

**MINUTES OF A REGULAR MEETING OF THE GILCHRIST COUNTY BOARD OF  
COUNTY COMMISSIONERS HELD MAY 21, 2007.**

The Gilchrist County Board of County Commissioners, in and for Gilchrist County Florida, convened in a **Regular Meeting** on Monday, May 21, 2007 at 4:00 p.m. in the Board of County Commissioners Meeting Room located at 210 South Main Street, Trenton, Florida, with the following members' present to-wit:

**Commissioner Randy Durden, Chairman**  
**Commissioner Tommy Langford, Vice Chairman**  
**Commissioner Kenrick Thomas**  
**Commissioner Sharon A. Langford**  
**Commissioner D. Ray Harrison, Jr.**

**Others in attendance**

Joseph W. Gilliam, Clerk of Court, Patty McCagh, Board Secretary, Ron McQueen, County Administrator, Patricia Carter, Attorney, Stacey Winfield, County Planner, John Ayers, Gilchrist County Journal, Diane Rondolet, Code Enforcement, Justin Watson, Road Department Supervisor, Captain Tony Cruse, Charlie Perez, Public Safety, Julie Harrison, Hart Springs, Billy Cannon, Road Department Assistant Supervisor, Gene Parrish, David Spencer, Larry Grant, Harvey Montgomery, Martha Strawn, Carolyn & Steve Baker, Russ Augsburg, and Elayne Dubin.

**Call to Order**

Chairman Randy Durden called the meeting to order at 4:01 p.m. with Commissioner Tommy Langford delivering the invocation and Commissioner Harrison leading the pledge of allegiance.

Mr. Gilliam, Clerk, announced that County Attorney, John McPherson would not be present at today's meeting that Attorney Patricia Carter would be filling in for him.

**Agenda Changes**

Mr. Gilliam presented the following agenda changes:

1. Addition: North Florida Economic Development Partnership

Mr. McQueen presented the following agenda changes:

2. Addition: DEP Grant Application (Recycling Grant)
3. County Agent; Request for Additional Capital Equipment
4. Monitoring response on CDBG
5. Waiving Bid Requirements for Hart Springs
6. Public Safety request to establish a committee
7. Bid change from Public Safety

***Motion made by Commissioner Tommy Langford seconded by Commissioner Harrison to accept the agenda as presented with changes noted. Motion carried unanimously.***

**Consent Agenda**

**CDBG/SHIP Payments Requests**

- |                              |      |             |
|------------------------------|------|-------------|
| • James & Jeannette Sparkman | CDBG | \$265.00    |
| • Raymond & Joanne Jordan    | CDBG | \$18,564.00 |

- |                    |           |                         |
|--------------------|-----------|-------------------------|
| • Reeta Watson     | CDBG/SHIP | \$14,340.00/\$15,040.00 |
| • Marilyn Griffis  | CDBG/SHIP | \$14,258.50/\$10,000.00 |
| • Nelda Jane Brown | CDBG      | \$23,500.00             |

Solid Waste & recycling Center

- May invoice for Road Department (April fees waived) \$92.40

***Motion made by Commissioner Sharon Langford seconded by Commissioner Tommy Langford to approve Consent Agenda as presented. Motion carried unanimously.***

**County Administrator’s Report**

Public Safety Report: Mr. Perez addressed the Board with the request to establish a committee made up of himself, Linda Walker, EMS, Mr. McQueen, County Administrator, and Mr. Gilliam, Clerk of Court to open and review bid packages on new ambulances and fire truck and bring back recommendation to the Board.

***Motion made by Commissioner Tommy Langford seconded by Commissioner Kenrick Thomas to approve the committee of Mr. Perez, Ron McQueen, Joe Gilliam and Linda Walker to review bids on ambulances and fire truck and bring back recommendation at next meeting. Motion carried unanimously.***

Brush Truck; Revised Specifications: Mr. Perez presented the revised specifications on state contract for brush truck reducing the cost \$1,050.00. That brings the total cost down to \$32,123.00.

