

MINUTES OF A REGULAR MEETING OF THE GILCHRIST COUNTY BOARD OF COUNTY COMMISSIONERS HELD MAY 15, 2017

The Gilchrist County Board of County Commissioners, in and for Gilchrist County, Florida, convened in a **Regular Meeting** on **Monday, May 15, 2017**, at **4:00 p.m.**, in the Board of County Commissioners Meeting Facility, located at 210 South Main Street, Trenton, Florida, with the following members' present to-wit:

<i>District I</i>	<i>Commissioner Sharon A. Langford</i>
<i>District II</i>	<i>Commissioner D. Ray Harrison, Jr., Chairman</i>
<i>District III</i>	<i>Commissioner Todd Gray, Vice Chairman</i>
<i>District IV</i>	<i>Commissioner Marion Poitevint</i>
<i>District V</i>	<i>Commissioner Kenrick Thomas</i>

Others in Attendance

Todd Newton, Clerk of Court; Richard Romans, Finance Director; Patty McCagh, Board Secretary/Deputy Clerk; David Lang, County Attorney; Bobby Crosby, County Administrator; Donna Creamer, Administrative Assistant; John Ayers, Gilchrist County Journal; Lou Leone, Road Department Superintendent; Tammy Moore, Human Resource Manager; Chief James Campbell, GC Fire Rescue/EMS; Laura Dedenbach, County Planner; Sylvia Hers, Library Manager; Richard & Leslie Esseck; Katherine LaBarca; Bill Henderson and Barney Bennette, FDOT; Rob Davis, Dewberry | Preble-Rish; John M. Collins, NexTower; Laura Spears; Tori Humphries, NFPS, Inc.; Bill Martin, BHS; and Randal & Shirley Miller.

Call to Order

Chairman D. Ray Harrison, Jr., called the meeting to order at 4:08 p.m. Mr. Ted Henley delivered the invocation and Commissioner Todd Gray led the pledge of allegiance.

Agenda

The Agenda was presented with NO changes.

Motion made by Commissioner Kenrick Thomas, seconded by Commissioner Marion Poitevint, to approve the Agenda, as presented, with NO change(s). Motion carried unanimously.

Consent Agenda

Approval of Minutes

Regular Meeting February 6, 2017

Approval of Pay Requests

Anderson Columbia Company, Inc.

Inv#72644, SW 10th Street \$297,210.91

SREC/SHIP

Payoff and Release of SHIP Lien for Sarah & Joshua Masse	\$11,600.00
Release of Lien for Angela Sidorenko	\$21,960.00

Motion made by Commissioner Todd Gray, seconded by Commissioner Kenrick Thomas, to approve the Consent Agenda, as presented. Motion carried unanimously.

Constitutional Officers**Sheriff's Office**

- Sheriff Schultz informed the Board that he may be coming back before them to request additional funding due to payouts on retirees and overtime. Discussion took place, no action taken at this time.

County Administrator's Report

Mr. Crosby, County Administrator, presented the following documents, and/or addressed the following issues:

Road Department

- Request for Disposition of Vehicles: Mr. Crosby requested disposition of twelve (12) county vehicles, from the Road Department, and permission to put them out for sealed bids. The items were are follows:
 - ID#2170; Chevy; Serial #2GCEC14ZL9L1217650
 - ID#2171; GMC; Serial #2GTEC14ZL1L1552868
 - 1989 GMC 4 x 4 Truck
 - ID#2251; Ford; Serial #1FTCR14X6NTA92236
 - 1991 Ford F-350 1-Ton
 - ID#2252; Ford; Serial #2FDLF47M5MCA65593
 - Ford 1991
 - ID#2339; Chevy, 1996
 - GMC; GMC 1500
 - ID#1678; Ford; Serial #1FTCR10A2MUB47047
 - ID#2687; Ford; Serial #1FTPX145X4NC30921
 - ID#2463; GMC; Serial #1GDJC34K9ME534627

Discussion took place.

