

**FRANKLIN COUNTY BOARD OF COUNTY COMMISSIONERS  
JANUARY 4, 2005  
REGULAR MEETING**

**OFFICIALS IN ATTENDANCE:** Cheryl Sanders, Chairman, Bevin Putnal, Jimmy Mosconis, Russell Crofton, Noah Lockley, Jr., Commissioners, Marcia Johnson, Clerk, Connie McKinley, Deputy Clerk, Alan Pierce, Director of Administrative Services and Thomas M. Shuler, County Attorney.

**9:00 A.M.:** Chairman Sanders called the meeting to order.

(Tape 1-50) Chairman Sanders recognized the new constitutional officers and Judge Van Russell swore in the new officers.

(Tape 1-93) Commissioner Crofton made a **motion to approve the minutes of the regular meeting held December 21, 2004 and the special meeting held December 21, 2004.** Commissioner Lockley seconded the motion. All for. **MOTION CARRIED.**

(Tape 1-105) Commissioner Crofton made a **motion to pay the county bills.** Commissioner Lockley seconded the motion. All for. **MOTION CARRIED.**

**HUBERT CHIPMAN – SUPERINTENDENT OF PUBLIC WORKS**

(Tape 1-111) Mr. Chipman told the Board that the City of Carrabelle's roads are in such bad shape that many of them cannot be driven on. It was agreed to contact CW Roberts concerning these road repairs, but have the road department go ahead with repairs.

Commissioner Lockley asked about High Risk Retirement for County Road Department workers. It was agreed to have the Clerk research this possibility and discuss during the budget process. Van Johnson said that he has checked on the High Risk Retirement and found that no city or county in the state currently offers this because it is too expensive.

**VAN JOHNSON – SOLID WASTE DIRECTOR**

(Tape 1-305) Mr. Johnson reported that on November 16, 2004, the Board received authorization to purchase a New Freightliner Dump Truck for \$75,000, however, after adding the 4-way rear gate, the cost of the truck exceeded the budgeted amount by \$5,500. He asked that the board approve the additional funds for the truck.

Commissioner Mosconis made a **motion to approve the purchase of a new Freightliner Dump Truck with optional 4-way rear gate system in the amount of \$80,500 from the Florida Sheriff's Association and Florida Association of Counties bid list #04-12-0823.** Commissioner Lockley seconded the motion. All for. **MOTION CARRIED.**

(Tape 1-356) Mr. Johnson reported that the Keep Franklin County Beautiful Program has been inactive for several months because the program's Director moved away. He asked

the Board allow him to approach the Apalachicola Bay and River Keepers about the possibility of their organization taking over this program. Commission Mosconis made a **motion to authorize the Solid Waste Director to meet with the Apalachicola Bay and River Keepers concerning the possibility of their organization taking over the Keep Franklin County Beautiful Program.** Commissioner Putnal seconded the motion. All for. **MOTION CARRIED.**

(Tape 1-387) Chairman Sanders introduced Ms. Pam Shelton with the St. Joe Community Foundation who presented a check in the amount of \$200,000 to jump start the Carrabelle Recreation Park.

Bill Mahan, County Extension Director was not present.

**ALAN PIERCE, DIRECTOR OF ADMINISTRATIVE SERVICES**

(Tape 1-440) Mr. Pierce reported that previously the Board has discussed creating a consent agenda for the Board of Adjustment and the Planning and Zoning Commission reports. The intent is to provide a list of recommended actions by the BOA and the P&Z, and have it available at the same time the regular county commission agenda is closed, which is by the end of the Thursday before the meeting. At the meeting on Tuesday, the Board could review the consent agenda and any Board member could remove for a separate vote any item on the consent agenda. After that, the Board could then, in one motion, approve the consent agenda. This should allow non-controversial items to be dispensed with quickly, which will leave more time for the Board to discuss other issues. Chairman Sanders also asked that the Board consider holding night meetings. Commissioner Mosconis disagreed, after some discussion the Board agreed to hold one night meeting a month for one quarter to see what public opinion was. Commissioner Crofton made a **motion to hold a night meeting starting February 15, 2005, for one quarter, every other meeting will be held at night to start at 5:00 p.m.** Commissioner Putnal seconded the motion. All for. **MOTION CARRIED.**