***Motion made by Commissioner Harrison seconded by Commissioner Tommy Langford to approve the change for the specifications on the new brush truck from \$33,173.00 to \$32,123.00. Motion carried unanimously.***

S.H.I.P.-Local Housing Assistance Plan: Mr. McQueen presented the LHAP with changes made. The dates and years were changed to coincide with three (3) more years. Basically we have been receiving \$350,000 a year for the state housing initiative program. These funds must be spent on increasing our housing stock and maintaining it and cannot be used on mobile homes. Mr. McQueen stated that the LHAP had been tentatively approved at the last meeting with a review to take place at this meeting. The only changes noted were the limits of the dollar amounts in the down payment from \$27,500 to \$40,000. He recommends formal approval of the LHAP.

***Motion made by Commissioner Kenrick Thomas seconded by Commissioner Tommy Langford to approve the Gilchrist County SHIP Local Housing Assistance Plan and to allow the Chairman to sign. Motion carried unanimously.***

SHIP Loan Review Committee Requests: Mr. McQueen presented the requests of the SHIP Loan Review Committee. The new applicants are as follows:

- Ronald & Christina Martin; Low Income, award of \$29,000.00, Rehab

***Motion made by Commissioner Harrison seconded by Commissioner Kenrick Thomas to approve the SHIP Loan for Ronald & Christine Martin, low income, in the amount of \$29,000 for Rehab. Motion carried unanimously.***

- Tamara Sims; Very Low Income, award of \$40,000.00, Rehab

***Motion made by Commissioner Kenrick Thomas seconded by Commissioner Sharon Langford to approve SHIP Loan for Tamara Sims, very low income, in the amount of \$40,000.00 for Rehab. Motion carried unanimously.***

- Linda Kay Davis; Very Low Income, award of \$40,000.00, Rehab

***Motion made by Commissioner Tommy Langford seconded by Commissioner Kenrick Thomas to approve SHIP Loan for Linda Kay Davis, very low income, in the amount of \$40,000.00 for Rehab. Motion carried unanimously.***

Loan from General Revenue to CDBG: Mr. Gilliam presented the request of a loan from General Revenue to CDBG in the amount of \$250,000.00 for closeouts. The process of cutting checks, and covering expenses and the closeouts for CDBG need to be finalized within this week. He stated that the loan would be repaid when funds are received from the state.

***Motion made by Commissioner Harrison seconded by Commissioner Kenrick Thomas to approve the loan from General Revenue to CDBG, in the amount of \$250,000.00 until funds are received from the state. Motion carried unanimously.***

### **Time Certain**

Bartram Subdivision; Resolution 07-22; Vacating the Plat for Bartram Subdivision: Ms. Stacey Winfield presented Resolution 07-22 for Board approval. She presented the resolution as follows:

**WHEREAS**, Bartram Subdivision, and Bartram Subdivision, North and South Additions, (hereafter collectively "Subdivision") were platted in 1886, and are located in Sec 23 TWP 10 R 15 within the unincorporated area of Gilchrist County; and

**WHEREAS**, no improvements have ever been installed in the Subdivision, and no lots have ever been sold as lots within the Subdivision; and

**WHEREAS**, certain portions of the Subdivision have been platted without reference to the original Subdivision; and

**WHEREAS**, the vacation and reversion to acreage of the Subdivision is consistent with the Gilchrist County Comprehensive Plan and would promote the public health, safety, economy, comfort, order, convenience, and welfare; and

**WHEREAS**, a duly noticed public hearing has been held on the proposal for vacation and reversion of the subdivided land within the Subdivision to acreage; and

**WHEREAS**, Section 10.07.13 of the Gilchrist County Land Development Code provides for the vacation of plats if certain conditions have been met, and all such conditions have been met in the case of the Subdivision as set forth above.

**NOW, THEREFORE, BE IT RESOLVED** by the Board of County Commissioners of Gilchrist County that:

1. The entire plat of Bartram Subdivision, and Bartram Subdivision, North and South Additions, is hereby vacated and returned to acreage for the purpose of taxation and all the rights of the public therein are surrendered up.

2. This is not intended to, and shall not, affect the validity of any plats approved subsequent to the platting of the Bartram Subdivision which cover lands included within the area covered by the Bartram Subdivision.

