Sheriff's Department to proceed with the repair upon receipt of the third quote.

Board action to approve and grant retroactive approval to authorize the chairman to sign the attached quote from Keith McNeill Plumbing to be paid by the county's jail maintenance and repair line item.

**4) BOARD ACTION: TDC SECTION 6 INDEPENDENT PROFESSIONAL ANALYSIS
PROPOSAL - CARRABELLE WATERFRONT BOARDWALK IMPROVEMENTS PROJECT**
At their August 12th meeting, the TDC voted to advance the second section 6 public infrastructure project on for the completion of an independent professional analysis. This analysis will demonstrate the positive impact of the proposed waterfront boardwalk improvements in the City of Carrabelle on tourist-related businesses consistent with the requirement of Section 125.0104(5)(a)6. Vendor Impact DataSource has reviewed the project information packet and has submitted the attached \$5,00 proposal to complete the analysis which will take approximately three weeks to complete. Board action to approve and authorize the chairman's signature on the attached consulting agreement with Impact DataSource, LLC for the completion of the section 6 project analysis. To aid in the preparation of this analysis, County staff requested the attached 2025 visit data from Retail Strategies for the downtown commercial area of the City of Carrabelle. Retail Strategies' data partner KLI was able to capture approximately 10% of cell phone traffic in the geofence report areas. KLI's 10% tracking data

for the City of Carrabelle logged 95,014 unique visits to this area. Of the 10% collected, approximately 24 % of the unique visits were comprised of cell phones with billing addresses located within Franklin County. The 24% number would consist of work-related visits and residents. Excluding visits from county cell phone users, the estimated 2025 annual visitor count for the commercial downtown area of Carrabelle was 722,106.

Board action to approve and authorize the chairman's signature on the attached consulting agreement with Impact DataSource, LLC. for the completion of the section 6 project analysis.

Chairman Jones speaking, all right, Mrs. Erin, we're to you. Mrs. Griffith speaking, all right, commissioners. Let's see. I have four action items for you all this morning, and then just the miscellaneous project updates. Chairman Jones speaking, all right, commissioners. Do y'all want to pull any of these items, or you want to do them on consent one through four? Commissioner Ward speaking, I'm okay with consent. I don't know how the other commissioners feel. Commissioner Croom speaking, I'm all right. I don't have nothing to pull. Chairman Jones speaking, all right. So, what's the pleasure of the board? **On a motion to approve items 1-4 on Mrs. Griffith's report by Commissioner Ward, second by Commissioner Croom.** Just to make sure the public is aware and it's on the record, the first item was ADA accessibility improvement design task work order for DW Wilson Sports Arena to add ADA compliant parking spaces there. The second one is Margaret Key Library parking improvements project CI and task order, small amount of funds to wrap that project up, county jail boiler replacement, and TDC Section Six independent professional analysis for the Carrabelle waterfront boardwalk improvements project. We were just speaking up. That project is a \$500,000 project, but the match is \$150 coming from the city of Carrabelle and \$350 from the tourist development fund. So those are the things we're voting on. Any discussion before we vote? **Motion carried 5-0.**

5) BOARD INFORMATION: MISCELLANEOUS PROJECT UPDATES

Sylvester Williams Park – FDEP is working to draft the county's grant award agreement for the legislative appropriation for the ballfield lighting. County staff has requested updated lighting estimates from Musco and Duke Energy and is in the process of providing the requested site control documentation back to FDEP.

Eastpoint Waterfront Pavilion Insurance Proceeds – the Eastpoint waterfront pavilion on Patton Drive was damaged beyond repair during Hurricane Michael. The county received \$27,500 in insurance proceeds for the pavilion and has carried this amount forward until an alternate site location could be identified. There is an area just behind Mike's Marathon Gas Station that would fit a small pavilion which would not impede boat ramp parking and be better protected during tropical events. County staff is working to obtain estimates.

Island View Park – picnic pavilion and restroom roof have been completed. County moving forward with ordering the ADA accessible picnic tables and awaiting the installation of the modular restroom building.

New Emergency Operations Center – out for construction bids, bids to be opened at the October 7th meeting.

Mrs. Griffith speaking, the Sylvester Williams Park lighting project, FDEP is currently working to draft the county's grant award agreement for the legislative appropriation. County staff has

requested updating lighting estimates from both Musco and Duke Energy, and we're also in the process of providing the requested site control documentation back to FDEP for the park location. The East Point Waterfront Pavilion insurance proceeds. The East Point Waterfront Pavilion on Patton Drive was damaged beyond repair during Hurricane Michael. The county received \$27,500 in insurance proceeds for the pavilion and has carried this amount forward until an alternate site location could be identified. There is an area just behind Mike's Marathon Gas station that would fit a small pavilion, which would not impede boat ramp parking, and would be better protected during tropical events. County staff is currently working to obtain estimates for that area as well. Island View Park, the picnic pavilion, and restroom roof have been completed. The county is moving forward with ordering the ADA accessible picnic tables and awaiting the installation of the modular restroom building, and the new emergency operations center is currently out for construction bids, and bids will be opened at the October 7 meeting. Chairman Jones speaking, any questions, commissioners while Mrs. Erin is still in the meeting with us? Mrs. Erin, thank you for everything you do. It's a, it's often a lot, but it's always done well, and it's done correct, and we appreciate that. Commissioner Croom speaking, I got something. I think I had it under Michael, but since Erin is here, it's got to do with finance, I wanted her input on here. Let me find it here in my agenda notes. It was in regard to. It was under Michael's report, right? I know all of us received an email in reference to Miss Wendolyn about code enforcement and her job funding. I guess my question was: the sheriff office right now, the sheriff she worked with the sheriff office, correct? Chairman Jones speaking, yes. Commissioner Croom speaking, on that, but don't we give? Doesn't the county itself give the sheriff office money to budget for that position for a position? Yes, or no? I can't remember. Chairman Jones speaking, which is the sheriff's office? Commissioner Croom speaking, no come from us, right? Don't pay the sheriff's office. Mrs. Griffith speaking, budget set position. Mr. Moron speaking, yeah, basically we have a reimbursement situation set up right now where she's working part time for the sheriff. We pay attorney Ethan Wade for code enforcement legal services. What else? There are a couple other. We pay for the software. I'm sure Erin could remember better than I could the stuff of what we pay for with this agreement we have. Her salary is also paid through this. I'm sorry, right now her salary is paid directly to the Department of Health. I'm sorry. Because we have a split agreement with the Department of Health on this deal. Commissioner Croom speaking, I got you. Okay. Mr. Moron speaking, I should say we subsidize her salary at the Department of Health. Let me say that. That's a better way of explaining. Mrs. Griffith speaking, the budget allocation for the Department of Health next year for the part-time code enforcement officer was \$44,424. But we also pay quickly for any sort of training, travel, any sort of court certifications, anything of that nature, we pay that that expense directly. Commissioner Croom speaking, I got you to the sheriff office? Mrs. Griffith speaking, actually, we pay those expenses direct, so it would be you know FACE, you know, for the training courses, any sort of reservations, travel, reimburse for municipalities, and the sheriff's department-they actually invoice us for. I believe it's-it's almost like a service of process type reimbursement whenever they serve someone. Commissioner Croom speaking, I got you. I guess my whole thing on this is, you know, I know we've been big on this whole code enforcement issue and having a code enforcement officer, and I think that this board probably need to, of course, probably after November, probably look at this position, a code enforcement position. That's what I was getting at on this. I wanted to see how much money we actually paying, and to see if we are able to financially cover that position to keep our code enforcement officer. So that's a discussion that we may need to have in the future. Mr. Moron speaking, the intention was to work with, we had an agreement with the sheriff. This situation that we're in now is a temporary agreement that ends in December. So, I already sat with the

sheriff right before the budget workshops, and he said, "Okay, well, when we get to November, let's sit down" because his intention is that he wants a full-time code enforcement officer. He would prefer Mrs. Smith because of the time that she served with him thus far and all the expense we put in for training. So, he would prefer that, but he wasn't sure which direction she wanted to go in. Does she want to stay a state employee or come work for the sheriff's department? But we do, and based on her email, yes, it actually responded to her email and said, "Well, that I'll just have this meeting now, late October, early November, because it seems we have to do it a little bit earlier, just to make sure everything is in place. My intention, as we sit with the sheriff is to make sure that we continue with a reimbursement type situation, only because one, like you just said, Commissioner Croom, maybe something may happen and we cannot afford code enforcement come past this November ballot with the taxes. That might become a problem sometime next year or the year after. So at least it's not a position in his budget that's funded. It's a reimbursement type situation that we have, and but the intention is that it goes full time with the sheriff, and we try and pay. Like Erin explained, we try and pay all the other expenses: direct training, the software, you know, whatever. I'm sure the salary, if it becomes a sheriff employee, Ginger, Mrs. Coulter will bill the county on. I don't know if it's a monthly or quarterly basis to make sure that that salary is covered in the sheriff's department. Commissioner Croom speaking, I got you. I just wanted to bring it to you know the rest of the board's attention, because I think we got the email that because of what I seen the position conclude in December of this year. So yeah, that position with DOH. I know we we're not trying to go backwards, but at the same time we're trying to get this code enforcement thing right and moving in the right direction. Mr. Moron speaking, so especially we have that code enforcement workshop as a reminder, commissioners, on the first, which is a Tuesday, in this building, not in this room. I'm going to move it. I'm going to move it to the big room because I expect a lot of people to show up to want to address that and address the board. I'm sorry, regarding that code enforcement ordinance that we have out there. Chairman Jones speaking, all right. Anything else while we have Mrs. Erin here in the meeting? Mrs. Erin, thank you. Thank you for everything. Mrs. Griffith speaking, thank you. Y'all have a great one.

8. Other Reports/Presentations/Updates/Requests

a. David Walker -- Weems CEO -- Carrabelle Retail Pharmacy

Bid advertisement for the Weems Carrabelle Pharmacy construction project has been posted on the Franklin County website. The bid will also be advertised in the Apalachicola Times, the Panama City News Herald, and Demand Star.

Mr. David Walker speaking, Weems Memorial Hospital. Just come give you an update on the Carrabelle Intel Promises Project. Hospital board wanted me to give you this update. Right now, the bid advertising at the Weems's Carrabelle Pharmacy Project has been posted on the Franklin County website. The bid will be advertised in a couple of times, kind of my city news hero, and demand star. Thank Erin, you know, for assistance with this as well as Attorney Shuler for reviewing those documents for us. Bid information schedule. I want to put this out there. There will be a mandatory pre-bid meeting for all prospective bidders at a pre-bid meeting on September 25th at 750. That it runs backwards on the East 110 North Eastfield Street terrible. If the builders have any questions, those questions are through September 28th at 5 p.m. It starts through October 5th at 4 p.m. at Temple County Clerk of Court's attentions yesterday. Gay, third police market 203. The bid opening will be October 7 at the 9 a.m. County Commission meeting here at Fort Collins Armory Convention Center. Our project lead for this project is Craig Gibson.

