

PORT ST. JOE, FLORIDA

OCTOBER 9, 2007

REGULAR MEETING

The Gulf County Board of County Commissioners met this date in regular session with the following members present: Chairman Bill Williams, Vice Chairman Jerry W. Barnes, and Commissioner Carmen L. McLemore, Billy E. Traylor and Nathan Peters, Jr.

Others present were: County Attorney Timothy McFarland, Clerk Becky Norris, Clerk Executive Administrator Towan Kopinsky, Clerk Finance Officer Carla Hand, Chief Administrator Don Butler, Deputy Administrator Lynn Lanier, Grant Writer Loretta Costin, Gulf County E.M.S. Director Shane McGuffin, Planner David Richardson, Road Department Superintendent Bobby Knee, Solid Waste Director Joe Danford, Veterans' Service Officer James Kennedy and Sheriff Joe Nugent.

Sheriff Nugent called the meeting to order at 6:00 p.m., E.T.

Vice Chairman Barnes opened the meeting with prayer, and Chairman Williams led the Pledge of Allegiance to the Flag.

OPPORTUNITY FLORIDA

Rick Marcum, Executive Director of Opportunity Florida, appeared before the Board to update them on current programs. He discussed the Home Ownership Program (H.O.P.) for first-time homebuyers, stating there are 10 applications in place right now (1 from Gulf County). He further discussed that workshops will be held to provide information regarding programs through Enterprise Florida, O.T.T.E.D., Workforce Board, and Visit Florida. Mr. Marcum stated that he will also come back to the Board with information regarding programs that are currently in the preliminary phase.

CONSENT AGENDA

Upon motion by Commissioner Traylor, second by Commissioner McLemore, and unanimous vote, the Board approved the following Consent Agenda items, with a correction to the minutes of September 25, 2007 and with the contingency that County Attorney McFarland review and approve pages 55-59 prior to payment (City of Port St. Joe invoices for the sewer system).

1. Minutes - September 10, 2007 - Budget Public Hearing
 - September 12, 2007 - Special Meeting
 - September 20, 2007 - Special Meeting
 - September 24, 2007 - Final Budget Public Hearing
 - September 25, 2007 - Special Meeting
 - September 25, 2007 - Supplemental Budget Public Hearing

*** - September 25, 2007 - Regular Meeting; as follows:

SLUDGE OVERSIGHT COMMITTEE

Original Segment:

Upon inquiry by Mr. Stein regarding the areas to be investigated, County Attorney McFarland stated that Gulf County Farms has been shut down and Wetappo Farms is now the only active dumping site.

Amended Segment:

Upon inquiry by Mr. Stein regarding the areas to be investigated, County Attorney McFarland stated that, based on information received from D.E.P., Gulf County Farms has been shut down and Wetappo Farms is now the only active dumping site.

- October 1, 2007 - Special Meeting

2. Engineering Proposal - Cape San Blas Shared-Use (Bike) Path, Phase II
(Preble-Rish, Inc. - \$332,830.00 - L.A.P. Grant)
3. Invoice - County Attorney Timothy McFarland (September, 2007 *
\$10,084.00 * to be paid from Account #21314-31100)
*** - City of Port St. Joe - Beaches (Highland View) Sewer Project
(February-June, 2007 - \$38,294.75 / July, 2007 -
\$418,877.89 * to be paid from Account #33035-63000)
 - Gulf County E.D.C. - Apalachicola River Sand Project (#4 *
\$124,614.00 * to be paid from Account #33537-34000)
 - Preble-Rish, Inc. - Courthouse & Jail Roof Replacement (#65333 *
\$8,679.00 * to be paid from Account #26219-62100)
 - Preble-Rish, Inc. - Gulf County Landfills (#65355 * \$36,484.50 * to
be paid from Account #42634-31000)
 - Preble-Rish, Inc. - Honeyville Septic System (#75761 * \$13,050.00 *
to be paid from Account #27172-31000)
 - Preble-Rish, Inc. - Five Points Landfill (#75753 * \$1,197.50 * to be
paid from Account #42634-31000)
 - Preble-Rish, Inc. - Courthouse Ditch Crossing for E.M.S. (#65334 *
\$2,900.00 * to be paid from Account #21111-31100)
4. S.H.I.P. - 2006-07 Annual Report Certification
 - Purchase Assistance (\$17,000.00 - Karen Collinsworth)
 - Purchase Assistance (\$25,000.00 - Henry Harris)

