

SEPTEMBER 12, 2000 – REGULAR MEETING

The Board of County Commissioners, Walton County, Florida, held a Regular Meeting on Tuesday, September 12, 2000, at 1:00 P.M. in the Commissioner's Boardroom of the Walton County Courthouse.

The following Board members were present: Chairman Van ness R. Butler, Jr., Vice-Chairman Randall Infinger, Commissioner Joel Paul, Jr., Commissioner Herman Walker, and Commissioner Gene Ryan. Ms. Shirl Williams, Administrative Supervisor, Attorney George R. Miller, and Mrs. Rhonda Skipper, Administrative Supervisor to the Clerk of Courts, were also present.

Chairman Butler called the meeting to order followed by pledging allegiance to the American Flag and the invocation by Mr. Bodiford.

Mrs. Suedelle Wilkerson, Finance Manager, presented the Expenditure Approval List (EAL) for approval consisting of the following bills:

County Transportation Trust	\$170,544.47
General Fund	383,530.47
Fine & Forfeiture	511,617.25
N.W. Mosquito Control	1,762.44
W-D Library	4,717.19
Solid Waste Enterprise	103,694.81
Mossy Head VFD	471.94
Glendale VFD	2,011.48
Darlington VFD	879.27
Liberty VFD	3,776.19
Red Bay VFD	30,600.54
TDC	121,722.85
Section 8 Housing	121,604.28
Recreation Plat Fee	925.59
Multi-Purpose Trust Fund	10,010.50

Motion by Commissioner Infinger, second by Commissioner Ryan to approve the payment of bills as presented. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Infinger, second by Commissioner Paul to approve refunds in the amount of \$232.40 to Mr. Brown and \$44.00 to Air Design Systems for duplicate or unused building permits and to establish a policy that all future permit refunds will be subject to a 10% administrative refund fee withheld from the reimbursement. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Infinger, second by Commissioner Walker to approve payment to North Florida Construction in the amount of \$38,129.67 for completion of the Eastern Lake project. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Ryan, second by Commissioner Paul to approve payment to C.W. Roberts in the amount of \$6,756.15 for the CR 30A Sidewalk project, retainage fee. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Mr. William Imfeld, Finance Director, presented two (2) budget amendment requests for approval.

Motion by Commissioner Infinger, second by Commissioner Walker to adopt a resolution (2000-47) amending \$8,000.00 of unanticipated revenues into the 1999/2000 budget for funds received from the Crest Drive Homeowners Association. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Infinger, second by Commissioner Ryan to adopt a resolution (2000-48) amending \$4,546.31 of unanticipated revenues into the 1999/2000 budget for funds received from Florida Municipal Insurance Trust as a result of water damage sustained to the Courthouse on May 6, 2000. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Mr. Imfeld advised the Commissioners of a budget request from Walton County Youth Athletic League (Pee Wee Football) in the amount of \$5,000.00 to \$6,000.00 that was not submitted during the budget hearings. Mr. Imfeld stated that each of the other leagues throughout the county was given \$2,500.00 each.

Motion by Commissioner Infinger, second by Commissioner Walker to approve supporting the Youth Athletic League in the amount of \$2,500.00. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye. Mr. Imfeld stated that there is enough money in the budget to cover this amount.

Mr. Imfeld presented an update for the proposed 2000/01 budget and explained how funds for capital outlay are shown in the General Fund account and the Capital Outlay account reflecting what looks like an inflated budget, however, it does not raise the budget or any ad-valorem taxes.

Commissioner Infinger commented that estimates being submitted for work on the Governmental/Education Center need to be closer to the actual cost rather than having to repeatedly approve increases.

Mr. Imfeld advised the Commissioners of a bid opening (Bid #00-037) New Diesel Tractor for the Landfill. Beard Equipment Company submitted the low bid of the seven (7) companies submitting bids.