He's keeping an inventory of all the individuals that have submitted inquiries regarding that credit, Janice, I'm going to make sure public know Craig Gibson's complaint. If you have any questions, Craig's number is 850-653-8853 extension 1400. You can be reached by email also at c as in cat gibbon@wingsbemorns.com, and then we have on the second attachment. You have lead information that's been out. I want to thank all our board members. You know, John Barry is the board member, the liaison with us. So, all the board members have really played a part in this, and we get a lot of inquiries about things that they want to come work with us on this pharmacy project. So, the pharmacy project moving right along. Very excited about this next step. Yeah, we begin to take it. Get this thing taken care of. Chairman Jones speaking, anyone have any questions? Commissioner Ward speaking, Mr. Chairman, I just as Commissioner Sanders stated, I know this has been a long going venture, and now to see it finally coming to fruition closer and closer is very satisfying. With that, I guess we don't have to vote on or anything, do we? Mr. Walker speaking, no. Mr. Walker speaking, bid opening date, you know, I'll probably be back October 7. If you know, that's when we'll probably open bid here, and then we'll take it from there and just keep y'all updated. You know, maybe give you a quarterly update. You know, depends on how the project is working. You know, just to give you a quarterly update where we are. You know, with the you know till we complete the problem. Commissioner Sanders speaking, but while we're looking at the construction, though, y'all are getting everything on the medical side of as far as the prescription medicines and stuff like this that we'll go and that we can maybe get it. I'm looking at no later than January one, maybe something like that. Mr. Walker speaking, no April. I think April and May. April. Commissioner Sanders speaking, was it more than what you thought it was going to be to start with? Is that why it takes a little bit longer? Mr. Walker speaking, yeah, one of the things is that initially we were going to do the construction inside of the hunting, but we brought that out, and so we're looking at maybe another 8080, \$1,000, you know, to do that part, but not just the just the timeline. Timeline wouldn't look quicker if we did just a room inside the clinic over the side. Okay, better than what outside. Commissioner Sanders speaking, as long as the people of Carrabelle start seeing something done, then they know that we haven't went back on our promise to them, and that's the most important thing. I don't care if somebody's out there maybe taking down a piece of vinyl or something, as long as we see something going down there. Cause like I would others in Carrabelle, we drive by to see what's going on, and if we don't see something going on, then we I pick up the phone. Commissioner Sanders speaking, hopefully, it will be a quick turnaround, and we it's done. Yeah. Because I mean, this is something that's badly needed. I mean, I just talked with four or five people about it yesterday, Miss Cheryl, when is this pharmacy going to be out? So, I don't try to call you every time somebody asks me that. Commissioner Sanders speaking, understand that because if I did, me and you be on the phone all the time. Mr. Walker speaking, we definitely moving towards. That's going to be bringing these updates, and we're going to get it done. We're going to get it done. It's going to be very exciting. You know, really, be honest with you. It's going to be a good thing for our community. Chairman Jones speaking, so is this October 7 date? Is that a commission meeting date? Yes. Chairman Jones speaking, so we don't usually open our bids first thing, though. This is advertised at 9 o'clock. We need to ask Mrs. Erin. We don't normally do it that way. Mr. Moron speaking, commissioners, we could actually go through. Chairman Jones speaking, we're going to have to keep it this way. What it's advertised for. Mrs. Griffith speaking, if I may, Commissioner, we typically say you know the commission meeting at 9 o'clock, even though it doesn't necessarily happen at that point in time. You'll, that's pretty common for a lot of our bids. Mr. Moron speaking, yeah, we do want to make sure we're on time sir. Chairman Jones speaking, all right. Any questions for Mr. Walker?

Commissioner Sanders speaking, just thank y'all. Mr. Walker speaking, well, thank you. We're very excited about this, and also just to give you a quick update, we're ready to leave the rural health transformation plan that we put out for you know the ACHA has a board of that plan, so we're in the early stages of flushing all out. But I just want to just give you that up. Chairman Jones speaking, whenever we know if there is actually going to be monetary benefit to Weems, please let us know. Mr. Walker speaking, yeah, should we let the public get the monetary benefit Weems? You know, I think each hospital, each of the seven hospitals, probably we'll probably get around maybe \$360,000. I know I'll cut the budget for a little bit. You know, and then the other piece would be partnering with all the different providers, but. Chairman Jones speaking, afraid the way the perception is, public is thinking as these things are being discussed publicly and made notice. They're thinking that Weems is getting 11.2 million dollars. That's why I bring it up. Mr. Walker speaking, you know I got my own thoughts about the whole grant process. Anyway, yeah, each hospital can probably about \$360,000. You can go down a little bit because pop up, then give it full water amount to counter that water. Commissioner Ward speaking, Chairman, I do have a quick question, Mr. Walker, before you go, if you don't mind, the CT scanner, the new scanner. How far are we along with getting that up and running? Mr. Walker speaking, yeah, so that's been a great turn. So, what happened? The CT machine in the room is pretty much completed. You know, the CT machine is there, and what happened was that when we did the plans, you know, we were going to hook the CT machine on the old generator, you know, but Governor DeSantis, but they grant, you know, got some new generator himself. That this new generator needs to be hooked up to the system, and then now we got to do all these requirements, you know, because the building is old. Got the loop, what flat, pretty with electricity, you know. So they're changing all the scope on us just for the generator. Once we get that generator completed, and then we can move on. You know, connect them. Commissioner Sanders speaking, how far along are y'all on that? Just keep interrupting. Craig, come on up here and ask. Because I'm interested. Mr. Craig Gibson speaking, what we've had to do. We've had to go back and reevaluate where they want the electrical panels. They didn't like where they were where we had started. So our architect Gary is in James Land. The electrical engineer is all working together. They've got a new plan together. They're putting it all in a package. I actually sent an email to Gary this morning. That's where we are. We're ready to go, and I think they're ready to go. So it's probably we're hoping to be done by the. I know this sounds a long time by the end of the year, but we're pushing to get it done. You know, quicker as soon as we get that okay. Mike Cakes is ready to go with the electrical. He's actually got a pup there, one of the cargo containers with all his equipment there, so he's ready to go just as soon as they say, "Okay, we're good. So that all I'm waiting on is another approval from the office to you know let us go, and then we'll get it done. Yeah, so it's going to be a process. Commissioner Sanders speaking, so that will be in the building then. Yes, and that trailer will be gone.

b. Caroline Smith -- ARPC -- SHIP Update

SHIP Project Activities:

Staff has reached out by phone/e-mail to final 21-22 applicant for income documentation to verify that their status is very low income. Waiting to receive documentation. Applicant is still interested in SHIP funding. If eligible as very low income, staff will proceed with project. This project must be completed before the close-out of FY 21-22.

Turner and Smith demolition/replacement projects are underway. Land has been cleared and both households are in temporary emergency housing until project completion.

Chairman Jones speaking, all right, Miss Caroline Smith, Appalachia Regional Planning Council. Let's talk about SHIP, Caroline. How are you doing this morning? Ms. Caroline Smith speaking, I'm good. So, I have a couple items for you this morning, and I'll try to keep the plan. The first item for SHIP is, or I guess the first two items are regarding open fiscal years. So, we've been working on closing out fiscal year 21-22. To that end, we've got two demolition reconstruction projects that are underway right now, with a little bit of drama, but they're underway, and one of them is tied to 21-22. The other one's for the next fiscal year, and then we have a third project that we're working on income qualifying right now. If that's qualified, then we'll move forward with that as well, and that will be the final project for 21-22. Once we're done with that, everything else for closeout is ready to go. We'll be able to close out that fiscal year and keep moving on to the next fiscal years. Commissioner Sanders speaking, took a long time. Yes, yeah, and so when we get to a place where this is more streamlined, like it's designed to be, typically or historically, we've always done any new applications in October anyway. Correct? Like we had an open period where we're seeing applications. Chairman Jones speaking, so we used to advertise the application period of accepting application. Yes, I would tell you because of how many once we get past 2122, 2223, commission. I would recommend we just keep an open application period for a while, because the problem is, just because you apply, if we do an income certification, and if I speak out of turn, ladies, tell me right away. You know, you want to make sure too. You have a good mix because you need to have a certain a percentage of very low applicants and low. So, I would. This is this is why I encourage all the applications accept them and start to have what I used to call like pre verification meetings to kind of get a sense of their income or what it is without them actually submitting documentation so we have a sense of where we are with that because the way this is to make sure everybody knows what we're talking about the way SHIP is set up, the money is funded in a pot for that year, but it has percentages for each for different income levels. Mr. Moron speaking, yes, correct within each year that. Chairman Jones speaking, you have to, and you have to meet all those to kind of close that year out. Mr. Moron speaking, so that's kind of what held us up right now with 21-22. We're finding a very low behind a very low to close off. Okay, so you have to move people from 21-22, to 22-23, and it's yeah, Ms. Smith speaking, and with 22-23, that year is fully encumbered, but we don't have enough very low applicants again. So, I agree with Michael on that. I think accepting applications pretty much year-round would help ensure that we have enough different types of households where we can mix and match as needed. Commissioner Ward speaking, well, Miss Caroline, I do want to say I appreciate you all for taking that task on. I know it's not been an easy task, so thanks to you. I know Michael, you've helped in some instance, and Tina, but thank y'all for that. Our pleasure. And Michael and Tina have been very helpful. It's been lovely, and Linda in the clerk's office. So, thank you to the county for your assistance. Mr. Moron speaking, before Caroline moves on, Commissioner, speaking of the manufactured homes, item two, page five, on the agenda. Staff was informed yesterday that both Mr. Smith and Mrs. Turner's manufactured homes should be delivered today. I know that's same way. If that is a case, the second draw for each home will be due once they're delivered. Their second draw is due. I couldn't get that invoice in on time. I'm asking for board action to authorize the Clerk of Courts to process a manual check to cover the second draw for each of these manufactured homes once they're delivered. The final draw will come after they get their CO. It's set up. They get their CO and they're in there. So, we had one at the beginning. You guys remember that to order them. Now they're being delivered. It's the second draw and so the final one will be there. So, I don't know. They said they would have the invoice to me sometime this week. You know, I would like to get that process and get that paid as soon as possible, not to

hold anything up with these homes. They've waited long enough. Mr. Moron speaking, there on Monday, Tuesday, and the Chairman and I were actually in my office. We're working on something else, and we both got an email yesterday that the Turner's home was supposed to be delivered today. I'm you know I'm kind of a seeing is believing type of guy. How did it say, Attorney? You something, but verified trust verified ideal, yeah, verified for me seeing it be you know offloaded right there in the lot. On a motion by Commissioner Sanders, seconded by Commissioner Ward, to authorize the Clerk of Court to issue a manual check for the two manufactured homes once delivered. Motion carried 5-0. Mr. Moron speaking, and I will need you, two lovely ladies. I can't say go across the street to Linda anymore. So, if you would go down and let her know what years, just make sure she's clear what year to hold the payments for this 40% I think it is. Ms. Smith speaking, yes, sir, can do. Mr. Moron speaking, thank you so very much. Taking a long time, and it's not y'all just fault because y'all just came into it. Ms. Smith speaking, yeah and is for example, the person that we're trying to income qualify right now, they were previously qualified, but it was in 2023, I believe. So, there's some work that has been done that we're able to kind of pick back up, but it is a matter of reaching back out to folks, making sure they're still interested, making sure they still qualify, and then being able to move forward with those projects. So, even though they were qualified before, I want to make sure we're hearing you right. Even though they were qualified before, since the work didn't happen, they actually have to requalify. Ms. Smith speaking, that's right. There's a time frame attached to it once they're qualified, and just because people's wages could change, social security benefits could change, things like that, their household size could change. If they're past a certain mark, then we have to go through the process of getting income documents again. Commissioner Ward speaking, so, Mr. Chairman, thank you for being here. By the way, so I guess you have to close out these years before you can start another year, right? Ms. Smith speaking, technically, we can work on multiple fiscal years at the same time, but our priority right now is closing out 21-22. Commissioner Ward speaking, so any new applicants basically probably need to look at waiting. They probably should wait until all this new stuff opens up for the new funding, because again, like you just said, wages can change. Ms. Smith speaking, that's right, and we currently have a wait list of about 15 individuals, so we want to target them first, and we've already started the process of reaching out to them. So, we are working on some of the steps that will go towards your future fiscal years. At this point, I wouldn't recommend new applicants applying until we're able to really get into those next fiscal years, since we will be focused on that waitlist first. And as you said, we would have to redo all their income qualifications if it took too long. Commissioner Ward speaking, Michael, do we have, Mr. Chairman do we have Tina where we're not accepting new applications right now? Should we consider that based on what Caroline just said? Mr. Moron speaking, yeah, for the most part, Tina, you know they'll come in. Someone might drop off an application, but that's where we stop it. We don't do income verifications or anything else right now. We are just we'll accept it and say, look, it's going to be added to a waiting list. However, we're not processing any applications at the moment, so I don't know six-or one-half dozen. Yeah, I mean, I think it's a good system for right now because folks are able to kind of get in the queue without providing all the heavy documentation needed, and then it keeps us from having to start that clock that could accidentally expire if we're not able to get to them in time. That's what we've been doing. Okay, we're not advertising it, but we're not denying anybody that just wants to turn an application on us. Commissioner Sanders speaking, chairman, while we're on the subject, did we ever decide what you're going to do on that one? Mr. Moron speaking, no. So, I wanted to click. I wanted to close out these other two. Homes that are here. After that, and by then, Bree should be back from her honeymoon, and then we're going to sit

down and talk about because that area has to be zoned. Yeah. Okay. Commissioner Sanders speaking, and please, somebody keep in contact with Miss Carloine because she's having you know she wants to know what's going on.