(End of Consent Agenda)

PUBLIC HEARING - STIPULATED SETTLEMENT AGREEMENT (D.C.A.)

County Attorney McFarland reported that this is a public hearing regarding a proposed stipulated settlement agreement in reference to the Florida Department of Community Affairs vs. Gulf County lawsuit (DOAH Case No. 06-2778GM) regarding the Comprehensive Plan. County Attorney McFarland read the public hearing notice and upon call for public comment, none was received. Upon motion by Commissioner Traylor, second by Commissioner Peters, and unanimous vote, the Board approved the Stipulated Settlement Agreement.

HONEYVILLE COMMUNITY CENTER / RENTAL PROCEDURES & AGREEMENT

Grant Writer Costin presented proposed Rental Procedures for the Honeyville Community Center for the Board's approval. After discussion, Commissioner Peters motioned to adopt these procedures after revising them to state that County and Not-for-Profit Agencies will only be charged 50% of the rental fee. Commissioner McLemore seconded the motion, and it passed unanimously.

DONNIE WAYNE BRAKE MEMORIAL PARK / ROAD BOND CHANGE ORDER

Upon discussion and request by Grant Writer Costin, Commissioner Traylor motioned to advertise to receive sealed bids for playground equipment for Donnie Wayne Brake Memorial Park in Highland View (to be paid from grant funds). Commissioner Barnes seconded the motion, and it passed unanimously.

Upon discussion and request by Grant Writer Costin, Commissioner Traylor motioned to approve a change order to the Road Bond Paving Program with G.A.C. to pave the tennis court (at the unit price already negotiated) at Donnie Wayne Brake Memorial Park (to be paid from grant funds). Commissioner McLemore seconded the motion for discussion and, after discussion regarding the fencing, the motion passed unanimously.

JAIL MEDICAL DIRECTOR / MEDICAL SERVICES

Deputy Administrator Lanier discussed health savings options for the Jail, and requested permission to hold a workshop to discuss the Jail Medical Director position. After further discussion, Commissioner McLemore motioned to hold a workshop and advertise for proposals for a Jail Medical Director. Commissioner Barnes seconded the motion, and it passed unanimously.

Deputy Administrator Lanier stated that she has received a proposal from a company that would provide mobile x-ray services for the Jail. After discussion, the Board agreed to include this issue in the Jail Medical Director workshop.

AWARD BID #0607-42 / FINANCING - HONEYVILLE COMMUNITY CENTER

Upon recommendation by Deputy Administrator Lanier, Commissioner McLemore motioned to award Bid #0607-42 for financing of the Honeyville Community Center/ Storm Shelter (in the amount of \$550,000.00), to BB&T Governmental Finance at a rate of 3.75% for 5 years (low bid). Commissioner Peters seconded the motion, and it passed unanimously.

REJECT BIDS #0607-41 / WEEKEND PARK CLEANUP

Deputy Administrator Lanier reported that the low bid received for the Weekend Park Cleanup was \$750.00 per week, and recommended that the Board reject the bids. Commissioner Traylor motioned to approve this recommendation. Commissioner McLemore seconded the motion, and it passed unanimously. The Board agreed for Deputy Administrator Lanier to meet with Chief Administrator Butler and each Commissioner to revise the specifications and re-advertise (T.D.C. has only agreed to pay \$10,000.00).