Chairman Durden read the short title as follows:

#### **RESOLUTION 07-22**

A RESOLUTION OF THE GILCHRIST COUNTY BOARD OF COUNTY COMMISSIONERS VACATING THE PLAT FOR BARTRAM SUBDIVISION, AND BARTRAM SUBDIVISION NORTH AND SOUTH ADDITIONS.

*Motion made by Commissioner Harrison seconded by Commissioner Tommy Langford to approve Resolution 07-22, Vacating the Bartram Subdivision. Motion carried unanimously.*

#### **County Administrator's Report**

Alachua County Springs Study: Mr. McQueen advised the Board that he had met with the Health Department and with Alachua County. They were informing us that the Department of Environmental Protection had given them a grant to study spring water sheds along the Santa Fe River.

Florida Communities Trust Grant: Mr. McQueen informed the Board that a grant application was submitted to the Florida Communities Trust. He shared that they have had a record number of grants this year. The total of the grants was over \$220 million and there is \$66 million available.

Hart Springs; Utility Vehicle Request: Mr. McQueen stated that at the last meeting the Board had preferred Julie Harrison to get some type of gas vehicle rather than golf carts. Ms. Harrison is requesting approval to purchase a John Deere Utility Vehicle, (gator), 2wd, gas, and lights, (basic utility vehicle) in the amount of \$4,250.00, on state contract, from GreenSouth in Chiefland.

*Motion made by Commissioner Tommy Langford seconded by Commissioner Harrison to approve the purchase of a John Deere Utility Vehicle (gator) in the amount of \$4,250.00, on state contract, for Hart Springs. Motion carried unanimously.*

Hart Springs; Bathroom Accessories: Ms. Harrison also had a request for bathroom dividers, ADA mirrors that tilt for the handicapped, grab bars for the showers and push button hand dryers. Mr. McQueen stated that they are having a hard time getting three (3) quotes. One (1) quote was received from White Cap Construction Supply for the mentioned accessories in the amount of \$6,470.00. Mr. McQueen stated that he had discussed with Mr. Gilliam the issue of not being able to get two (2) more quotes and Mr. Gilliam suggested that Mr. McQueen bring the issue to the Board for direction to waive the bid requirement in order to move forward.

*Motion made by Commissioner Harrison seconded by Commissioner Kenrick Thomas to approve the purchase of additional items for the bathhouse at Hart Springs from White Cap Construction Supplies in the amount of \$6,470.00 and waiving the bid requirements. Motion carried unanimously.*

D.E.P. Grant Application (Recycling Grant): Mr. McQueen presented the paperwork to accept the Consolidated Solid Waste Grant, formerly the Recycling Grant, in the amount of \$277,316.00. This issue is time sensitive for the need to work on capital facility in the new budget year. He requested permission for Chairman to approve the grant and be allowed to distribute accordingly.

***Motion made by Commissioner Tommy Langford seconded by Commissioner Kenrick Thomas to allow the Chairman to sign the Solid Waste Grant for next year in the amount of \$277,316.00.***

Generator for County Agent: Mr. McQueen presented the request to purchase a generator for the County Extension Agent out of his budget in lieu of a computer, \$1,600.00.

***Motion made by Commissioner Kenrick Thomas seconded by Commissioner Harrison to approve the request from the County Extension for \$1,600.00 for a generator. Motion carried unanimously.***

CDBG; Monitoring Response from DCA: Mr. McQueen updated the Board of the monitoring response from the Department of Community Affairs on CDBG. The response noted two (2) findings and one (1) concern. We are free to closeout CDBG if we complete the balance of the work that needs to be done this week. The projects are on track and will be closed out by Friday.

### **Road Department Report**

Driveway Connection on SW 50<sup>th</sup> Avenue: Mr. Justin Watson, Road Department Supervisor, presented the issue of a driveway connection on SW 50<sup>th</sup> Avenue. Mr. Larry Grant has lost the use of the driveway access to CR 334. Mr. Grant has pulled a driveway permit for SW 50<sup>th</sup> Avenue. The site plan that was approved was for a watermelon shed fronting SW 50<sup>th</sup> Avenue. Mr. Grant was present to address the Board on the said issue. It was suggested that Mr. Grant apply for a site plan amendment. A public hearing notice will be posted.