LHAP Update (Action Item):

County must adopt new mobile home strategy into LHAP per state legislation

The new strategy would not be eligible for use until the FY 2026-2027 SHIP allocation The state has provided model language that can be:

1. Adopted as-is
2. Adopted with modifications

Staff recommends adoption of the model language as-is (option #1) and not allocating funding to the strategy, since there is already a waitlist of SHIP applicants for rehab and purchase assistance The updated LHAP can be submitted to FHC as a technical revision

Ms. Smith speaking, absolutely, and if it's all right, I do have one other SHIP item. Okay, all right, and it does actually require some board direction as well. So, the other item that I think I'm here to share with y'all is an update on some new state legislation that relates to SHIP. So, this past session, the governor signed SB 594, which has some new requirements for SHIP programs in Florida. There are kind of two main takeaways from the legislation. The first is actually that this legislation repeals the cap on manufactured housing. So before past fiscal years, you can only spend up to 20% of your state allocation on manufactured housing. This would apply to projects like the Smith and Turner project, where we're paying what we can out of SHIP, but we actually are paying some of the bills out of program income. So going forward, starting in fiscal year 26-27, we won't have to deal with that cap anymore, which could make it easier to do more demolition replacement projects. Yes, the second item that comes out of this legislation is a requirement for all SHIP recipients to update their local housing assistance plans, their LHAPs, to include a strategy related to manufactured housing and mobile homes. So, for this update to the LHAP, the state has provided some recommended language. They're basically requiring a new mobile home strategy. They provided the model strategy language that you can choose to either adopt as is or adopt with modifications. And then it's up to each community to decide whether or not they want to fund that strategy. The requirement is simply that the strategy be in your LHAP, and this strategy allows for three specific activities. The first is to conduct repairs, emergency repairs, or regular repairs to mobile homes. The second is that it allows for lot payment assistance to mobile home residents. It also allows for relocation assistance for mobile home parks that close. So, I'm here today to request your direction on how you'd like to proceed. We do have to proceed with adopting this language into your most current LHAP, which is the 25-28 LHAP, we're not actually really working in it yet because we're in some past fiscal years. But we would need to go through a technical revision process with the state in order to meet their deadline of getting it adopted this fall. It's our staff's recommendation to just adopt the model language as it's been provided by the state, but it is absolutely up to the county whether or not you'd like to modify the language and how you feel about funding the strategy versus proceeding with strategies you currently have funded, which are the rehabilitation, including demolition and replacement, and down payment assistance with, I believe, a little emergency repairs. Chairman Jones speaking, so you want us to, let me clarify you want us today to approve changing the LHAP, or you want us to actually have the language to consider? I mean, what are you wanting us to do? Mr. Moron speaking, yeah, I think, Commissioner, what we should do? You have to amend the LHAP to accept the language as a new strategy, I think we, with Caroline's

recommendation, we go with what the legislature said. It should say let's not change that right now. But I also recommend that we you do that, but not fund it right now because we're still a ways away from getting to that money, and we have that waiting list that includes a lot of rehabs. At somewhere along the way, we might get a few down payment assistance people that require money. So, let's focus on getting the list down, taking care of some rehabs, down payment assistance, and then when we maybe when we get let's say 28, maybe then we talk again about funding this strategy, it's legal to use. I'm going to use that word. You can't put the language in there with the strategy. Approve the language, let her make the technical revision, but you don't have to fund it right now. That's acceptable. Well, heard it from Cheyney. Chairman Jones speaking, so we actually wouldn't be funded right now anyway, any of it, because we're not using those years. Correct? Mr. Moron speaking, we're not using those years yet. So let me make sure we're clear too, though. Once we do fund it, it doesn't apply to previous years. Though it applies to this one and forward, correct? Ms. Smith speaking, it only applies to the 26-27 allocation and forward. So not even the work we're doing this year and next year. It wouldn't be until we hit that allocation, which I think we have about three or four years between us and that. Chairman Jones speaking, yes. Commissioner Ward speaking, but Mr. Chairman, the language probably can change because you know. Chairman Jones speaking, and it probably will. Commissioner Ward speaking, we'll have to redo it again. But I personally feel we should. My personal opinion is I think we should do what staff recommendation is, and to adopt the model language as is. Personally, I don't know how the rest of the board feels. If there's no other questions, comments, or concerns, Chairman, I'll make that motion. On a motion to approve by Commissioner Ward, seconded by Commissioner Sanders and Commissioner Croom. Chairman Jones speaking, this motion is to adopt the language that the state has put in statute. Correction to our LHAP. Any other discussion before we vote? Motion carried 5-0. Thank you very much. Anything else, Miss Caroline? You good? Ms. Smith speaking, no, sir. I'm good. Chairman Jones speaking, all right, thank you.

9. Planning & Zoning Adjustment Board Report

a. Variance Requests

i. 340 PATTON STREET

NOTE: This is a revised application of a previously tabled application. applicant fully removed the request for backfill extending beyond the property line/MHWL.

A consideration of a request for a variance for the installation of a 90 LF vinyl seawall and replacement of 368 sq ft of lime rock riprap at the toe of the proposed seawall. Property is located on St. George Island, Franklin County, FL. Request submitted by James Barrett with Florida Environmental & Land Services, Inc., agent for Jonathan Lines, applicant.

Attorney Shuler speaking, all right, Mr. Chairman, may I proceed? Michael Shuler, County Attorney, for the record. Our County Planner is not available, and just found out I'm going to be presenting this. So off we go. First item is item A: variance request for 340 Patton Street. Says note: This is a revised application of a previously tabled application. Applicant fully removed the request for backfill extending beyond the property line, mean high water line, as consideration of a request for a variance for the installation of a 90 linear foot vinyl seawall and replacement of 368 square feet of lime rock riprap at the toe of the proposed seawall. Property is located on Saint George Island, Franklin County, Florida. Request submitted by James Barrett with Florida Environmental and Land Services Inc. agent for Jonathan Lyons applicant, and this shows that the recommendation from both staff and the Planning and Zoning Advisory Board is to approve,

contingent upon them receiving their USA or Corps of Engineers permitting and DEP permitting is exempt for this particular application. And as the board knows, we do not make local decisions on permitting and hold and not act on it before they get other permits that are required by other agencies. So, your approval would be, as it says, contingent upon receiving the remaining permits. Mr. Barrett speaking, good morning, board. This is James Barrett with Kelsey here. If you have any questions or concerns about this project, let me know. Chairman Jones speaking, are there any public comments on this application? Any comments online, Mr. Moron? Mr. Moron speaking, no one submitted a speaker card to speak on this matter. Chairman Jones speaking, and does the commission have any questions. Commissioner Ward speaking, Mr. Chairman I just wanted to ask the so it looks like this was tabled at a previous meeting, and the applicant was requesting 90 linear feet, but they kind of kind of changed some things up. Applicants fully removed the request for back folks sitting beyond the property. So apparently, this I guess was tabled, and then with staff they changed some things based on what require what's required. So, he basically did what he was supposed to do from his end, right? Chairman Jones speaking, that is my recollection and my understanding is that the original applications had some concerns that staff has raised with the applicant. The applicant has fully addressed those, and staff recommended approval, and P&Z is recommended approval as revised. Commissioner Ward speaking, okay, thank you. If no one else has any questions, comments, or concerns, I'll make a motion to approve this. **On a motion to approve by Commissioner Ward.** Commissioner Ward speaking, excuse me, Mr. Chairman. Let me change that because staff recommended approval contingent upon completion of the USAC permitting. So, can I change my motion? Chairman Jones speaking, well, you can just modify it. **Commissioner Ward speaking, I'm going to modify my motion per staff recommended approval, contingent upon completion of USACE permitting.** Chairman Jones speaking, all right. So, we have the motion that's been modified to include the Corps permitting. **Seconded by Commissioner Sanders.** Any discussion or questions, commissioners? **Motion carried 5-0.**

b. Critical Shoreline Applications

i. 181 KAL LANE

A consideration of a request to construct a 368 sq ft single-family dock with two uncovered boat slips. Property is located in Carrabelle, Franklin County, Florida. Request submitted by C & C Construction, contractor/agent for Mathew Chet Sherrer, applicant.

Attorney Shuler speaking, Commissioners, item number B at 9b on Planning and Zoning Adjustment Board report is the critical shoreline application at 181 Cal Lane is a consideration for of a request to construct a 368 square foot single family dock with two uncovered boat slips. Property is located in Carrabelle, Franklin County, Florida. Request submitted by CNC Construction Contractor Agent for Matthew Chet Shear applicant, and I'm looking at the notes. Okay, both staff and the planning and zoning recommendation is for approval of this request with no power, as I recall, the plans for this dock were submitted for the construction of the dock with power. The property would not qualify under the board's policy to have power because it is a vacant lot and does not have an existing building permit or a development application submitted, and I will say that subject to if there's a clarification from the planner when she gets back, because I'm not sure if you actually have to have the permit in hand or just the plan submitted. But in this case, neither has happened. So the recommendation for is for approval by staff in Planning and Zoning advisory board for the dock, however, to remove the power provisions on the plan, and that the dock would therefore have no power for boat lifts. Mr.

Shearer speaking, I'm not looking for power for boat lifts. Just want to go through and tell a little story about how all this came about, where I'm at with it, so everybody kind of understands. So, I was looking for property to store two boats. I ran across this property. I bought the property, and I bought the property because the property had an easement in it, nobody really wanted the property because to build a decent-sized house, I don't know that you would have the room for it without somebody's driveway being in your front door. So, I took the property because I had no intentions of building. All I needed was boat storage, so I put in to build my docks and put in my slips for my two boats. These were fishing boats. One is a 48-foot ocean yacht that I use for deep sea fishing all over the coast, wherever I may be going for weeks at a time, I tell them where I'll be. But this is my base spot that I want for this boat. Other boat is a 32-foot lures. I fish it locally out of Arabi. So, I'm just trying to provide storage to these two boats, not understanding that I had to build a residence to have power to dock these boats. Have to have power, or they're going to sink. You know, like y'all, it has to have power to maintain batteries and stuff when you're away from. Attorney Shuler speaking, so Mr. Chairman, I apologize to the applicant for the boat lift error on my part. Most people want power for a boat lift, so that was an incorrect assumption on my part. The issue of whether the lot's buildable or not is not relevant to what you're here to consider today because it is a dock application. I noticed in the notes says something about a pole barn. It was being considered as well, but again, that's not relevant for today's consideration. What you have before you today are an application for a dock with power. The lot is vacant, and it does not qualify under the board's policies to have power. So, the recommendation from P and Z and staff is to approve the dock without power. Did you have anything else before we call for public comment? Attorney Shuler speaking, well, and you are the applicant. Your name? Mr. Shearer speaking, is just a storage unit for storage. Attorney Shuler speaking, so, are you Mr. Shearer? Mr. Shearer speaking, yes, I'm actually the owner of C&C Construction. I'm not sure how all that got. I'm the owner of C and C Construction. So, I know it looks like it I'm a contractor and I hired a contractor. I didn't hire a contractor. I am a contractor. Commissioner Ward speaking, so, Mr. Chairman, just for clarification, we are to potentially approve or deny the already existing dock. That's it. That is what's going to be the motion. Attorney Shuler speaking, I don't see where it says after the fact permit request. I'm looking really quick. Commissioner Ward speaking let's see what staff recommend. Attorney Shuler speaking, oh yes, says the dock is already constructed. So yes, it would be an after-the-fact building permit, which your adopted resolution required a double permit fee for construction after the fact or permit. Chairman Jones speaking, so does it have? Mr. Shearer speaking, I pulled all my permits and everything through DEP and everything and everything. I went to the county first. County said I need to go to DEP. I went to DEP. I've done all my paperwork there, and that I was good to go. Now, where all this came about, this was up to the so. Chairman Jones speaking, so when there's. Mr. Shearer speaking, this came about when I went to tried to pull power. Chairman Jones speaking, right when there's coastal construction, well, actually, it should have been a dock permit with Franklin County as well. When there's coastal construction, there might be a Corps permit you have to obtain or a DEP permit, but it doesn't say that there's no county permits involved. So, do we know? I know Bree's not here. Do we know if this dock was put in and riparian rights were followed, or do we know anything about the placement of this dock that does to interfere with anybody's riparian rights by where it's been put? I would think DEP would have gone after that, but you know that's kind of something we have to check off too. Commissioner Ward speaking, was there and two, Mr. I don't from what I understand and all the documentation I've read. DEP didn't require a permit. I don't think it was one of those. I mean, I could be wrong. Mr. Shearer speaking, you would have to go through DEP to get it approved. Chairman Jones speaking, right.