(Tape 1-644) Commissioner Lockley made a **motion to accept the consent agenda from the Planning and Zoning Commission and the Board of Adjustment.** Commissioner Putnal seconded the motion. All for. **MOTION CARRIED.**

(Tape 1-656) Mr. Pierce introduced Butch Baker as the new Emergency Management Director.

Mr. Pierce read a letter written to Colleen Castille, DEP Secretary expressing the Board's concern about protecting the Alligator Point Road from further damage with the approach of the 2005 Hurricane Season.

Mr. Pierce also read a letter written by the Board of County Commissioners to Val Hubbard, Department of Community Affairs requesting a meeting to discuss the Coastal High Hazard area within the County.

(Tape 1-832) Mr. Pierce informed the Board that the Legislature approved a 2004 Hurricane Recovery Plan for Florida's Beaches, even though Alligator Point is listed as needing beach renourishment, no funds were allocated for it.

(Tape 1-851) Mr. Pierce informed the Board that he had a conflict in attending the Legislative Delegation meeting scheduled for this evening, as he has a remaining obligation with Preble-Rish.

Mr. Pierce informed the Board that as part of his new job duties, he plans to create a schedule for cleaning areas in the Courthouse and asked if the Board has any specific issues that need to be taken care of.

(Tape 1-892) Mr. Pierce recommended the Board authorize the ARPC to continue the bi-annual Hazardous Waste Assessment for the county at a cost of \$3,200 as it is cost effective to have them continue. Commissioner Mosconis made a **motion to continue the bi-annual Hazardous Waste Assessment with the ARPC**. Commissioner Lockley seconded the motion. All for. **MOTION CARRIED.**

(Tape 1-930) Mr. Pierce asked the Board for direction concerning Steamers, a new business located west of Apalachicola in the Two Mile Area. Pete Wilson, owner, has agreed to discontinue renting the upstairs units but would like consideration to allow this use. Mr. Pierce gave the Board copies of Florida Statutes which deals with hotel/motel units. It was agreed that this matter would go to the Planning and Zoning Commission for recommendations.

(Tape 1-1228) Mr. Pierce stated the Board needs to appoint an alternate to the ARPC who can attend when Chairman Sanders can't attend. Commissioner Mosconis made a **motion to appoint Commissioner Putnal to serve as alternate**. Commissioner Crofton seconded the motion. All for. **MOTION CARRIED.**

Commissioner Mosconis made a **motion to reappoint Raymond Williams and Frank Mathis to serve as alternates from Carrabelle**. Commissioner Putnal seconded the motion. All for. **MOTION CARRIED.**

(Tape 1275) Mr. Pierce informed the Board that the county has received a warning letter from the CDBG people in DCA stating that unless the Lanark Village drainage project is bid out within the next 30 days the county stands to lose all remaining DCBG funds. After some discussion Commissioner Mosconis made a **motion authorizing Mr. Pierce to respond concerning this warning letter**. Commissioner Lockley seconded the motion. All for. **MOTION CARRIED.**

(Tape 1-1549) Mr. Pierce informed the Board that ABARK is seeking funding from a variety of agencies for water quality study of the Lanark Reef Area. Commissioner Mosconis made a **motion authorizing a letter of support be written to ABARK**. Commissioner Crofton seconded the motion. All for. **MOTION CARRIED.**

(Tape 1-1607) Mr. Pierce told the Board that, at the request of the public, a final public consensus workshop has been scheduled for January 18<sup>th</sup>. He reviewed with the board several important items that have been included in the proposed comp plan update. He asked for Board input as to what to prepare for at the public consensus workshop.