***Motion made by Commissioner Harrison seconded by Commissioner Sharon Langford to grant a temporary use permit for Mr. Larry Grant on a driveway connection for SW 50<sup>th</sup> Avenue and the applicant can go through proper channels to have an amendment to the special exception by June 14th. Motion carried unanimously.***

Fuel Depot Update: Mr. Watson updated the Board on the status of the Fuel Depot. He stated that the computer program was being installed today. The 2" pipe was being changed out to 3" pipe on the storage tanks at the contractor's expense. The electrician should be there tomorrow (Tuesday). The Fuel Depot should be operational next week.

Traffic Issues CR341; Limbing between CR342 and CR232: Mr. Watson stated that the Road Department is doing limb work, with proper signage posted, but the flow of traffic is not observing posted signs putting the safety of the Road Department crew and the drivers themselves in danger. Mr. Watson requested that he be allowed to detour traffic between the hours of 8am and 3pm. He also stated that he has contacted the Sheriff's Department, but because the Sheriff's Department is short handed during the requested hours they are not capable of providing help to the Road Department. Commissioner Harrison tried to contact the Sheriff by phone and he was informed that the Sheriff was home sick and unable to be present at this time. This issue of support from the Sheriff Department on behalf of the road Department will be addressed at a later time.

David Spencer; Gilchrist County School Board: Mr. Spencer stated that the Gilchrist County School Board had been contacted by the SRWMD that a resident in the Bell Community had called complaining about the flooding that had taken place in their yard and under their house due to the way the road and parking area is constructed near the school. He stated that he met with SRWMD. The area in question was permitted and built back in 1997. The School Board hasn't done anything to contribute to the flooding. However, there is a flooding problem. If the School is contributing to this problem, it would have to be the parking area on the south side of the gym. Those parking places flood over Oak Avenue, in the center part, back to the ballpark. SRWMD recommended that they put a swell/ditch between those two streets to see if this would resolve the problem. If the swell

didn't work it was suggested to put in a drainage culvert under Oak Avenue tying into their storm drainage going into the retention area up behind the Ag Department. It would take 180 feet (on the City of Bell's Property) of digging to try and resolve this flooding issue. It was questioned why didn't he present this to the City of Bell and he stated he did, but they do not have the resources to perform this project. It had also been mentioned that it sounds like a project for the SRWMD.

Chairman Durden suggested that an Engineer prepare a formal design to resolve this problem. Mr. Spencer will get back in contact with the SRWMD to suggest that they prepare a formal request before the Board will make any decisions on how this problem should be addressed.

### **Time Certain**

Russ Augsburg "Our Santa Fe": Mr. Augsburg, member of the "Our Santa Fe", a local community group, was presented to share his concerns about the prospects of additional water bottling/extractions near the coke plant from the Santa Fe River. Mr. Augsburg shared community concerns and distributed a handout with information pertaining to the "Our Santa Fe" contacts and meeting place and time.

Limbing between CR342 and CR232; Continued: Chairman Durden called Captain Tony Cruse and Deputy Harvey Montgomery to come forward for discussion on support from the Sheriff's Office to the Road Department Crew for traffic control.

Commissioner Harrison readdressed the limb work that was being performed between CR 342 and CR 232. He stated that the Road Department had put up the proper signage for the awareness of the traffic that would be traveling this area during construction. He continued on stating that when the road Department had contacted the Sheriff's Office for help with traffic control they were told that they were limited and could not help. Commissioner Harrison stated that he could not believe that when the Sheriff's Office was called to help with a safety issue that they couldn't help.

Billy Cannon, Assistant Road Department Supervisor, stated that an officer had responded and was on the project for about forty-five minutes. While the officer was there with his lights flashing traffic was under control but as soon as the officer left, the traffic was disrespectful and out of control.

Deputy Harvey Montgomery recommended that we do the same as the State does. They contract with the Sheriff's Office to be on the project the full amount of time needed. The hourly rate of \$25.00 is what the Sheriff's Office charges for contract labor. The public reacts to the "red and blue" flashing lights.