But did they do they require you to have a permit, or they waived the permit? Mr. Shearer speaking, um, I called the county and asked them. They said you talking about pulling the county permit. Chairman Jones speaking, not the DEP permit. Mr. Shearer speaking, what I pulled was through DEP. Chairman Jones speaking, right, but they actually gave you a permit, or they waived it? Mr. Shearer speaking, I'm not sure about that. I'd have to go back and check my paperwork. Chairman Jones speaking, okay. Anyway, we might not be able to answer that today, but I mean that's. Mr. Shearer speaking, I was kind of the reason we were under the understanding that we didn't have to have a permit. Chairman Jones speaking, no, so that's not true. Mr. Shearer speaking, I didn't through the county is that what you're saying. Chairman Jones speaking, because so one of the things we do our best to try to make sure we check for is a couple of things. We want to make sure that riparian rights are observed that you're not putting a docks in close to the property line that you're interfering with somebody else's ability to get to and use their dock. So that's one of the things we check off. The other thing we've done consistently since I've been on the board is the issue with power at a dock, because what we're trying to make sure is a dock replicated in Franklin County has been replicating counties around us, and that's people having the ability to put an RV on a lot, and that's not the best use of the tax base or the property. Mr. Shearer speaking, so I can sign saying I won't put an RV. I don't know. Chairman Jones speaking, if there is or not, but I know currently our rules have that power is not allowable on a dock, and we've turned down a bunch of people with that. Mr. Shearer speaking, what if I were to go on a piece of property and build a shop, how would you get power? Chairman Jones speaking, well, the shop's not a primary structure. That's still not going to get you there. Mr. Shearer speaking, it has to be residential? Chairman Jones speaking, right? Has to be a primary, not a secondary structure, a shop or shed. Mr. Shearer speaking how do businesses get power and all this different things in one thing and another. Chairman Jones speaking, they don't get power to dock by itself. We've consistently told people no on that. Attorney Shuler speaking, Mr. Chairman. Certainly, I'm not going to cut off public comment, but I will tell the board, Mr. Shearer can present anything that he wants to present for your consideration. But the only issue before you today is a permit for a dock without power. It was an after the fact permit application, but it does have the recommendation for approval from staff and the Planning and Zoning Commission for the dock without the power. The Planning and Zoning staff will have to determine, you know, the permitting costs and things of that nature. Commissioner Amison speaking, okay, so, Mr. Chairman, just so I got clarification here, the ask is for us to retroactively approve the dock as it's been built now. Attorney Shuler speaking, yes, that's the way I'm reading those notes. Yes, sir, that's my recollection from being at the meeting telephonically, albeit. But I was there at the meeting. Chairman Jones speaking, so was Miss Tammy at the meeting? Mr. Moron speaking, yes, she is. Chairman Jones speaking, okay, could she possibly? Does she, Miss Tammy? Do you know if anything was discussed about riparian rights when y'all were looking at this dock? Attorney Shuler speaking, I don't have any recollection of there being a discussion of riparian rights, and I did look through these notes for live. So far, I've not seen any reference to a riparian rights survey. I understand what you're talking about, making sure that they're, I think it's 25 or 30 feet inside. Chairman Jones speaking, I don't even know the thing, but I know it's. I know it's. Mr. Shearer speaking, yeah, they reviewed everything in the meeting. Attorney Shuler speaking, I will presume that since County Planner has recommended approval, she's already reviewed and that assumption I think is fair to make. Chairman Jones speaking, you're correct. She probably would have caught that if it had been a problem. She's pretty thorough. Commissioner Ward speaking, and if you look at the dock, it's not extending out. It's wider than. Mr. Moron speaking, and Commissioner Mr. Chairman, the only thing-it's funny because

thinking again-and Angela just texted me. The only thing that would satisfy the questions you have outside of Bree's prior approval would have been an as-built survey. So that's probably why Bree said yes. Commissioner Croom speaking, does the dock has power now? Mr. Shearer speaking, no, they don't have any power. But I can't put boats there until they have power because there's I can't. They have to have power to store boats there. So without powers, land is useless to me. You know, I don't know. I don't know what I do for storing, you know, my boats on my own at this point. How do you go about that? Commissioner Ward speaking, you know, Mr. Chairman. Yeah. But that's not what we're here for today. We're here per Attorney Shuler's recommendation is to approve. For one, let me just go ahead and say this for the record. Anytime somebody comes to Franklin County, they're not familiar. Even people that live locally, like for example, I was looking at buying a piece of property. The first thing I did was contact the planning and zoning and ask about the property. I come to find out that I would, if I purchased the property, I would have had to come to the board to ask for a variance. So that was way before I was even thinking about becoming a commissioner, and so I didn't buy the property because I didn't want to have to do that. So, I always encourage anybody, no matter where it is, no matter what state, no matter what city, no matter what county, always do your due diligence and try to research things before you go and buy a piece of property. Because again, you may get to where. And I know coastal counties are a lot different than counties that aren't on the coast. We have rules that we have to follow per Florida statute and our own code. We have a land code that we have to follow and zoning regulations that we have to follow. And as the chairman stated earlier, these are the rules that we go by. And I hate it for you. It's unfortunate that you're not you know you're having this issue with the power. But fact of the matter is, you did build the dock without the permit, and so. But that's we're going to that's what we're here today is to determine if we're going to retroactively approve that or not, and the rest is just something that we're not looking at today. This is only thing we're doing today is looking at the dock and retroactively approving the dock being built. So, is that is that my understanding? Attorney Shuler speaking, yes, ma'am. That is correct. Commissioner Amison speaking, I have a question. When was the dock constructed? Mr. Shearer speaking, just recently. It isn't long. I've had it in for probably a month. Commissioner Amison speaking, okay, because I'm looking at an email. I'm assuming Brittany is. Mr. Shearer speaking, that's my daughter-in-law. Commissioner Amison speaking, that's your daughter-in-law. She's on there, and it did. This is from Steve Patterson. It says power connections can only be established once a lot has an authorized building permit. So, I mean, right there, it tells you got to have a building permit, and that's why I'm just trying to figure out where the breakdown in communication may or may not have happened. But again, we are just. Mr. Shearer speaking, the whole purpose of this meeting on my end is for power I don't know how it got converted over to the dock. Commissioner Amison speaking because the dock was built without a permit. That's what we're trying to fix that today. Mr. Shearer speaking, they didn't bring that into my attention. Commissioner Ward speaking, Mr. Chairman, as Commissioner Amison just stated, there's emails going back since 2005. So that's why but again, without getting into the weeds, we're only here to approve the dock potentially retroactively. Mr. Shearer speaking, so, is there anyone I can talk to about power? Chairman Jones speaking, so in our zoning code, it doesn't allow even for a secondary structure to have power. Again, we changed that to stop the proliferation of RVs on lots. We still have issues with it, but not like we would have had. Mr. Shearer speaking, what RVs? Chairman Jones speaking, it is, but the only way we could turn it off was turn it off at the source, which was a temporary power pole that people were getting, and then once Duke Energy puts a pole up, that no matter what we say, they're not going to take it down. So that's a motion that the board did several years ago to

prevent just this kind of scenario, where there's power in a lot and there's nothing on the lot but power. Commissioner Ward speaking, so, Mr. Chairman, without getting again too much in the weeds, we're trying to give you credit here. We could technically make you pull that dock up and completely get rid of it altogether and start process all over again. So, you know, we kind of have to do what Mr. Shearer speaking, I'm just trying to figure out my way forward. Chairman Jones speaking, yes, sir. Mr. Shearer speaking, and we're trying to explain that to you, and that's what I'm trying to say. Trying to figure out if there's a way, we can figure it out. Not trying to beat anybody up or understand. Chairman Jones speaking, well, so after today, what next week when our planner gets back, probably the best thing to do is ask her how I get to where I'm trying to go to. I think she can label that. Mr. Shearer speaking, ask who the planner? Chairman Jones speaking, Bree, Miss Bree. She can probably tell you the specific you know to get where I need to get to, and I want to get power. What do I need to do? And she will be able to tell you specifically what you can do to do that. Mr. Shearer speaking, she's the one working in the building department. Chairman Jones speaking, she is, but she's the planner. She's the planner. She's in the same building. Commissioner Ward speaking, Mr. Chairman. I'm going to, as long somebody else has any issues, I'm going to grant this. I'm going to motion to approve this. Just bear in mind. Please work with Bree, and if she says there's nothing we can do, there's nothing we can do. But I'm going to go ahead and approve it to you. As long as other board members approve it. But just for future reference, don't be building anything without a permit. Just remember, always got to get a permit no matter where you go. And you said you're in the construction business. Mr. Shearer speaking, at least I went by all they told me to do. Commissioner Ward speaking, okay, you know. Well, we're not here to argue that. Mr. Shearer speaking, DEP they said we can't help you there. You got to go to DEP. You got to do all this stuff, and we went and do all that. They knew all this construction. Commissioner Ward speaking, well, just be aware that if-if we wanted to be jerks, we could make you pull that dot-go. Okay, Mr. Chairman, I'll make a motion to approve the. Let me do it exactly how Bree wrote it. **Commissioner Ward speaking, I'm going to motion to approve this request contingent upon removal of power from the plans as the lot is currently vacant. Commissioner Sanders speaking, second.** Chairman Jones speaking, all right. So, we have a motion that, in effect is approving retroactively this dock that's already been built, but it's also saying that it has to be modified and there is no power at the dock. Attorney Shuler speaking, Commissioner, before we proceed, call for public comment now that we have a motion and a second. Chairman Jones speaking, okay, we had a motion by Commissioner Ward. We had a second for Commissioner Sanders. Is anyone in public that would like to comment on this before we take our vote? Mr. Moron, check on Zoom. Mr. Moron speaking, anyone attending by Zoom, if you'd like to comment, please indicate by raising your hand. No hands raised, Mr. Chairman. Chairman Jones speaking, all right. Any other discussion before we vote, all in favor? **Motion carried 5-0.** Thank you, sir.

c. Re-Zoning & Land Use Change Applications

i. 846 HICKORY HAMMOCK ROAD

A consideration of a request to change the parcel zoning from A-2 Forestry Agriculture to R-6 Rural Residential and the land use from Agriculture to Residential. Property located in Carrabelle, Franklin County, FL. Request submitted by Vance Millender, applicant.

Attorney Shuler speaking, thank you. All right. Next item on the P&Z agenda: Item C is a request for the rezoning and land use change application for 846 Hickory Hammock Road

consideration of a request to change the parcel zoning from A Two Forestry Ag to r6 Rural Residential and the land use from Ag to Residential Property located in Carrabelle Franklin County, Florida. Request submitted by Vance Millender, and as the board knows, this is nothing more than a request for authorization to schedule a public hearing, not to make any decisions. So that is the only action that the board will take. So, if I may proceed with public comment, Mr. Chairman, sir, any public comment? Anyone online, Mr. Moron? Mr. Moron speaking, anyone in line would like to comment on this before the board discusses further? No hands raised. Commissioner Sanders speaking, Mr. Chairman, with no public comment and nothing else being said, I'm going to go ahead and make a motion to approve this to go to a public hearing. Chairman Jones speaking, so we have a motion to send this request to a public hearing yet to be scheduled by Commissioner Sanders and has been seconded by Commissioner Ward. Any additional discussion, commissioners, before we vote? Mr. Vance Millender speaking, I did come to answer any questions. That's the reason I'm here today. Commissioner Sanders speaking, it's gone for a public hearing, Vance, and so when it goes for a public hearing, you know what happens. You've been there before, and with the plan when you were on the time, you know your time on the planning design commission. We'll hear what the public says and make a decision from there. And it's good to see you over here. I'm glad to see. I love that man. I can't help it. I love him. Mr. Vance Millender speaking, it is good to see all of you here. I appreciate what you do for the county, and I know it takes a lot of time and effort to do what you guys do, and I appreciate it. **Motion carried 5-0.**

10. Michael Morón – County Coordinator

Mr. Moron speaking, okay, commissioners. we took care of item two, so we have items one, three, and four action items. You can do in consent, pretty straightforward. A new appointment. I don't know if Commissioner Sanders wants to talk about a new appointment on P and Z. Speaking of P and Z, and the other two are well, you're more aware of the control of the mosquito control director's situation. You may not be aware that Mr. Shane Phillips told me at the end of the year. That's it. He's retiring too. So, advertising for two positions, I would prefer to do them internally first, and then if that doesn't work out, I bring it back more for further discussion. Chairman Jones speaking, all right.