INVOICES - ROAD BOND PAVING PROJECT (BID #0607-11)

Upon recommendation by Road Department Superintendent Knee, Commissioner Traylor motioned to pay Invoice #65385 from Preble-Rish, Inc., in the amount of \$45,743.19, for work done on the Road Bond Paving Project (Account #41441-31000), contingent upon the Cities signing the invoice. Commissioner Peters seconded the motion, and it passed unanimously.

Upon recommendation by Road Department Superintendent Knee, Commissioner McLemore motioned to pay Invoice #5207 from G.A.C. Contractors, in the amount of \$470,327.68 (\$338,024.22-County/\$132,303.46-City of Wewahitchka), for work done on the Road Bond Paving Project (Account #41441-63000). Commissioner Traylor seconded the motion, and it passed unanimously.

ROAD BOND PAVING PROJECT UPDATE (BID #0607-11)

Road Department Superintendent Knee gave the following report on the remaining Road Bond Paving Funds.

District 1	\$	7,511.27
District 2	\$	17,070.96
District 3	\$	255,767.10
District 4	\$	1,671.57
District 5	\$	<u>21,838.48</u>
Subtotal	\$	303,859.38
County-Wide/Priority		<u>\$ 411,847.54</u>
Total	\$	715,706.92

PUBLIC HEARINGS - CAPITAL IMPROVEMENTS / E.A.R.

Planner Richardson reported that public hearings will be held on October 23, 2007 at 6:00 p.m., E.T. to adopt the Comprehensive Plan Capital Improvements Schedule and the Evaluation and Appraisal Report (E.A.R.).

INVENTORY - GULF COUNTY E.M.S.

Upon request by Gulf County E.M.S. Director McGuffin, Commissioner Peters motioned to transfer an old ambulance (Item #210-74) to the Sheriff's Office (no longer used to transport patients). Upon motion by Commissioner Peters, second by Commissioner Barnes, and unanimous vote, the Board approved this request.

TEST - AMBULANCE MEMBERSHIP PROGRAM

Upon request by Gulf County E.M.S. Director McGuffin, Commissioner Barnes motioned to allow E.M.S. to start a test on a small group of people on the ambulance membership program, contingent upon approval by County Attorney McFarland. Commissioner McLemore seconded the motion, and it passed unanimously.

GRANT - CAPE SAN BLAS SHARED-USE (BIKE) PATH / BID #0607-22

Chief Administrator Butler discussed the L.A.P. grant awarded to the County for Phase II of the Cape San Blas Shared-Use (Bike) Path, stating that the County received bids for the project (Bid #0607-22), and the low bidder was G.A.C. Contractors. He further stated that the bid amount was almost double what the County received in grant funding, and D.O.T. recommended (in an email on October 3, 2007) that the County award to the low bidder and do a change order to shorten the length of the project to match the funding. Upon motion by Commissioner Barnes, second by Commissioner Traylor, and unanimous vote, the Board approved this recommendation. Chief Administrator Butler stated that the Engineers will work with D.O.T. to shorten the project to the amount of funding available.

INVOICES - ENGINEERING

Chief Administrator Butler reported that he received several invoices from Preble-Rish, Inc. after the agenda deadline, and presented them for payment, as follows.

#65372 Courthouse Ditch Crossing - Courthouse \$ 8,100.00 (#21111-31100)

Upon motion by Commissioner Traylor, second by Commissioner Peters, and unanimous vote, the Board approved payment of Invoice #65372.

#65373 Honeyville Sewer System \$15,350.00 (#27172-31000)

Upon motion by Commissioner Traylor, second by Commissioner Peters, and unanimous vote, the Board approved payment of Invoice #65373.

#65374 Donnie Wayne Brake Park - H.V. \$ 3,500.00 (#57157-63000)

Upon motion by Commissioner Traylor, second by Commissioner McLemore, and unanimous vote, the Board approved payment of Invoice #65374.