Justin Watson stated that this project would probably take another week. Chairman Durden made the suggestion that at this time a detour seems to be the solution. Board agreed to a detour and directing the Road Department to inform homeowners, erect proper signage and follow proper procedures quickly and safely as possible.

### **Attorney's Report**

Attorney Patricia Carter filled in for the absence of County Attorney, John McPherson presenting the issues he had noted in his report.

Transportation Corridor Protection: Ms. Carter stated that Ordinance 07-08, Transportation Corridor Protection, is to be noticed for an adoption hearing at the June 4<sup>th</sup> meeting.

Land Development Code Glitch Ordinances: Ms. Carter stated that Staff has prepared two “glitch” ordinances to make corrections and adjustments within the land development code that went into effect January 1, 2007. One ordinance addresses general changes, and the other ordinance addresses subdivision regulations. It is recommended that the County Commission set these ordinances for workshop review at the first June meeting, and for adoption hearing at the second June meeting. The Planning Commission will review these ordinances prior to the second June meeting.

*Motion made by Commissioner Tommy Langford seconded by Commissioner Kenrick Thomas to set a workshop review for the first meeting in June and an adoption hearing at the second meeting in June. Motion carried unanimously.*

Agricultural Sludge Disposal: Ms. Carter stated that a prepared draft of amendments to the existing Domestic Sludge Disposal regulations making such regulations applicable to agricultural sludge disposal, is ready to be presented to the Planning Commission and suggests a workshop be scheduled at the BOCC first meeting in June.

*Motion made by Commissioner Tommy Langford seconded by Commissioner Sharon Langford to set a workshop for Agricultural Sludge Disposal Regulations for the June 4<sup>th</sup> meeting. Motion carried unanimously.*

Bartram Subdivision: A hearing was set as a time certain at this meeting to adopt a resolution to vacate the Bartram Subdivision.

New Jail: Ms. Carter stated that a meeting was scheduled for May 15 with the architect, Clemons Rutherford, and the construction manager, Peter Brown, Inc. The meeting was held and Mr. Gilliam and Mr. McQueen provided an update on the New Jail.

Mr. Gilliam stated that he and Mr. McQueen met with the architect, construction manager, and the Sheriff to review the proposed cost estimates for the jail. There were three (3) basic designs for the jail and one (1) for the administration building presented. At a previous meeting, it was said to keep the administration building at the same size. Mr. Gilliam stated that because of the amount of the money in the project, they couldn’t do that. So the plan that was presented reduced the administration building by approximately 6000 sq ft. The jail has a 104 bed capacity. The committee recommended proceeding with the administration building with the jail pod, get estimate of actual cost and bring back before the Board. This should take about three weeks. If not at the first meeting in June, by the mid month meeting, a **basic** design should be available for consideration.

Mr. McQueen stated that the cost of equipment, office furniture, and other items that will be needed weren’t included in the estimated cost.

Mr. Gilliam stated that they requested the construction manager get down to the actual construction cost of \$6.7/6.8 million, as the Board requested. To achieve this, they took out a lot of things that would be owner supplied, like data communication lines. What was asked of the construction manager was to provide a **total cost** of the jail project, not just a construction cost.

Emergency Operations Center: Ms. Carter advised that the EOC contract with the Alexander Group has been finalized with the negotiation of 5% for the contract manager’s cost. At this time, she asks for the Boards approval of the contract and to allow the Chairman to sign.

*Motion made by Commissioner Tommy Langford seconded by Commissioner Kenrick Thomas to approve the contract with The Alexander Group for the Emergency Operations Center with a 5% construction managers cost and to allow the Chairman to sign. Motion carried unanimously.*

**Mr. McQueen asked to be excused to attend the City of Trenton meeting to represent the County on property issues.**

Rolling Oaks Special Assessment District: Mr. McQueen stated that Lee Mills said the project will be ready to go to bid possibly as early as next week. By mid month meeting in June, bid results should be in for consideration on of the Board.

Gilchrist County v. Jessie White: Mr. McPherson has noted that he has moved for Judgment of Default.