Mr. Moron speaking, that's our procedure we've done over the years. Chairman Jones speaking, Commissioners, y'all want to do one, three, and four consent, or do you need to discuss one independently? Commissioner Sanders speaking, I just need to pull one. I need to pull three. Chairman Jones speaking, three, okay. Commissioner Sanders speaking, yeah, I just want to pull number one just to briefly. Chairman Jones speaking, well, let's just do it one by one.

1) Action Item: District 2 PZA Member Appointment

- Earlier this month, Mr. Jeremy Putnal informed your Planning and Zoning staff that he would no longer serve on the Planning and Zoning Adjustment Board.
- Commissioner Sanders is recommending Mr. Bill Smith from Alligator Point to fill that vacant District 2 seat on the PZA.
- Mr. Smith met with your Planner, Mrs. Bree Robinson Brooke, and she supports this appointment.
- Board action to appoint Mr. Bill Smith to the PZA District 2 Seat.

Mr. Moron speaking, all right, commissioners. Item number one. I don't need to read anything. Earlier this month Mr. Putnam informed the Planning and Zoning staff that he would no longer

serve on the Planning and Zoning Adjustment Board. Commissioner Sanders was really quick with this, thank goodness. She's recommending Mr. Bill Smith from Alligator Point to fill that vacant district two seat P and Z. She he sat with Bree. Bree is good with it. She's recommending it also, so I just need board action to point Mr. Bill Smith. Commissioner Sanders speaking, we were very lucky in finding somebody that would be willing to serve, and apparently, he had turned in, you know, his desire to want to serve. And I asked Bree if she would talk with him and see if he qualified, and she said yes by all means. So, this is the reason why. So, I'm going to go ahead and make a motion to approve Mr. Bill Smith as a planning and zoning board member. Commissioner Ward speaking, I'll second. Chairman Jones speaking, all right. **On a motion to approve by Commissioner Sanders, seconded by Commissioner Ward. Motion carried 5-0.**

2) Action Item: Manual Check Approval for SHIP Homes

- Staff was informed yesterday that both Mr. Smith and Mrs. Turner's SHIP manufactured homes should be delivered by today.
- If that is the case, the second draw for each home will be due.
- Board action to authorize the Clerk of Courts to process a manual check to cover the second draw for each of the manufactured homes once they are delivered.

Item addressed earlier in the meeting.

3) Action Item: Mosquito Control Interim Director Advertisement

- Mr. Dewitt Polus, Mosquito Control Director notified the Board of his December 31, 2026, retirement date. Mr. Polus stated his intention to use some of his leave time prior to his retirement date.
- As is the Board practice, and recommended by your labor attorney, an Interim Director position should be advertised internally.
- This advertisement will be based on the Director of Mosquito Control job description.
- If there are no applicants from within the County's workforce that meet the advertisement requirements, then the Board could run a public advertisement.
- Board action to advertise internally for an Interim Mosquito Control Director, with the expectation of assuming the Director's role starting January 1, 2027.

Mr. Moron speaking, a few meetings ago, Mr. Polous informed the board that he was retiring on December 31st, and he had some leave that he would like to use prior to that, so he would be in and out, especially after October. I believe is the date he said. I talked to because this is a director's position. I contacted Miss Attorney Trevor Lawrence, our labor attorney, told him how to proceed with this. There was some discussion going back and forth about an assistant interim director and then do a transfer. But to me, I think the time is so short that we just Trevor suggested we go ahead and advertise internally for it if that's where we're heading, just to do an interim director that would be there during the transition period, and then when as January 1, then the new that interim director will become the director, and I do recommend, as we've done in the past, let's do internal first. Let's see if anybody, part of your staff, will qualify or wants to do the job. And then if that doesn't work out, the board can decide if you want to do a public ad. Commissioner Croom speaking, So I can only issue I got with it on a bullet, your last bullet there, it said board action to advertise internally for interim Mosquito Control director, and it said with the expectation assuming director's role starting January 1. So, what to me when I read that, it's pretty much saying that the select applicant interim director will become the permanent director. Mr. Moron speaking, yes, automatically. Commissioner Croom speaking,

automatically? Mr. Moron speaking, yes. Commissioner Croom speaking, and so our labor attorney is okay with that? Mr. Moron speaking, yes, if that's your decision. I told him that's what you guys probably would want. I kind of I thought I spoke clearly what the board was talking about. That basically you would want someone doing during transition, since Mr. Polous said he would be in and out to kind of takeover, get the feel for the job, so that by the time he leaves on December 31, January 1, that person that he basically was working with will become your director. Commissioner Croom speaking, yeah, I wasn't. I thought was just at the time approving an interim director to take over while he takes his leave. I thought that was discussion. Mr. Moron speaking, yeah. I'm sorry, I didn't get that from the board. I thought you kind of wanted somebody in the queue learning and understanding how it works so that power automatically transfers. Commissioner Croom speaking, I just wanted I wanted to be clean much as possible, and to me, it's not. If we, do it that way, it's not clean much because it's saying we are already going. We are normally when you do an interim director, they take over, you know, while you're. Director is taking off, but right now we're saying this person is pretty much the interim director slash will be the director moving forward after January 1. Correct? Mr. Moron speaking, yes, and I'm sorry because I didn't understand that. I thought as interim, what you wanted, like I said, somebody to be learning to trade so that when January 1 comes you already have somebody in place. So, my intention was once you get the applications in, basically once you interview and select your interim director, you're basically selecting your new director. It's just time. It was the difference in this process. That's and if I understood the boarding incorrectly, please. Chairman Jones speaking, that's what I understood. Mr. Moron speaking, tell me that's what you wanted to do. I just I thought again wanted somebody training somebody in the queue. So, January 1, that person that you've been training and it's in the queue and is familiar with and is certified and ready to go. January 1, bam, you're in. Mr. Dewitt is on a beach somewhere with a drink with an umbrella on it, you know, retired. Commissioner Croom speaking, listen, I'm not against it. I just want to make sure we're doing, you know, doing the correct way and clean. You know because the verbiage at the bottom doesn't is not really clean to me. You know because I thought it was going to be board advertised. A board actually advertised internally for an interim mosquito director. Period. I didn't know it was with the expectation. Mr. Moron speaking, and so that I understand, Commissioner. So, what would what did you expect would happen at the end of the year that we would advertise now and advertise again for a director? I'm just trying to. Commissioner Croom speaking, that's what I thought. Mr. Moron speaking, okay, so maybe I don't use the term interim. Is that another term? Commissioner Croom speaking, well, no, I guess we could. We will use interim because she will be the interim director. I just didn't know who's already given her the director position. Chairman Jones speaking, so this is going to be advertised? Mr. Moron speaking, yes, interim. Chairman Jones speaking, okay, we don't need to be using gender specific because we don't know that yet. Also, the advertised number one. We need to back off from that language. Mr. Moron speaking, yeah, I'm sorry. You're absolutely right. Completely. That's a yeah. So that's a thought I had in back my head. So, whoever the candidate is that is successful in becoming the interim director, I thought the board's intention was basically when you interview for the interim director, you're actually interviewing for your new director. I got you. Chairman Jones speaking, yes. Mr. Moron speaking, that's not what the board wanted. I didn't know. Commissioner Croom speaking, I was under an assumption on our last meeting was interim director, period. Mr. Moron speaking, yes, commissioner, you know I interim director with except X Y Z. You know where that probably came from, Commissioner? You're right because at the last meeting we used the term assistant director. That's what we did, and that's what the confusion is. So, I switched it to from assistant to interim, and that's based on

your labor's attorney recommendation. He said, in his opinion, making the assistant is that's messy. He said it's cleaner. You just go ahead, interview for your new director, make them interim until your current director retires. Commissioner Croom speaking, okay, I'm fine with that. Mr. Moron speaking, okay, cool. I'm glad I got to the bottom of where the confusion was. Thank you, sir. Commissioner Sanders speaking, let me ask a question. Then you're going to advertise it internally also? Mr. Moron speaking, we're only doing only internal, and keep in mind, commissioners, this is a director. You do the interviews, not a staff or review committee, that's county commissioners. Commissioner Sanders speaking, but I wanted to make sure that the public understands that we will go internally. That's our policy. We always go internally, and then you know if nobody needs it, then it would be. Mr. Moron speaking, when you go yes. Right, that is the policy side of it. Proceed to the board. Commissioner Sanders speaking, yeah, that's the way we've done. Mr. Moron speaking, I'm glad you brought that up, Commissioner Croom. No, I understand what the confusion. Commissioner Croom speaking, yes sir. Thank you. Chairman Jones speaking, any other discussion? **On a motion to approve by Commissioner Croom, second by Commissioner Amison.** Chairman Jones speaking, we will advertise internally for an interim mosquito control director, with the expectation that that individual would assume the director's role starting January 1, 2027. Any other discussion before we vote? All in favor? **Motion carried 5-0.**

4) Action Item: Facilities Maintenance Custodian Advertisement

- Mr. Shane Philips, Facilities Maintenance Supervisor, informed me of his notice to retire on December 31, 2026. Mr. Philips has leave time that he will use prior to his retirement date.
- I recommend advertising internally for a Facilities Maintenance Custodian. This advertisement will be based on the job description.
- If there are no applicants from within the County's workforce, then the Board could run a public advertisement.
- Board action to advertise internally for a Facilities Maintenance Custodian.

Mr. Moron speaking, and let me discuss item number four also because there's something I want to make very clear so there's no confusion and Mr. Phillips Shane his position is maintenance supervisor. I'm going to advertise for a custodian not a supervisor because you know it took Shane a while to get this role as a supervisor, so I would like to advertise for custodian. Now in six months, maybe a little bit longer I come back to you and say, okay, this person, yeah, this person's good to go. This person could fill the role as your supervisor. Then we'll have a discussion then, you know. But I'd like to have the opportunity to work with the successful candidate for this position before giving them that supervisory role if the board doesn't mind. Chairman Jones speaking, is that, Michael remind us if you know. I should have asked us while Mrs. Erin was here because I knew it was coming up. Facilities maintenance, does it come out of the building department? Where does it come from? Mr. Moron speaking, courthouse building. Chairman Jones speaking, it's all line item then, okay. I just wanted to ask. Commissioner Ward speaking, Mr. Chairman, if nobody has any questions, comments, or concerns, I'll motion to advertise internally for facilities maintenance custodian. **On a motion to approve by Commissioner Ward, seconded by Commissioner Croom to approve advertising internally for Facilities Maintenance Custodian. Motion carried 5-0.**

5) Discussion/Action Item: FAC Policy Proposal Submission

- Florida Association of Counties Policy Proposal Submission deadline is September 2nd.

- Is the Board considering submitting any policy proposals this year?
- Board discussion and possible action.

Mr. Moron speaking, Commissioners, item number five is based on Commissioner Croom's comments over the last couple of meetings about the FAC policy proposal submission. Are we doing any this year? I do realize it's a little late in the game to do that, but any thoughts? I think we're at a point really and truly, we can. You guys are going down there. At least a few of you are. You could go down there and just network and get it done. And you know we have a very good, what's his name from Capitol, Ron Laface. He is really good at his job too. So, I think that can take the place of any policy you might want to submit for now. But you know I have to ask Commissioner was correct. Chairman Jones speaking, did we ever get a response back, or did we send a response back to it was either Walton or Okaloosa about the save a penny legislation they're trying to push toward the state? Mr. Moron speaking, no, that's on me. You mean for more information? Chairman Jones speaking, yes. Mr. Moron speaking, no, no, Commissioner. Chairman Jones speaking, so I am assuming that's going to be discussed at the FACC conference. Mr. Moron speaking, okay, so I'll get that information for you. Chairman Jones speaking, added to it, so basically, roughly, the idea is that the legislature would have to do this. They would have to be able to put in statute that counties would have the ability to put a one cent tax on a referendum for the residents to vote on to be a replacement for repealing ad valorem taxation in the county, so for homesteaded property. So, you know what I mean. Anyway, not that everybody would utilize it or that it would make a difference for everybody, but it would be an ability for the ones that thought that it would be a good option. The residents want to do that. It would move it from homestead ad valorem taxation to a sales tax that everybody pays. Mr. Moron speaking, thank you for the rural council where they start off that whole lack of just. Commissioner Amison speaking, I mean just so you can break it down for me by a simple way of thinking. This is just let's just say after November, the sales tax passes, or the what's on the ballot passes. If everybody's got buyer's remorse, they have a way to go back and okay, they're. Mr. Moron speaking, buying rewards. Commissioner Amison speaking, well, I mean that's, it is. Chairman Jones speaking, well because without saying too much, the November vote is a change to the constitution. Commissioner Amison speaking, I just, in other words, this is a way of moving forward in case people are like, "Wow, that's not what I really thought that was going to be. Commissioner Ward speaking, well, Mr. Chairman, our FACC policy that we presented last year did get, is a law now, so it does make a difference. I was very proud of that. So, Attorney Shuler and I worked on that together, and so it was very rewarding to know that Franklin County made a policy, and it is a Florida statute 70 or something else. So, yeah, I mean, it's definitely an important thing to do if we think of anything.