There were several citizens who spoke regarding different aspects of the proposed comp plan updates. The speakers included Dan Tonsmeir, Allen Pfeifer, Billy Buzzett, Don Ashley, Dan Pennington, and Frank Venable. At this time, the Board went to a public hearing. This matter will be addressed again later in the meeting.

**PUBLIC HEARING – REZONING CAMP GORDON JOHNSON FROM R-5 MULTIFAMILY TO R-1 SINGLE FAMILY RESIDENTIAL.**

(Tape 1-3750) Mr. Pierce explained that several months ago this property, which is approximately 4.66 acres in size was rezoned to R-5 Multifamily, it was then discovered that the original property owners had agreed that if the property were ever rezoned from Z-1 Public Facilities, it would revert back to R-1 Single Family Residential. David Butler appeared before the Board stating that he was involved in the rezoning to Z-1 Public Use, with the intention of putting a museum on the site. The museum did not come about and Walt Driver, a developer, approached the owners about buying and developing the property. Mr. Driver applied for a rezoning to Multifamily and was granted this rezoning.

Linda Minachello, President of the Camp Gordon Johnson Association, appeared before the Board stating that the only valuable asset the Camp Gordon Johnson Association has is this property and if they hope to ever build a museum, they will need the money from the sale of this property to build a museum and being zoned R-1 would devalue the property. She asked that the Board not change the zoning of this property to R-1.

(Tape 2-357) Carol Anderson spoke and asked that the Board change the property to R-1 Single Family Residential. She submitted a Petition of 42 names from the Lanark area who oppose the R-5 zoning. She also presented pictures showing how close the roads in the Village are located.

Ms. Mary Britt spoke supporting the museum.

After more discussion, it was agreed to take no action and leave the property zoned R-5 Multifamily.

**MARCIA JOHNSON – CLERK OF COURT**

(Tape 2-1096) Ms. Johnson presented a copy of fees paid to the County Attorney, Michael Shuler for a period of three months.

(Tape 2-1114) Ms. Johnson reported that DASEE is now five months behind on their rent payments to the hospital. They are suppose to pay \$10,000 per month. Commissioner Mosconis made a **motion to have these payments caught up by the next meeting and have Mr. Lake appear before the Board at the next meeting.** Commissioner Crofton

seconded the motion. All for. **MOTION CARRIED.** The Board discussed looking for another organization to take over the hospital.

Ms. Johnson also reported that the Chief Judge has sent down an Administrative Order concerning courthouse security. Ms. Johnson said that she plans to meet with the Sheriff concerning having additional security personnel on site when the Judge is in court. It was agreed that Alan Pierce would be included in this meeting to discuss security.

**TED MOSTELLER – AIRPORT ADVISORY COMMITTEE**

(Tape 2-1381) Mr. Mosteller appeared before the Board and said there are problems concerning R/W 13/31 marking/signs-FAA update and the contractor moving the lighting thereby shortening the runway lengths.

He discussed the Road Department agreeing to remove vegetation with regard to Airport Licensing inspection.

He also discussed a problem with illegal dumping of garbage and dead animals. He asked that the county attempt to keep the airport property clear of debris and dead carcasses and post the site as an illegal dumping area.

He briefed the Board concerning the Industrial Park proposal update. The sites have been marked and there has been interest expressed by both Grady Leavins and Steve Rash.

After more discussion concerning illegal dumping and buzzards, Commission Mosconis made a **motion to ask the Road Department to keep the airport property clean, post signs and to write a letter to Sheriff asking for his help in monitoring this area.** Commissioners Lockley seconded the motion. All for. **MOTION CARRIED.**

(Tape 2-1820) Commissioner Putnal made a **motion to appoint Commissioner Crofton to the Airport Advisory Committee contingent upon the County Attorney determining that this is legal.** Commissioner Mosconis seconded the motion. All for. **MOTION CARRIED.**

Mr. Mosteller asked that the Board allow him to attend the Legislative Delegation meeting and request help with the airport in several areas. The Board agreed that Mr. Mosteller could attend this delegation meeting.