#65375 Courthouse & Jail Roof \$ 7,415.00 (#26219-62100)
(This invoice includes a \$6,200.00 payment to Donofro & Associates)

Upon motion by Commissioner McLemore, second by Commissioner Traylor, and unanimous vote, the Board approved payment of Invoice #65375.

AMERICUS AVENUE DITCH PROJECT

Chief Administrator Butler discussed that the Engineers have suggested that the Board drop the bond requirement on the pipe installation for Americus Avenue Ditch (through an addendum), in an effort to reduce the bid amount. He stated that the Company will only be furnishing labor and the patching of the streets with asphalt. Commissioner McLemore motioned to approve removing the bond requirement from the bid specifications, and Commissioner Barnes seconded the motion. Upon discussion by County Attorney McFarland regarding the Capital Improvements Schedule, the Board included in the motion that it is contingent upon review by the County Attorney. The motion then passed unanimously.

ISO RATING / BUILDING INSURANCE

Chief Administrator Butler reported that Gulf County has received a rating of 4 (which is excellent for a small County), stating that this will have a huge impact on reduction of flood insurance costs. Chairman Williams requested that Chief Administrator Butler thank the Building Department (Building Official Collinsworth and Building Inspector Knight) for their work in getting this rating for the County.

WETAPPO TRANSFER STATION CLOSURE

Commissioner Traylor discussed that he has received numerous complaints regarding the closure of the Transfer Station in Wewahitchka, and he stated that he apologized to them and explained the situation that the County is in because of the Governor's mandatory budget reductions. He stated that if the County is able to get a user fee system set up for solid waste, they can possibly re-open the landfill.

ROAD PAVING PROJECT (BID #0607-11)

Upon inquiry by Commissioner Peters, G.A.C. Representative Andrew Rowell reported that the striping on the roads that have been paved should be completed this week. Commissioner Peters thanked Mr. Rowell for placement of the handicapped lane at the Museum.

COURTHOUSE ELEVATOR

Commissioner Peters discussed the News Channel 13 Reporter that was stuck in the elevator at the Courthouse, and inquired about the status of the repair. Chief Administrator Butler stated that the elevator is working today, and he discussed what has been going on with the elevator for the past year (Mowrey Elevator was awarded the contract to make the elevator handicapped-accessible). He stated that there have been several issues that held up the progress, and the day after the elevator was inspected by the State Fire Marshal

was the day that the reporter got stuck in it. Chief Administrator Butler reported that Mowrey Elevator is the only company that can work on the elevator unless the County replaces the computer system and software (would cost approximately \$25,000.00). Deputy Administrator Lanier discussed that she also has a proposed service agreement with Mowrey Elevator to be reviewed by the County Attorney. Commissioner McLemore discussed that the Board may need to look at spending the money to have the system changed so that another vendor can repair it.

COURTHOUSE - INTERIOR REPAIRS

Commissioner Peters discussed that the interior of the Courthouse needs to be repaired now that the roof has been replaced. Chief Administrator Butler discussed that the carpet and ceiling tiles need to be replaced, the walls need to be painted and the front entrance needs to be pressure-washed. He stated that the County has \$100,000.00 (Article V Funds) and there are funds in the budget if it all does not have to be used for the roof. Deputy Administrator Lanier reported that Judge Witten has requested tile instead of carpet in his office area. The Board discussed that tile may be more cost-effective than the carpet (County employees could do the work).

NACo PRESCRIPTION CARDS

Commissioner Peters discussed the new Prescription Discount Program through NACo, stating that the public can call Human Resources Director Manuel to obtain the cards. Deputy Administrator Lanier reported that the cards are available in the Administrator's Office, as well as local pharmacies, etc.