6) Discussion/Action Item: The Nest Funding LOS

- As the Board is aware, The Nest afterschool program will not receive its State/Federal funding this year.
- Commissioner Ward would like the Board to authorize a letter supporting funding for The Nest Program and send it to the County's State and Federal legislative delegation and ask the County's lobbyist to assist in any way he can.
- Board discussion and possible action.

Mr. Moron speaking, item six, Commissioner Ward called me about this. She would like the board to approve sending a letter of support for funding for the Nest. As everyone is aware of

The Nest has lost all their funding. I'm not quite sure. Century 21 is state or federal commissioners. I don't know, but look, if we're going to support that, let's do it all the way. We can send it to our federal delegation, our local delegation. I'm sorry, our state delegation, because you guys are the local delegation, the state delegation, and to Mr. Ron Laface again and see if he has any insight in. Commissioner Sanders speaking, do you know what the allocation is? What the amount would be? Mr. Moron speaking Commission Amison is way more educated in that than I was. You remember what? Chairman Jones speaking, so if you can, Michael, get this information for us, just so we'll know. Mr. Moron speaking, so the amount, I sure will. Commissioner Ward speaking, yeah. I mean, I brought this up because I you know last year, they were on the cutting block so to speak now they're on cutting block this year. I don't have kids that go to Nest. My goddaughter goes to Nest, but I know that there are a lot of kids that do use the Nest. It is a great program, and for them to cut funding would be a huge detriment to our parents that live in the county that rely on that after school program to take their kids to. I mean, they even have busses that transport them there, so parents don't even have to get you know have to worry about getting them transported from say ABC or the school in Franklin to there. So, it's something that we definitely need to try to save if we can. So, my goal is to ensure that we can do everything within our power as the board of this county to send letters, to advocate, to do what we can to ensure that hopefully they can get their funding. Let people up in the state legislature know that we need that. It's desperately needed. Mr. Moron speaking, yeah, Commissioner Amison said something which was key, I think at the last meeting. If you sit there in a parking lot and pay attention. It's not just other parents. It's parents that work for the county, parents that work for your constitutional officers. So yes, it's closer to home than you actually think. Not that one is more important than the other. That's not what I'm saying. But just to let you guys know, it actually. Chairman Jones speaking, yeah. So, it's everywhere. it's also the second children's agency in the county that didn't get funded is not being utilized this year. Yeah, that's the Head Start and so that's a big blow too. Commissioner Ward speaking, and that's federal. Chairman Jones speaking, we are a small county. Commissioner Ward speaking, yeah that has come down with the federal government. Commissioner Amison speaking, yeah, I've got my spies working right now about answering those questions, but they're not getting back with. But I will, if I may, Mr. Chairman. While we're on this, I've had multiple discussions with business owners because the NEST program is reaching out to try to get you know funding through the businesses and stuff. And at first, let me say this: we, our businesses here are very, very generous. I mean, and that was one of the big discussions they'd had with me as being a commissioner and also being a business owner. They were kind of venting, which I mean that's what we get paid the big dollars for is to sit here and get vented on. But their biggest thing was you know we love giving to the community. We give to baseball. We give to air shows. I mean, our community is probably one of the most generous communities as far as the private businesses and stuff and what they do. And this is where they were getting frustrated. This is our kids. Why can't government step in and help with this state, federal, you know. So, there's a lot, and it's not, you know, some of the one of the business owners I talked to yesterday evening, he said none of none my employees have kids at the NEST, but he said this is ridiculous, you know, somebody's got to step in and do something. You know, I thought the county as well, and I'm not trying to sit there and play poor Paul, but we can't afford it. This has got to come in from the state, or federal governments got to come in and help us with this, and we need to lean on as hard as we can. But to answer your question on now, never mind. Right, wrong spy. He just asked me if it was a real estate company. Mrs. Reigelmayr speaking thank you for acknowledging me and to answer your question, I was involved in sending out email blasts about trying to get this

money back, and from Miss Marie Marshall and Miss Watts Mickle and Watts, about \$500,000 is the amount from federal. Chairman Jones speaking, is that for the NEST or the Head Start? Mrs. Reigelmayr speaking, to restore about \$500,000 in federal funding, which was taken away to keep Franklin County's Head Start. I haven't had kids either, so I get them all mixed up. Chairman Jones speaking, I wasn't trying to bring the other two together. Commissioner Sanders speaking, it is a big deal, and my thing is, why don't we just get together and see if we can get some of the local people to get up and make some fish fries and stuff like that. But we need more money than that. I know. I gave away pound cakes is what I give away. Commissioner Amison speaking, it's a much bigger monster than that. Commissioner Sanders speaking, yeah, it is. I mean, that means a lot to those working mamas and daddies that do not have anywhere to take them. Commissioner Amison speaking, I believe that 21st century grant is state. You know what I was just told.

Commissioner Ward speaking, I think they just a couple weeks ago had a fundraiser trying to raise money, but like Commissioner Amison says, just a drop in the bucket. So, I don't know how the rest of the board feels, but I want to make a motion to go ahead and do this letter of support. Commissioner Amison speaking, I second that. Mr. Moron speaking, I'll get a funding amount for you guys. How about I put the funding amount in the letter, and instead you got to copy the letter before you go out. Chairman Jones speaking, so is this probably going to be a two-page letter? Mr. Moron speaking, you know, Commissioner, you know I don't like two-page letters. I try to. Commissioner Amison speaking, it's federal. Mr. Moron speaking, okay, it is. Chairman Jones speaking, but there is there's a reason I'm asking. Mr. Moron speaking, I know. Chairman Jones speaking, what am I asking? I think that because of the nature of what we're asking for, and because the comments of my fellow commissioners, I would like there to be a line for all five of us to sign. Mr. Moron speaking, yeah, I didn't think that. I thought you wanted really a lot of detail in the letter explaining. Chairman Jones speaking, I want a place for all of us to sign. Commissioner Amison speaking, okay, and Mr. Chairman, it is federal. I just got a solid confirmation on that. **On a motion to approve by Commissioner Ward, seconded by Commissioner Amison. Motion carried 5-0.**

Commissioner Sanders speaking, well, and just me personally, what I would do is I would, each fire department need be coming in here and making them anybody volunteers those services to help out the people of Franklin County. That's what we need to know and identify. Mr. Moron speaking, okay, got that. You guys saw the email from Destiny Shoreline, which is she's very excited about that. So that's good. So, it will be now upcoming meeting dates. I'll hit that before we go to Attorney Shuler. So, on the first Tuesday, September 1, 5o'clock, you will have the code enforcement workshop again for those next for those three days. I'm moving everything to the to the big room. We'll have the code enforcement workshop, code enforcement ordinance workshop on September 2, your meeting date. You have two public hearings on that day at 9o'clock or 9:15. I think Attorney Shuler said we'll start at 9:15. We will have workshop. That was on me. I swear. We'll have the workshop on the MSBU. What we're doing the MSBU ordinance. That's the final workshop. I'm sorry, that's the final public hearing on that. And then at 11 o'clock, we'll have the tourist development tax. We'll have a public hearing on that. And in between those two, we'll be trying to squeeze in your regular meeting there. And then on the following day, which is the Thursday, September 3rd at 5:15, it'll be your first budget public hearing. It's like Christmas, the day we all look forward to. So that is coming up at the first week of September. So, I just kind of wanted to give you guys a heads up on that. Planning and zoning

are on the eighth. I think Weems has a meeting coming up the fourth Thursday of the month. The airport may not/did not meet this month, but I think we may have a short meeting next month. A couple things they want to back on, but I'll get back to that. And commissioners, I think that's all I have. Oh well, no, there's one thing. Chairman Jones speaking, the airport did meet. They met with the EDC. Mr. Moron speaking, yes. No. I was talking to this one. I'm going to have a meeting this because the chairman is Tom, and I think there's another member out. So is BJ. So, I'll let the chairman talk about this but the governor tomorrow, no? Chairman Jones speaking, no. I've been told not to do that. Mr. Moron speaking, okay, move on then. Okay, so that's end of my report. Commissioner Amison speaking, Mr. Chairman, I know this is going to come up later also in Attorney Shuler's report, but the public hearing on the MSBU, everybody got their letters yesterday, and my phones have been flooded. A lot of people got some issues with 9 o'clock in the morning because they're having to work, and they can't make the public hearing. Do we have any options with this as far as finding a more suitable time to elect? Attorney Shuler speaking, no sir. Commissioner Amison speaking, that was going to be my question, and you answered it. Chairman Jones speaking, anyone have anything else for Mr. Moron before we go to Attorney Shuler's report? All right, Attorney Shuler.

7) Informational Item: Sheriff's Appreciation Letter

- The Sheriff sent a Letter of Appreciation (attached) to the Board and the Road Department for the removal of the water tower that was located at the Sheriff Department.

8) Informational Item: Volunteer Recognition Program Nominee Notice

- Later this week, Ms. Angela Lolley will upload a notice to the website asking the public to nominate outstanding volunteers.
- These nominees will be recognized every quarter at a County Commission regular meeting.

9) Informational Item: Franklin 98 Shoreline Update

- Ms. Destiny Bates (ARPC) sent an email thanking the Board for its support and participation in the Franklin-98 Phase III Living Shoreline Project.
- Ms. Bates stated that crews should be mobilizing on Tuesday, September 1st, with construction starting not to long afterwards.

10) Informational Item: Upcoming Meeting Dates

- As a reminder, all meetings will be at the Fort Coombs Armory until renovations to your meeting chambers are completed.
- Your next regular meeting is on Wednesday, September 2nd at 9:00 a.m. There are two public hearings scheduled during your regular meeting.
- The Board scheduled a Public Workshop, on Tuesday, September 1st at 5:00 p.m. to received input on the draft Code Enforcement Ordinance.
- The 1st (Tentative) Budget Public Hearing is scheduled for Thursday, September 3rd at 5:15 p.m.
- The next Planning and Zoning meeting is on Tuesday September 8th at 5:30 p.m.

Mr. Moron speaking, all right, Commissioners. Everything else is information. Let me, you should have seen that letter from the sheriff thanking the board and especially your road department for removing that water tower out there that gave them more space to operate.

Commissioner Sanders speaking, the water tower, or the tower that antenna was on. Mr. Moron speaking, that's what I thought. It's the water tower, Howard. Chairman Jones speaking, I'm glad he sent that letter, but I do need to ask a question. Do they still have fire suppression at the jail? Mr. Moron speaking, yes, I think the fire suppression was a separate system. You know what? Chairman Jones speaking, when it was originally put in place. That's what the water tower was there for, was immediate access to water for fire suppression. Chairman Jones speaking, so I'm assuming all that's already been addressed, and we were just moving out of the way because it wasn't needed anymore. I'm very thankful for the letter, and I'm glad we're able to help. I just want to make sure they still have fire suppression. Mr. Moron speaking, okay, I'll ask Erin. Actually, let me see if she's there. Hey, Angela or Erin, would one of y'all call Ginger and ask her for me and text me and let me know if they still have fire suppression out there because that water tower is now down? Thank you. I know I shouldn't do that, but.