(Tape 2-2009) Mr. Fred Fox appeared before the Board stating they are doing grant work for Gulf County and would like to work on grants for the Apalachicola Airport. He asked for permission to meet with potential occupants of the Airport Industrial Park.

Commissioner Mosconis made a **motion to direct Mr. Fox to meet with Ted Mosteller and URS Engineers concerning potential grant work.** Commissioner Lockely seconded the motion. All for. **MOTION CARRIED.**

Mr. Mosteller asked if the Board has reviewed the Resolution from Gulf County presented at the last meeting concerning extending one of the runways to the north. Chairman Sanders read this resolution for the public's information. The county attorney said that before signing this resolution, it would be advisable to discuss this with adjacent property owners.

There was some discussion concerning the future of the airport runway extension. Mr. Mosteller also asked about including the airport Master Plan in the Comprehensive Plan update. Mr. Pierce expressed concern about the master plan because this could affect zoning around the airport. He has had several surrounding property owners express their concern about how this could affect their property.

There was much discussion concerning the airport and its future.

**THOMAS M. SHULER – COUNTY ATTORNEY**

(Tape 2-3480) Mr. Shuler reported that he has prepared resolutions concerning funding Chapter V legislation and cost shifts to the county.

He gave a brief update of the bridge, he has contacted DEP staff and the issue holding the process up is entering into an agreement concerning a submerged land lease with TIF. There was some discussion concerning this required lease.

Mr. Shuler reported that, concerning Lake Morality Road, he received a legal description from Mayor Brown for transfer from Mr. Fowler to the County; this deed has been prepared and sent to Mr. Fowlers' attorney. He is waiting to hear from Mr. Fowler's attorney.

He reported that Alexis Marketing vs. Franklin County has been rescheduled for hearing for January 24, 2005.

Mr. Shuler told the Board that prior to Mr. Noah Lockley Jr.'s election to the Board of County Commissioners, he did contract work with the SHIP Program, which is managed by County Commission. To protect the integrity of the Board, Commissioner Lockley has agreed to abstain from any vote regarding G& N Painting and the SHIP Program where it pertains to Commissioner Lockley.

(Tape 3-147) Currently G&N has two projects that are seeking payment and Mr. Shuler asked that the Board approve payment for SHIP projects for Smith in the amount of \$3333.33 and Peterson in the amount of \$2,200. Commissioner Putnal made a **motion to approve payments for SHIP projects to Smith in the amount of \$3333.33 and Peterson in the amount of \$2,200.** Commissioner Crofton seconded the motion. The motion passed with Commissioner Lockley abstaining from the vote.

There was some discussion concerning whether the January 18<sup>th</sup> meeting held to discuss the comprehensive plan would be facilitated. There was some discussion concerning how this workshop is going to be run.

Commissioner Lockley asked to appoint Bryant Hand, Sr., as an alternate to the Advisory Board of Adjustment.

Frank Venable spoke at length about the visioning process and the workshop to be held on January 18, 2005.

(Tape 3-495) Commissioner Putnal made a **motion to authorize Commissioner Lockley to attend the first Commissioner Certification Meeting.** Commissioner Crofton seconded the meeting. All for. **MOTION CARRIED.**

Commissioner Crofton asked for more input concerning the Consensus Workshop being held on January 18<sup>th</sup>, because he wants to have closure on this matter. This is an expensive process and he wants he wants a guarantee that something is going to be accomplished by having this workshop facilitated.

**THERE BEING NO FURTHER BUSINESS TO COME BEFORE THE BOARD,  
IT WAS AGREED TO ADJOURN.**

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**CHERYL SANDERS, CHAIRMAN**

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**MARCIA JOHNSON, CLERK**