ROAD MAINTENANCE / TRAFFIC CONTROL (ROAD BOND PAVING PROJECT)

Commissioner Barnes discussed the area on C. R. 30 where the young man recently lost his life, and he stated that G.A.C. agreed to stripe the road and place reflectors in that area at a cost not to exceed \$2,000.00 (Priority Road Bond Funds). Commissioner Traylor motioned to proceed with a change order to the Road Bond Paving Project (Bid #0607-11) to perform this work in an amount not to exceed \$2,000.00, and Commissioner Peters seconded the motion for discussion. After discussion regarding the need for the striping and reflectors on the Industrial Road (C. R. 382) near the intersection of S.R. 71, G.A.C. Representative Andrew Rowell reported that this has already been done on C. R. 30 (G.A.C. is donating this work to the County, there will be no charge), and they can do it on the Industrial Road in an amount not to exceed \$2,500.00. The motion was then amended to be in an amount not to exceed \$2,500.00 for C. R. 382, and it passed unanimously.

BUTLER BAY ROAD

Chairman Williams discussed that the County has an outstanding grant application for funding to purchase property adjacent to Butler Bay Road, and requested permission to hold public hearings to consider a property exchange with the developer. Commissioner Barnes discussed that he does not agree with giving away the road. Upon motion by Commissioner Traylor, second by Commissioner McLemore, and unanimous vote, the

Board agreed to hold a public hearing regarding this matter.

NEIGHBORHOOD WATCH / ST. JOE BEACH

Chairman Williams thanked Sheriff Nugent for working with the residents of St. Joe Beach to set up a Neighborhood Watch Program, and requested that County Attorney McFarland meet with Sheriff Nugent to develop a policy in that area that incorporates the County's ordinances (dogs on leashes, etc.).

WASTE MANAGEMENT / MEDIACOM

Chairman Williams discussed negotiations with Waste Management regarding mandatory garbage pickup. Chief Administrator Butler stated that the G.I.S. Department is determining the number of improved properties (households/businesses) in the County, and the Alternative Revenue Committee is checking what other counties are doing in reference to the M.S.B.U.

Chairman Williams also discussed complaints he has received regarding residents being denied service connection by Mediacom in various areas in the County. He inquired about the County's recourse when a company is granted a franchise and will not service new subdivisions, and requested that County Attorney McFarland review this matter.

FLORIDA DEPARTMENT OF TRANSPORTATION

Chairman Williams discussed a meeting held with D.O.T. regarding the Gulf to Bay Highway project, Segments 1, 2 & 3. He stated that Project Development & Engineering is complete on Segment 2 and they are almost ready to receive proposals for Design & Permitting.

TOWN HALL MEETING - WHITE CITY / SEARCH & RESCUE BUILDING

Chairman Williams discussed the possibility of tearing down the back half of the Search & Rescue Building at White City Park to allow room to construct a pavilion (he will discuss this with the residents at the next town hall meeting). The Board had no objection (after the town hall meeting).

SIGNS - "NO WAKE" ZONES

Chairman Williams reported that the Road Department is working on "No Wake" signs to be posted at Highland View, White City and Overstreet (they will take pictures and bring to the Board for review).

FIRE DEPARTMENT BUILDINGS

Chairman Williams stated they are working on the specifications for the design/build bids for the fire department buildings for advertising.

DONNIE WAYNE BRAKE MEMORIAL PARK - HIGHLAND VIEW

Chairman Williams reported that when the lease was originally signed for the Highland View Park property, there was no legal description. He stated that there are 8.3 acres inside the fence (instead of 14), and he has contacted The St. Joe Company regarding this matter (the possibility of exchanging property at the current fire department site).

“REFLECTIONS” FOR THE WALL

Chairman Williams discussed that the County changed the name of Beacon Hill Park to Beacon Hill Veterans' Memorial Park. He stated that *The Star* is preparing a publication called “Reflections on the Wall” and requested that the Board of County Commissioners purchase an advertisement in this publication (\$300.00). He further requested that Chief Administrator Butler check the budget to see which budget the Board could amend to pay these costs. Upon motion by Commissioner Peters, second by Commissioner Traylor, and unanimous vote, the Board approved this request.