The second thing is, if not, I said later this week, Angela's off on Friday. By Monday, we should have that information on the website about the volunteers. Once the nominations come in, I'll say the list, and we'll do one once a quarter. You know, we might not be able to do everybody as they as they come, but we'll break it to a fair thing and acknowledge them. Commissioner Sanders speaking, Mr. Chairman, can I say something? I did want she volunteers for everything when she could, but I had a lady out there at Lanark that I wanted to get special notification or notice to because on August 8 she turned 99 years old. She drives every day. She walks, you know, with her little walker, and that's an accomplishment. 99 years old, y'all. So, I mean that that's what I'm saying. That's the people that we need to recognize the ones that's been here the long haul. She makes me feel like I'm a kid. You know, she runs circles around everybody. Mr. Moron speaking, I will have Angela call you and get her name on the list and get her information so we could have like a nice little narrative for when we do recognition.

11. Michael Shuler – County Attorney

Action Items

1) Tourist Development Tax - Possible Increase from Three Percent to Five Percent Via Referendum:

The public hearing has been rescheduled to September 2, 2026, because of my scrivener's error publishing the place of the August 19, 2026, public hearing as being at 34 Forbes Street, Apalachicola, Florida, instead of the new temporary meeting place at 66 - 4th Street, Apalachicola. I apologize.

I have spoken with the Supervisor of Elections and she says that September 2, 2026, does not create any problems for her concerning the November 2026 General Election.

The amended notice of public hearing is attached. Page 4. The draft ordinance is attached. Pages 5-10.

Board Action Requested:

- Please let me know if the Board has any changes to the draft ordinance, especially the ballot title, ballot summary and ballot question. Page 8.
- Other guidance as determined by the Board.

Attorney Shuler speaking, good morning, commissioners. Item number one, I put as an action item, but really, it's more of a notification to the board that the public hearing originally scheduled on the TDT tax ordinance that's going to be sent to referendum. I've had to reschedule that until your first meeting in September. I did check with the Supervisor of Elections. She says

the rescheduling of that public hearing will not affect her ability to get that ballot question on the general election ballot for November. So, the only potential action item is if the board has any further thoughts on the ballot question summary and title, and if you have no changes to that, we've talked about it a few times. I wasn't expecting there to be any changes, but since there's another opportunity, I thought I would bring that up. So, unless the board has anything further for me on that particular item, I will move to item number two. Chairman Jones speaking, I have a question. You said the public hearing has been scheduled for September 2nd. What time? Attorney Shuler speaking, 11 o'clock.

2) VFD Contracts with Franklin County:

The following documents are attached:

a. August 14, 2026, email from TMS to the VFDs concerning the contracts. Pages 11-12.

Please let me know if I've omitted anyone who should have received my email to the VFDs concerning the contract.

b. Draft form contract, inclusive of the annual budget requirement. It is a redline showing deletions and additions that I made on August 13, 2026, to the contract between Franklin County and the St. James Lanark Village VFD contract. Pages 13-22.

c. Signed copy of the contract with the St. James Lanark Village VFD in January 2025. Pages 23-32.

1. Note: SJLVFD will need to sign an amendment to the contract to provide for an annual budget submission.

The contract with SJLVFD expires on December 31, 2027.

Board Action Requested:

- Does the Board have any corrections or additions to the form contract?
- Does the Board want all of the other VFD contracts to also expire on December 31, 2027, so that all contracts renew at the same time or does the Board want to extend the expiration of the contracts to a later date as determined by the Board? If it is a later date than December 31, 2027, then I suggest that the SJLVFD contract be amended to also include such later date, as well as the annual budget submission requirement.
- Other guidance as determined by the Board.

Attorney Shuler speaking, action item number two is, and again, it's asking the board for any changes, corrections, additions to the draft VFD contract that I have sent out to the remaining six VFDs subsequent to your last meeting. I've not heard back from any of the VFDs at this point, but informing that this is the draft. It includes the new item to require submission of an annual budget, and then maybe getting some direction from the board because the one current contract that we have with one of the VFDs that was entered into a couple years ago was set to expire on December 31, 2027, so there's just an issue of these new current contracts with remaining six BFDs should or does the board have any direction or care if those six contracts also expire on the 31st day of December of next year, and then we renew all seven at that time. Or should I extend the Lanark contract to say a different date? And I just arbitrarily selected the number December 31, 2030. That way, we can just deal with the extension of one contract next year. Is just something I was thinking about and thought I would ask the board if you had any direction? If I don't hear anything from the board, one way or the other, my plan would be to have all of them renew on December 31, 2027. That was sort of akin to the thinking for the short initial contract with Lanark, which is let's do it for a couple of years, see if it's working, see if it needs to be tweaked, and if it doesn't, then we'll just renew it. If there's something that needs to be tweaked,

then we're not stuck in some long-term contract. So that that is my item for item two on the VFD contracts with Franklin County. Let me just double check my board action requests to make sure I covered everything. Nope, that that was it. So, unless there are any corrections or additions to the form contract, we've covered everything. I will tell the board that the Lanark agreement, one way or the other, is going to have to be amended to include the requirement for the annual submission of a budget because that was not in their original contract. Chairman Jones speaking, okay, so that's not in the original contract. Attorney Shuler speaking, I'm sorry? Chairman Jones speaking, that's not in the original contract. Attorney Shuler speaking, Lanark? Chairman Jones speaking, yes, for a budget, it's not in the original contract? Is that what you just. Attorney Shuler speaking that is correct. It is not. Chairman Jones speaking, so why are they being added now? Attorney Shuler speaking, because the board's direction, as I understood at the last meeting, is that all VFDs are to annually submit a budget. Since I know that was, and I know it because I went back and reread it. It's not in there. I didn't think it was in there, but I wanted to. Commissioner Sanders speaking, and that will mean that Lanark needs to submit a budget? Attorney Shuler speaking, along with everybody else. Commissioner Sanders speaking, along with everybody else, yeah. Attorney Shuler speaking, item number, may I move to the next item, Mr. Chairman? Commissioner Amison speaking, I've got some questions. Yes, I've been holding that. If Mr. Chair, I didn't just step online, but with this contract, okay, why couldn't we just include the, and I've got notes here. I've been I've got them everywhere actually, but they have to the fire departments file an annual 940, correct? Attorney Shuler speaking, oh, I'm sorry. Repeat that. Commissioner Amison speaking, the fire departments, they file a financial 940 every year? Attorney Shuler speaking, Commissioner I don't know the answer to that. I mean, they're probably supposed to as a nonprofit, but I don't know if that's really more of an accountant question. Commissioner Amison speaking, okay, I'm just trying to get some transparency here with the finances because when we had that discussion in the last meeting, and I may be wrong, but what I'm getting at is we had talked about fundraising was going to be excluded from the MSBU language and all that on the finances they have to turn in. Now, is this going to include all their finances so the public can see full transparency of the finances of the fire department, or are we going to still be kind of vague? We'll understand what's going on with MSBU, but they can run with everything else as far as private donation. Attorney Shuler speaking, the way I have drafted this agreement is it is to have essentially sunshine on the public funds, and to require them to keep any private funds segregated into a different account. I have not asked for public information because I didn't, I don't feel like I had any direction from the board to ask them for that. Commissioner Amison speaking, I think we've talked about that at the last meeting. I mean, I was pretty adamant about that. Attorney Shuler speaking, I missed that. I'm sorry. Commissioner Amison speaking, I mean, and we had discussion on that as commission because there were commissioners that was worried that you know it may affect their fundraising in a few. And I made the comment, you know, I donate all the time, and if I see transparency, it makes me want to actually donate and be more generous than, you know, not really knowing where everything is going. And there's no problem with that. I don't feel there is, especially when like I said earlier, when all these letters went out yesterday, and you're looking at potentially people from \$50 a year to a cap, not saying we're going to set it there to go to \$137. I mean, if you're asking people to give you more money, we need to be more transparent on where that money is going. Commissioner Sanders speaking, I think it needs to be everything. Commissioner Amison speaking, I think so too. Now, it's my understanding that they file 940. So, if they if we got a copy of that financial statement, that right there would give you all the transparency we need every year. The other, let me go back and figure out what note I had that

on them. Chairman Jones speaking, so, while you're looking, let me ask you a question: Are you talking about doing that in lieu of the budget? Because a budget's a whole different document. A budget is a whole different document than just the financial report. Commissioner Amison speaking, if, to be honest with you, if we could just see the transparency of it all, I don't care which way it goes, as long as it's there and the people that gets to see it. I mean, that I'm fine. But also, in that in this contract, while we're going to get this, is the ISO report. You know, they should be able to, or it should be obligated in this contract, or in this contract, they're obligated to do an ISO report and keep it updated. It's my understanding, right? Attorney Shuler speaking, an annual submission of their current ISO rating? Commissioner Amison speaking, yes, because then that would alleviate a lot of cost to the property owners through fire insurance and everything. So, I think that language needs to be in there somewhere. And I guess that's really it. Outside of justifications on what they need the funding for. Attorney Shuler speaking, okay. So I want to make sure I'm clear because clearly it just went over my head at the last meeting regarding private donations. So, I apologize for that. Are you wanting them to in the contract there be a requirement that they prepare and file with the government, the IRS, the 940 form you're talking about, and then provide a copy of that to the county commission? Are you thinking of some other? Commissioner Amison speaking, that would be fine if the other commissioners are fine with that. Attorney Shuler speaking, I'll confirm whether it's 940 or well, you know, the government may have exceptions. What if they're an entity that doesn't have to file a 940? And I and I'll say that in the total vacuum of whether they do or they don't go to the budget. Commissioner Sanders speaking, then they would. Attorney Shuler speaking, so if they don't have to file a 940, what type of disclosures would the board want? It's an annual report that says, you know, for fiscal year or the annual year January 1 to December 31, private donations equal X. Commissioner Amison speaking, as long as it's transparent, I'm fine with it. I leave that legal language up to you to get there. Attorney Shuler speaking, so 940 expenses would be fine, and what's coming in? Commissioner Amison speaking, I mean, it's not that hard. I don't think it's that hard of an ask. Attorney Shuler speaking, oh, I don't think, I'm not saying that it is, I want to make, clearly it went over my head the last meeting. So, either a 940-form filed with the IRS as a nonprofit, or the total annual private donations. That's what I'm walking away from this conversation as an understanding. Commissioner Sanders speaking, thank you. Commissioner Amison speaking, yeah. Commissioner Sanders speaking, can I add something to it for us to have some clarity about it? Because we're going to be looking at this MSBU in less than a month or around a month. Would it and I'm saying this because I think we need to have it. Let's send an email out to the volunteer fire departments and ask them if they do the form 940. Attorney Shuler speaking, oh, that would definitely be part of my question. That's what I part away. It's the updated form. Commissioner Sanders speaking, and then you'd know how to proceed. Chairman Jones speaking, and as far as the reporting for the ISO, I think they already have to do that for the state. So really, all we're doing is asking for a copy. Chairman Jones speaking, yeah, you're just asking for a copy of an existing. Chairman Jones speaking, you know, we can't require them to do it. They're already required to do it.