Motion by Commissioner Infinger, second by Commissioner Walker to accept the low bid from Beard Equipment Company in the amount of \$26,467.67 for a Diesel Tractor. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Mr. Imfeld stated that six (6) quotes were received for the demolition and removal of structures relating to the FEMA River Buy-out project (quote opening 9/6/00). Ammons Dozier and Trucking submitted the low bid in the amount of \$48,000.00.

Ms. Williams advised the Commissioners that Ammons Dozier is owned and operated by her brother, however she did not participate in any part of the bid process or opening. Mr. Imfeld stated also that Ammons was the first to submit their bid.

Motion by Commissioner Infinger, second by Commissioner Walker to accept the low bid as presented by Ammons Dozier and Trucking in the amount of \$48,000.00. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Mr. Imfeld stated that four (4) quotes were submitted for the Worker's Compensation Insurance and advised that Preferred Governmental Insurance Trust presented the low quote in the amount of \$341,229.00. After review of this firm's Insurance Guarantee from the Coregis Group (co-insurance), of \$316 million, Mr. Imfeld recommended accepting the low quote.

Mr. Paul Dawson of Risk Management Associates, representing Preferred Governmental Insurance Trust, appeared before the Board to answer questions. Attorney Miller stated that as a result of a previous insurance company going broke, the County continues to pay claims from several years ago and questioned if in the event of the insurance company files bankruptcy could payments be made directly to the County. Mr. Dawson stated that according to Florida Statute, the funds cannot be paid directly to the

County, they must be submitted to the Trust and stated that he will submit that in writing to Mr. Miller.

Motion by Commissioner Walker, second by Commissioner Paul, to accept Mr. Imfeld's recommendation and approve to award the low quote for Worker's Compensation Insurance to Preferred Governmental Insurance Trust in the amount of \$341,229.00 contingent upon Mr. Dawson submitting the requested information in writing. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Mr. Imfeld presented the Notification of Award for consulting service for the Coastal Branch Library to determine their needs for furniture and equipment, budgeting assistance and space planning. Southern Business Interiors offered their services at no cost to the County.

Motion by Commissioner Infinger, second by Commissioner Ryan to award Southern Business Interiors for consulting service for the Coastal Branch Library. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Mr. Imfeld reminded the Commissioners of a bid previously approved for the purchase of fence material in the amount of \$6,502.00 from Ft. Walton Fence, low bid, for the Paxton Fair Grounds.

Mr. Imfeld presented three bids received for the 60 X 150 metal building for the Paxton Fair Grounds and recommended approval of the low bid, Lasteel Metal Buildings in the amount of \$55,325.00.

Motion by Commissioner Walker, second by Commissioner Infinger to accept the low bid submitted by Lasteel Metal Buildings in the amount of \$55,325.00. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Mr. Bell, Public Works Director, along with Mr. Charles McMillian, Maintenance Supervisor, updated the Board on the property located near the prison as a possible site for the Humane Society. Mr. McMillian stated that the structure is in good condition with the exception of some minor repairs. The property is in a good location and accessible by county road, however, additional shelter would be needed for animals. Funding was discussed relative to the amount previously approved for the purchase of a metal building, which could now be used toward the purchase of the property. Commissioner Infinger requested Mrs. Patsy Register meet with Mr. McMillian to discuss an estimated cost to upgrade the site to include all necessary structure and fencing.

Motion by Commissioner Infinger, second by Commissioner Ryan to hold a public hearing on October 24, 2000 at 1:45 P.M. to consider the purchase of property. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Mr. Chuck Drake and Mr. Michael Bomar with Hartman and Associates appeared before the Commissioners to present the Reservoir Feasibility Study and Landfill Remediation Plan (handout B). Mr. Bomar stated that seven various sites have been evaluated as a possible reservoir site and three of them need additional consideration. One possible site, Seven Runs, is located south of Rock Hill Road and west of Highway 81. The property consists of approximately 14,800 acres and would provide a watershed of about one billion gallons of storage. This study is only preliminary and provides for a ten-year plan. Mr. Bomar stated that water samples have been conducted and only minor changes would have to occur to abide by the Safe Drinking Water Act. Estimated costs for construction of the dam, reservoir and Phase I treatment facilities were included in the

report. Mr. Drake reviewed possible funding sources for the project and stated that the first step would be to secure the land in order to secure funding through legislation.