Motion made by Commissioner Kenrick Thomas, seconded by Commissioner Todd Gray, to approve the request for disposition of twelve (12) vehicles, as presented, from the Road Department and to advertise for sealed bids. Motion carried unanimously.

4:15 p.m. Time Certain

FDOT Presentation: Mr. Barney Bennette and Mr. Bill Henderson, FDOT Representatives, presented the FDOT County Work Program Priorities. They informed the Board that this year only three (3) applications will be accepted for SCRAP, SCOP and CIGP funding. Discussion took place; no board action needed at this time.

4:30 p.m. Time Certain

Laura Dedenbach, County Planner; SUP2017-04: Ms. Dedenbach presented a request by John Michael Collins, NexTower Development Group, LLC, agent for Laura J. and Reginald M. Spears, Owners, for a Special Use Permit to allow a 199-foot Telecommunications Tower located at 5089 West County Road 232, in an A-2 Land Use District.

Mr. David Lang, County Attorney, reminded the Board that this is a quasi-judicial hearing and asked if any of the Board members had anything regarding this issue, to disclose for the record. No disclosures addressed. Moving on...

Ms. Dedenbach presented her Staff Report as follows:

Special Use Permit Analysis

The applicant is proposing to erect a 199-foot wireless communications facility (a 195-foot high monopole cell tower with a 4-foot appurtenance), designed to accommodate up to 4 wireless carriers. Telecommunication towers are reviewed according to the Development of Major Impact regulations found in Section 8.06, LDC.

The applicant has prepared and submitted an application that meets the requirements of Section 8.06.07, LDC.

Recommendation

The proposed use is consistent with the Comprehensive Plan and Land Development Code.

I recommend approval of the requested Special Use Permit subject to the following conditions:

- 1. The Special Use Permit is issued to NexTower Development Group, LLC for a 199-foot telecommunications tower located at 5089 W. County Road 232 in an A-2 land use district. Tax parcel #22-09-14-0000-0002-0000.*
- 2. The telecommunications tower, including ingress/egress and guy wire easements, shall be located as described in the legal descriptions and as shown on the boundary and topographic surveys submitted with the application dated April 18, 2017.*
- 3. Approval of a preliminary and final development plan (or plans), submitted in accordance with the regulations contained within the Land Development Code shall be*

required prior to the commencement of any business operations or site development activity. The preliminary development plan shall be substantially in conformance with the conceptual plan submitted with the application for special use permit. An application for preliminary development plan shall be submitted within one year of the approval of the special use permit by the Board of County Commissioners. Failure to submit a preliminary development plan within one year will result in the expiration of the special use permit. The Board of County Commissioners may grant a one-time extension of the preliminary site plan approval, not to exceed six (6) months, for reasons of hardship. The applicant must file the request for extension with the County prior to April 1, 2018.

4. *Any violation of this SUP or conditions thereof, shall cause the revocation of this SUP by the Board of County Commissioners. The Board of County Commissioners shall hold a public hearing on the proposed revocation with the notice of public hearing provided by certified mail to the property owner. Evidence of violation of the SUP may be presented by any person including a resident, the County Code Enforcement Officer, or other County official. Once the SUP has been revoked pursuant to this provision, the owner shall be prohibited from re-applying for a SUP to allow a telecommunications tower.*

5. *Approval of this SUP does not alleviate the applicant's obligation to obtain all other applicable County, state, and federal permits.*

Ms. Dedenbach stated that the applicant is here and asked if the board had any questions at this time. Chairman Harrison called for any questions or discussion. Chairman Harrison then called upon the applicant.

Mr. John M. Collins, Director of Operations for NexTower Development Group, Gainesville, Florida, addressed the Board.