PUBLIC RIGHTS

Bernadette Bandjough appeared before the Board to discuss the D.O.T. resurfacing project on S. R. 71 through Wewahitchka, stating that many of the residents are opposed to the proposed bike path on the roadway. She further stated that she has a petition that has been signed by almost 500 people who are opposed, and discussed that the public has a right to know and have input before projects are done that affect their community. Mrs. Bandjough discussed a presentation that was held in Wewahitchka at which Commissioners told members in attendance that this project was a “done deal”, and that D.O.T. denied the request to hold a public hearing/town hall meeting. Upon her discussion that many residents of North Gulf County do not speak up due to fear of retaliation by Board members, Commissioner Traylor stated that he and Commissioner McLemore were at the D.O.T. presentation and he feels that the public was allowed to have discussion. Mrs. Bandjough discussed the posting of meeting notices in places where people go more often (instead of at the Courthouse). <Upon motion by Commissioner Traylor, second by Commissioner Peters, and unanimous vote, the Board extended the speaking time for Mrs. Bandjough by 3 minutes.> After further discussion that the citizens do not want a bicycle lane on S. R. 71, Mrs. Bandjough requested that the Board send a letter to D.O.T. opposing the bike lane. Upon inquiry by Chairman Williams about the Wewahitchka City Commission's position in this matter, Mrs. Bandjough stated that they have not approached them regarding this matter. Members of the Board discussed that this is within the jurisdiction of the City of Wewahitchka, and agreed to submit a letter to D.O.T. regarding this matter if the Wewahitchka City Commission agrees to do the same. Mrs. Bandjough stated that they will attend the next Wewahitchka City Commission meeting to make this request.

SLUDGE OVERSIGHT COMMITTEE

On behalf of the Sludge Oversight Committee, Elinor Cunningham presented the following recommendations to the Board for approval. Upon motion by Commissioner Traylor, second by Commissioner Peters, and unanimous vote, the Board approved the following requests:

- 1) Board to request a water sampling of Wetappo Creek, above and below the Wetappo Farms site, within 30 days.
- 2) Board to request to Mr. Mallory Williams that the Oversight Committee be given monthly updates on hydro and geotechnical engineering and other engineering in compliance with D.E.P. regulations (this is in relation to the progress of installing monitoring wells).

C.I.G.P. / FLORIDA FOREVER GRANT - ROAD PAVING

Michael Hammond, of Preble-Rish, Inc., reported that the C.I.G.P. grant application is due tomorrow, and he recommended that the Board apply for this grant (50/50 match) for lola Road from lola Landing to the Calhoun County line. He stated that Calhoun County is applying for grants funds for their end of the road. Upon motion by Commissioner Traylor, second by Commissioner McLemore, and unanimous vote, the Board approved this request.

Michael Hammond, of Preble-Rish, Inc., reported that the County was not funded on the Florida Forever Grant (Northwest Florida Water Development District) last year, and he recommended that the Board apply for this grant (by October 26th) for lola Road from lola Landing to Lake Grove Road. Commissioner Traylor motioned to approve this request, and Commissioner McLemore seconded the motion for discussion. After discussion that the entire road would be paved using these 2 grants (if funded), the motion passed unanimously.

VALUE ADJUSTMENT BOARD MEETING

Commissioner Peters reported that the 2007 Value Adjustment Board will meet on October 15, 2007 at 9:00 a.m., E.T. (in the Board Room) to consider petitions that have been filed.

There being no further business and upon motion by Commissioner McLemore, the meeting did then adjourn at 7:13 p.m., E.T.

BILL WILLIAMS

CHAIRMAN

ATTEST:

**REBECCA L. NORRIS
CLERK**