Commissioner Sanders speaking, that's like I asked. I had the chief, Chief Harry Lawson out there, if I could see a copy. What the ISO sent that you know rating is for Lanark now, and because I'm in that district, and he sent it to me, and it definitely says five. So I'm going to send that my insurance company and see if I can't get them. I mean, this is for everybody here, though, you know. But what I was saying, if they don't, if you do an inquiry and then they does the 940, then you know to do the budget. Attorney Shuler speaking, well, I'm going to frame it

frankly as an either or. Either provide an annual copy of your 940 to the county when you file it with the IRS, and if you don't file 940, then send us the total of your annual donations, either a fiscal year or an annual year. I am supposing that doesn't matter to the board as long as it's on one of those two annualized bases. Commissioner Sanders speaking, yeah, we need to. Attorney Shuler speaking, but not asking for like a list of who's donating or specific amount, but just the total. They have to file that. Commissioner Sanders speaking, they have to file yeah. Commissioner Amison speaking, they won't qualify for their exemption as a nonprofit that's I mean that's the federal government that's the IRS I mean. Attorney Shuler speaking, I'm not questioning that I'm other I'm exposing my total lack of knowledge that's fine I'm just I go to the accountant and I say, "Here's what you said you needed, and then I do this when he gives me a piece of paper. I don't. Commissioner Sanders speaking, I know what you mean. Attorney Shuler speaking, I don't like messing with Uncle. I just do as I'm told. Commissioner Amison speaking, and I don't know if Erin is online because this will probably be more for her. Let me text her and ask. But the other commissioners may know like the tower out there. You know, we assume that. Let me go back to my notes. Hold on, and this that the tower ran out there. The fire department was at one time paying out. Then we assumed it out of the county, correct? Where do we pull that money from? It's not coming out of their MSBU? Commissioner Amison speaking, that's why I was going out there. Chairman Jones speaking, is it coming out of MSBU funds? The assumption of the tower. I don't think it is. Mr. Moron speaking, no, it's not. Commissioner Sanders speaking, I don't remember it. Commissioner Amison speaking, we took over the rent cost for that. Commissioner Sanders speaking, the Alligator Point tower we were talking about came out of the CRA for Apalachicola on that. Commissioner Amison speaking, that was for repair, though. That's not for the onboard rent. But who's paying the rent? Mr. Moron speaking, I am trying to find Erin. Let me find her while you guys are talking. Mrs. Griffith speaking, yes, commissioners. The rental for the tower was assumed effective January 1 because when the board approved the communications system patch, you know, while we wait for our new first responder communication system, all of the sudden that tower actually became compatible with the existing system patch and it was actually able to be used by other agencies. So yes, January 1, we did assume the rental payment on that tower. Commissioner Amison speaking, how are we paying for that? Mrs. Griffith speaking, that is coming from the county's general fund. So, ad valorem property tax proceeds. Commissioner Amison speaking, I have no further questions or comments, Mr. Chairman. Thank you. Chairman Jones speaking, anyone else have any questions about this? So, I just want to be clear: what we're talking about doing, what the commissioner is talking about doing, is basically getting a copy of the financials and a budget, and or a budget, or either or. What are we looking at? Attorney Shuler speaking, since I'm the one preparing it, I'll tell the board my understanding. Chairman Jones speaking, let's do it that way. Attorney Shuler speaking, adding in the requirement for an annual budget is unchanged. Adding on two additional, one they either give us a copy of their annual 940 form that they file with IRS, and if for some reason that they're not filing a 940, then they provide to the board a report for their total annual private donations that they receive, either on a calendar basis or a fiscal year basis. I don't, unless you tell me you care one way or the other, I'll just pick whatever they tell me is most convenient for them, and then to add in a requirement that they provide on an annual basis, and I'm assuming probably with the budget when they submit make some sense a copy of their annual ISO report, or if it's not annual, and they tell me after I talk to them, it's you know once every two years, once every three years, just provide us with a copy of their current ISO rating annually, and if they don't update it annually, great. Just whenever it gets updated, you'll just, they'll substitute that updated ISO rating in the next annual report. That's my understanding of

the of the board's direction.

Information Items/Possible Discussion Items

- 3) MSBU Public Hearing - September 2, 2026, at 9 a.m.:
 - The Board will conduct a public hearing on September 2, 2026, at 9 a.m. (ET) to adopt a final MSBU fire protection rate resolution.
 - A copy of the newspaper proof of publication of the public hearing is attached. Page 33.
 - A larger copy of the advertisement for the public hearing is attached for your convenience. Pages 34-36.
- 4) Public Meeting and Executive Session-The Landing at SGI, LLC v. Franklin County, case number 2025-56-CA:
 - Scheduled for 1:30 P.M. (ET) on August 19, 2026.
 - The agenda is attached. Pages 37-38.
 - The newspaper proof of publication is attached. Page 39.
 - The newspaper tear sheet showing the ad is attached. Page 40.
- 5) Letter to IRS regarding County Name Correction:
 - My letter dated August 11, 2026, to the IRS requested by them supporting the Board's name correction on its EIN is attached. Page 41.
- 6) Signed First Addendum to Contract Between TDC and Apalachicola Bay Chamber of Commerce for the Maritime Museum:
 - A copy of the signed First Addendum to the contract between the Tourist Development Council and Apalachicola Bay Chamber of Commerce for the Maritime Museum is attached. Pages 42-43.

Attorney Shuler speaking, information item slash possible discussion item. Mike's already gone over the MSBU public hearing on September 2, 2026. I've provided you with copies of the proof of publication and so on and so forth, but one question that occurred to me that I wanted to ask you is: the consultants, the Sandra Newbar and outside counsel Heather Insanosa, does the board have any preference if they appear via Zoom or live? Commissioner Sanders speaking, I want them live. I don't think it's going to matter, but either way. Chairman Jones speaking, I don't think it will matter either. Commissioner Sanders speaking, I want them live. Chairman Jones speaking, however, whatever, I don't. Commissioner Ward speaking don't matter to me. I mean, I thought Zoom was fine, but if Commissioner Sanders wants them live, then. Commissioner Sanders speaking, the reason why I'm saying I want them live is because they've made between \$72,000- \$80,000 and you know, I just need them to be here live. I believe it's part of the process. They need to report to the board. They need to tell the board what you know what they suggest, and so it may be something comes up that only they could answer during this public hearing, so I'd rather have it live instead of Zoom. Chairman Jones speaking, so I do have a question about that. Are we starting our next meeting with a public hearing? Attorney Shuler speaking, yes, sir. Mr. Moron speaking, so it's going to be a tight squeeze. Let me. So, I'm going to talk to your directors because usually your directors appear at the first meeting. Jennifer has to be flexible based on her contracts. So, we have that one at 9 o'clock. I, based on the phone calls, obviously I expect that to be a very a long public hearing, but then right after that, 11 o'clock, you have another one on the tourist development tax. So, you might have to defer a lot of our

regular meeting items after the second public hearing, maybe after lunch. It all depends. So, I'm going to try and keep that agenda really short. So, if I move people around and they complain, that's why I'm doing it. I want to let you guys know; I don't have a choice really. Attorney Shuler speaking, and Mr. Chairman, as with all public hearings, we can't start any sooner. But I will get in contact with Heather and find out if there's a problem from her perspective if we bump it further down into the agenda. Chairman Jones speaking, either way, I'm just making sure that's what you had written down just making sure that is what we're doing. Commissioner Sanders speaking, and that's the MSBU public hearing. It's 9 o'clock. Chairman Jones speaking, it is. Attorney Shuler speaking, all right. My understanding is live, not via Zoom. So that is a message I will communicate. See, that is it. Everything else was information or discussion. Just discussion unless the board had questions to raise. Before we get to that, the only issue that's come up that was not on my report, just information for the board, Commissioner Croom. The Duke Land Energy Swap is completed. The next one's even better. The USDA loan assumption is not complete. We received a number of documents from USDA for the loan assumption. The closing agent correctly pointed out that we didn't receive an assumption agreement, so she's working to get us the assumption agreement for the East Point Library. Commissioner Ward speaking, have to say for clarification, East Point Library agreement. Attorney Shuler speaking, yes, East Point Library LOA Assumption. Commissioner Sanders speaking, we didn't have them? Attorney Shuler speaking, we received Commissioner. We had, and I will say this because as my grandfather used to say, closings, and this was back in the 90s. It's worse. Plus, years later, the transacting real estate in the '90s was not even first cousin to what it used to be when he started practicing law in the '30s because it was a sheet of paper back then. Today, we had a stack of documents about an inch thick, little less than an inch thick on this loan assumption, USDA, but we didn't get the assumption agreement. Lots of other agreements in there, but not dispositive, critical of the assumption agreement. The closing agent's working on that. She's doing the best that she can. She's doing a good job, but we're not quite finished. The chairman went and signed a bunch of documents. He probably got a hand cramp signing all those documents. We're working to get the USDA loan assumption closed out as soon as possible. So oh, and then we have to reconvene here at 1:30 in a public meeting that we will then convene into the executive session, as stated on my report. I think the estimated time for that executive session is one hour. Then we'll come back into and reopen the public portion of the meeting, and so in the public portion of your meetings, both at the beginning and the end, it's just like today's regular meeting. It's just the regular meeting of the board that we've been convening to the executive session that's authorized by the statute. I have confirmed that the advertisements were duly advertised, and we have received copies of the proof of the affidavit of publication that's attached to my report, and for court reporter, I have confirmed and reconfirmed, and even called her today to make sure that you know the new location and everything is on her radar. So, she's got it covered. So once this meeting adjourns, we'll reconvene here for a public meeting beginning at 1:30. Chairman Jones speaking, so we just recess this meeting? Mr. Moron speaking, I haven't set up two separate agendas, Mr. Chair. Attorney Shuler speaking, I say just close this and then we reopen. Chairman Jones speaking, okay. I just wanted to make sure we weren't doing anything wrong. Anyone have anything for Attorney Shuler in addition to what we've discussed? So, I will say, just go on your comment. I would rather have cramps than stamps. So just so the board and the public know, none of the documents in Franklin County being stamped. They're all being signed. I'm good with that. If we have to get cramps, that's part of the job. I know everything I'm signing on behalf of the board. So, all right, commissioner comments.

12. Commission Comments

Commissioner Sanders speaking, just one comment right here, Commissioner Ward and Mr. Chairman, are y'all going down to where's that Jacksonville over at Jacksonville?

Chairman Jones speaking, yes, ma'am. On five of the committees, I will be there.

Commissioner Sanders speaking, okay. I just wanted to make sure somebody's going. I'll go to the November one, but I can't go to. I think it's in December. December 1 weekend in December, or first week in December. Commissioner Amison speaking, I don't know that this is a comment or if this needs to be a direct or go jump back on Michael here. At the last meeting I failed to bring up something, and I was wanting to kind of bring it up. It's about the sandbar there. I believe some of y'all may have gotten calls from an individual, Mr. Gay, that used to work over there with federal wildlife, and he brought it my attention that the sandbar population is really in a deep decline over there, and we need to possibly have a discussion with the federal government on maybe skipping a couple hunts, let them get feedback on them, whatnot. And I'm going to tell you that's a big draw for our area. He feels as though they're not indigenous that they're not really out to you know throw a whole lot of protection in the water or a lot of tension. I'm assuming, but like you pointed out too, the red wolves aren't either. But that's their little prep project over there, you know, to keep rodents and stuff down, but I would like to try to, from our position, reach out and get in a discussion and see you know if we can't influence him in any way of taking a deeper look into protecting that a little better. That way we have continued future hunts and a healthy population over there because it does bring in a lot of outside economy during those slower months, right there around hunting season, where you know we don't have people running out there jumping on the beach and playing in the sand. It's too cold. Commissioner Sanders speaking, so would that be USDA? Commissioner Amison speaking, I have no idea. That's why I'm asking. Commissioner Sanders speaking, I think it would be federal, be USDA. Commissioner Amison speaking, but I, you know, just I feel like that's something we need to kind of take a look at because it's something that makes us kind of unique, and I never really could appreciate that until I got older and I venture off somewhere hunting in another state, you know, Indiana, they were talking about sandbar deer, and I'm like, oh yeah, you know, there's nothing to that. They were just in awe of it, man. I'd like to get on that. They submitted, never got drawn, and I had to tell them a story about me getting drawn one time, missing it. But uh, but anyway, that that's one thing. And then there was one other thing I was going; I can actually bring this up later. But do we have any loitering ordinances? Any say again, county loitering, like homeless folks from park stuff like that. Chairman Jones speaking, the states already got something. Attorney Shuler speaking, yeah, we passed an ordinance. Mr. Moron speaking yes, an ordinance restricting overnight stay at all the parks and things of that. Commissioner Amison speaking, this has been brought to my attention. We've done a lot of upgrades to public parks and stuff, and now we're starting to have some folks that are kind of homesteading in certain areas. So that's just something we got to look at. Mr. Moron speaking, I see the picture of the hammock at that park commissioner, the chairman, and Erin's been working on it. Yes, I'll get you a count. Commissioner Sanders speaking, really and truly, you know what, though, Ottice? It is the county's parks. We need to have a sign that says that. Commissioner Amison speaking, yeah, that's what I haven't been to all the parks. There is a sign I know at Abercrombie, but about to find them. Yeah, but if they're not there, they can be there. Chairman Jones speaking, yes, they need to be there. Mr. Moron speaking, one thing for you guys, just to know, coming up on next on September 24th, FWC has an oyster workshop. It's from six to eight. Here at the armory in that big room. Commissioner Amison speaking, what was that date again? Mr. Moron speaking,

sorry, 9/24, the 24th of next month. Oyster workshop here at the armory. Commissioner Amison speaking, that reminds me, I ghosted Miss Eason. I need to call. Mr. Moron speaking, she tracked the chairman. Commissioner Amison speaking, well she's trying to track me down, but I talk to him so much at the you know monthly, and it just kind of anyway. Chairman Jones speaking, any other commissioner comments?

13. 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.