Mr. Lang, County Attorney, asked Mr. Collins if he was aware of the conditions that the County Planner has placed on the proposed Final Order? Mr. Collins acknowledged that he was aware and is fine with them. Mr. Lang asked if he had any questions. Mr. Collins replied, No Sir.

Chairman Harrison called for any public comments. Several concerned residents, adjacent property owners addressed the Board with their concerns on the placement and affect of this said tower. No one was in favor of the placement of the tower.

Property owner, Laura Spears addressed the Board and expressed her opinions.

Discussion took place.

It was questioned by the Board, Commissioner Sharon A. Langford, why the adjacent property owners only received notice of this hearing a few days ago, the Friday before the meeting on Monday. Mr. Crosby stated that he wasn't sure, didn't recall the mail out date, but thinks it may have been around May 4th or 5th.

Public comments and discussion continued...

Adjacent property owner readdressed the issue and expressed his concern on the receipt of the hearing notice on the Friday before the meeting on Monday. Mr. Mark Smith felt like if adjacent property owners were notified with more of an advanced notice of the hearing, potentially more residents may have shown up to express their concerns. Because of this late notification, he felt that the decision of moving forward and this SUP be approved, that this hearing should be deferred until its verified that all others have been contacted.

Ms. Dedenbach stated that she will follow up on the mail out of notices.

Commissioner Sharon A. Langford requested that this hearing be continued. Discussion took place.

Ms. Dedenbach requested that this meeting be deferred until the June 5th meeting.

Motion made by Commissioner Kenrick Thomas, seconded by Commissioner Marion Poitevint, to CONTINUE SUP2017-04, NexTower Development Group for a tower 199' for a Telecommunications Tower, to the June 5th BOCC meeting at 4:30 p.m.; notices will be mailed out. Motion carried unanimously.

County Administrator's Report continues...

General

- **Employee Step Plan:** Mr. Crosby requested permission to implement the Step Plan as presented at the special meeting held on March 6, 2017. He moved forward recapping the proposed Step Plan; an additional handout was provided to the Board.

Mr. Newton, Clerk, questioned what is the purpose of the Step Plan? Is it a budgeting tool? An incentive?

Mr. Crosby explained “*salary ranges*”. He also stated that this Step Plan is being proposed for employees of the Board of County Commissioners. Discussion continued.

Motion made by Commissioner Kenrick Thomas, seconded by Commissioner Todd Gray to approve the proposed Step Plan as presented, keeping the current longevity program including the twenty-five year longevity bonus; and subject to Fund Balance restrictions. Motion carried unanimously.

- **Behavioral Health Transportation Plan:** Mr. Crosby presented, for the Boards' approval, the Gilchrist County Behavioral Health Transportation Plan. Discussion took place.

Motion made by Commissioner Kenrick Thomas, seconded by Commissioner Marion Poitevint, to approve the Gilchrist County Behavioral Health Transportation Plan, as presented. Motion carried unanimously.

- Memorandum of Understanding with Sable Trail: Mr. Crosby presented, for the Boards' approval, the (MOU) Memorandum of Understanding with Sable Trail. Mr. Crosby and Mr. Lang, County Attorney, have reviewed and approved the language drafted in the MOU regarding the monetary donation. Discussion took place.

Motion made by Commissioner Todd Gray, seconded by Commissioner Marion Poitevint, to approve the Memorandum of Understand with Sabal Trails to accept \$140,000.00 donation to the General Fund, to be used as BOCC sees fit. Motion carried unanimously.

Economic Advisory Committee

- Economic Website Proposal: Mr. Crosby presented, for the Boards' approval, the Economic Website Proposal. He explained the request from the Economic Advisory Committee reading the proposed website and stated the funds are budgeted from the Enterprise Florida Grant. Discussion took place.

Motion made by Commissioner Todd Gray, seconded by Commissioner Sharon A. Langford, to approve the EAC's website proposal, waiving bidding requirements due to existing relationship and the time constraint to complete, as this is grant funded, from Enterprise Florida. Motion carried unanimously.