### **Clerk's Report**

Proclamations signed by Governor Crist: Mr. Gilliam advised the Board on dates in May being recognized for the dedication and preparedness of Florida's trauma system and emergency medical personnel. Governor Crist signed three proclamations recognizing the following:

- Emergency Medical Services (EMS) Week                      May 20-26, 2007
- Emergency Medical Services for Children Day              May 23, 2007
- Trauma Awareness Day    May 23, 2007

Mr. Gilliam stated that no action is necessary and that through our walks of life this week if you see any EMS personnel, to acknowledge and thank them for their services.

Stainless Steel toilets for the Jail: Mr. Gilliam presented the requested for the purchase of two (2) stainless steel toilets and installation from Wolfe Plumbing in the amount of \$6,860.00 for the jail. He stated that the toilets leak and are rusted at the base and need to be replaced.

***Motion made by Commissioner Tommy Langford seconded by Commissioner Harrison to approve the purchase of two (2) stainless steel toilets, and installation from Wolfe Plumbing in the amount of \$6,860.00 for the jail. Motion carried unanimously.***

City of Trenton; Comprehensive Plan Amendment, Future Land Use Change: Mr. Gilliam stated that the City of Trenton had sent him a letter in reference to ownership of properties. Mr. McQueen was excused from tonight's meeting to attend the City's meeting and will bring back a report and update the Board on the outcome of the property issues.

Alexander Group Change Orders: Mr. Gilliam presented the following Change Orders for the Alexander Group on the Courthouse Additions Phase 1 & 2:

- COP #1 Electrical – 20 Amp Dedicated Circuit for Clerk Area Lektreiber \$650.00
- COP #2 Electrical – 20 Amp Dedicated Circuit for Eighth Judicial Circuit CSSR \$1,300.00

***Motion made by Commissioner Tommy Langford seconded by Commissioner Sharon Langford to approve the Change Orders #1&2 for Courthouse Additions, Phase 1 & 2, in the amounts of \$650.00 out of the Clerk Budget and \$1,300.00 out of the Courts Facility Trust Fund, to the Alexander Group. Motion carried unanimously.***

Mills Engineering Company Invoice: Mr. Gilliam presented for payment an invoice from Mills Engineering Company for services rendered on the CR 232 widening and resurfacing project in the amount of \$54,340.98 for the period of 4/01/07 through 4/30/07.

*Motion made Commissioner Tommy Langford seconded by Commissioner Sharon Langford to approve the invoice for Mills Engineering Company, in the amount of \$54,340.98 for services rendered on the CR 232 Project. Motion carried unanimously.*

North Florida Economic Development Partnership: Mr. Gilliam presented the request from North Florida Economic Development Partnership for county representation. The Board nominated Ron McQueen.

### **Commissioners Reports**

Commissioner Kenrick Thomas: None noted.

Commissioner Tommy Langford: Commissioner Langford presented a request from Mr. Rick Weder that the Board proclaims June 30, 2007 as Law Enforcement Day. Commissioner Langford directed County Attorney, John McPherson to draft proclamation proclaiming June 30<sup>th</sup> as Law Enforcement Day and bring back for consideration at the June 4<sup>th</sup> meeting.

Commissioner Langford also requested that a letter of appreciation from the Board be sent to the volunteers at the Bell Library and those involved (the AARP) in the landscaping project at the library. Patty to draft letters.

Commissioner D. Ray Harrison, Jr.: Commissioner Harrison shared his opinion on the Animal Control Facility at this time due to his absence at the last meeting. He stated that he is disagreeing after that fact. He thinks if we designed and planned a \$50,000 facility that \$50,000 would be adequate and the \$37,500 could go back into the budget. He wanted his reflection on the issue to be placed on official record.

Commissioner Sharon Langford: None noted.

Commissioner Randy Durden: Commissioner Durden stated that the City of Trenton requested that they be included in the collection of road impact fees and John has drafted an Interlocal agreement and will present at the next meeting. Also, there is a meeting at the Emergency Operations Center at 9am – 3pm if anyone can attend.

**Old Business:** None noted.

**New Business:** None noted.

**Public Participation:** None noted.

### **Adjourn:**

There being no further business, Chairman Durden adjourned the meeting at 5:46 p.m.

Approved:

Attest:

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Randy D. Durden, Chairman

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Joseph W. Gilliam, Clerk