Tourist Development Council

- Mr. Crosby presented the items that were approved by the TDC at the May 8, 2017 meeting, now requesting the Boards' approval of those items:
 - i. Approval to purchase Gilchrist County TDC Promotional Items to distribute at travel shows not to exceed \$1,000.00. Approval to reprint the Gilchrist County Blueway Trail Map promoting Gilchrist County not to exceed \$4,600.00
 - ii. Approval to print Gilchrist County T-shirts promoting Gilchrist County not to exceed \$7,000.00 (*) Note – The funds will come out of the Tourist Development Council Budget)

Motion made by Commissioner Todd Gray, seconded by Commissioner Kenrick Thomas, to approve the items that were approved by the TDC at the May 8, 2017 meeting, as presented; costs to be funded out of Bed Tax Fund. Motion carried unanimously.

- iii. Approval to have a Florida Quilt Trail Block for the County Seat. (Discussion of accepting the block and where to place) (*) Note – The funds will come out of the Tourist Development Council Budget)

It was the consensus of the Board to approve accepting a Quilt block for the County Seat, from TDC; design will come back for approval of BOCC as well as site of quilt.

Public Safety

- **Public Radio System:** Mr. Crosby addressed the issue of moving forward with updating the Public Radio System with the use of the donated funds from Sabal Trail. Discussion took place.

Motion made by Commissioner Todd Gray, seconded by Commissioner Kenrick Thomas to approve the purchase of a Public Radio System, at a cost of \$143,126.45; subject to receipt of funds from Sabal Trail and to utilize EM Funds. Motion carried unanimously.

Fire

- **Burn Ban:** Mr. Crosby stated that the Gilchrist County Burn Ban is due to expire on 5/17/2017 and requested to extend until conditions change. Discussion took place.

Motion made by Commissioner Kenrick Thomas, seconded by Commissioner Todd Gray, to approve extending Burn Ban, as needed, until conditions change. Motion carried unanimously.

FYI: For the Boards' information, Mr. Crosby presented the Monthly Reports for Animal Control, Library, Road Department, Solid Waste. NO action necessary.

Attorney's Report

Mr. David M. Lang, Jr., County Attorney, presented the following documents, and/or addressed the following issues:

NO items were presented by the County Attorney, at this meeting.

Clerk's Report

Mr. Todd Newton, Clerk of Court, presented the following documents, and/or addressed the following issues:

Local Option Fuel Tax: Mr. Newton requested the Boards' approval to maintain the current levels for the Florida Department of Revenue Distribution Percentages for the proceeds of Local Option Fuel Tax. Discussion took place.

Motion made by Commissioner Todd Gray, seconded by Commissioner Marion Poitevint, to approve submitting the Local Option Fuel Tax percentages at current percentages, NO changes. Motion carried unanimously.

FYI: For the Boards' information, Mr. Newton stated that the Chamber of Commerce is hosting meeting to discuss the new 2030 Plan to engage business and community leaders in identifying key trends and the factors that can drive their regional economy.

Commissioners Reports

- Commissioner Sharon A. Langford asked about Anderson Outdoors; Mr. Newton stated that we're expecting an Annual Report from them, this month
- Commissioner Sharon A. Langford asked about Rumble Strips
- Commissioner Kenrick Thomas asked about speed limit sign on Wendell Nettles road, SE 17th Trail; Board asked for placement process procedures to begin

Old Business: None

New Business: None

Public Participation: None

Adjourn

With there being no further business... a *Motion was made by Commissioner Kenrick Thomas, seconded by Commissioner Todd Gray, to adjourn. Motion carried unanimously.* Chairman Harrison adjourned the meeting at **6:13 p.m.**

*Board of County Commissioners
Gilchrist County, Florida*

Attest:

Approved:

Todd Newton, Clerk of Court

D. Ray Harrison, Jr., Chairman