Mr. Drake reviewed the Landfill Remediation plans with the Board and updated them on the ground water contamination and possible solutions to correct the problem along with estimated costs for maintaining the systems. Mr. Drake requested to rebid the construction process.

Motion by Commissioner Ryan, second by Commissioner Infinger to approve for Hartman and Associates to prepare bid documents and re-advertise for bids for the construction of the landfill remediation clean-up project contingent upon Attorney Miller's review and the option to reject any or all bids. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Mr. Drake advised that the Department of Environmental Protection has been working with the county over the past eight years and is now requesting the county take action to correct the problem. Attorney Miller will meet with Mr. Drake and Mr. Bomar and report back to the Board.

The Commissioners recessed briefly.

Mr. Bell reported to the Commissioners that he and Mrs. Angie Biddle, Grants Coordinator, recently viewed two lots purchased through the River Buy-out program at Steele Field. Mr. Bell stated that they considered utilizing the properties as a boat ramp, however, the lots are not large enough and therefore recommended using them as a picnic area for public use.

Mr. Bell stated that Sprint has requested an easement for the placement of telecommunications equipment at the Governmental/Education Center at the entrance to

the proposed OWCC site. Mr. Bell will have Sprint prepare a survey and easement for consideration at a later date. Carlan/Killiam, Inc. and Watkins have approved the site.

Mr. Bell advised the Commissioners that Chelco has requested a right-of-way easement along the north 20' of the 40 acres obtained from Waste Management for the purpose of bringing power into the site.

Motion by Commissioner Infinger, second by Commissioner Paul to honor Chelco's request for a 20' easement for the Governmental/Education Center with a statement in the agreement specifying certain provisions allowed. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Infinger, second by Commissioner Ryan to approve the purchase of milled asphalt from APAC in the amount of \$7,514.40 for various roads in District 4. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Infinger, second by Commissioner Ryan to approve the purchase of milled asphalt from APAC in the amount of \$5,622.88 for various roads in District 3. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Commissioner Walker requested clarification regarding the TDC Task Force appointed to draft a contract and whether they were tasked with developing a sound basis for TDC's independence before drafting the contract. Mr. Imfeld and Attorney Walker, along with Commissioner Walker, felt that they were instructed to compile a list of the pros and cons to determine the feasibility of TDC operating independent of the county, TDC staff felt differently and wanted only to proceed with developing a contract.

Captain Tom Pagels, Emergency Management, appeared before the Commissioners requesting the renewal of the Comprehensive Emergency Management

Plan (CEMP). Captain Pagels stated that the Plan is for four years and was last adopted in 1996.

Motion by Commissioner Paul, second by Commissioner Walker to adopt a resolution (2000-49) approving the CEMP. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Captain Pagels advised that Commissioners that in Emergency Management's five-year strategic plan Children's Home Community Center was the only shelter that met the shelter requirements. They will receive \$2,100.00 in federal funds to assist in providing a bad weather shelter.

Captain Pagels also informed the Commissioners that the Federal Government is now providing assistance under an emergency CDBG grant to people whose wells dried up because of the drought. \$1.2 million is now available for low to moderate-income families, which can be applied for. Captain Pagels stated that he would research the matter of reimbursement if funds have already been spent for a new well.

Motion by Commissioner Walker, second by Commissioner Infinger to approve for the Chairman to sign an Order of Intent to apply for federal funds due to drought conditions. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye. Application deadlines will be October 15, 2000 and must be submitted to Mrs. Biddle. Mrs. Williams will submit a press release to inform the public.

Mr. Phil Givens, Walton County Fire Board Chairman, presented an updated report to the Commissioners and stated that the fire departments have now exceeded the total calls for last year.

Mr. Jason Slusser and Keri Barnhill, YMCA, thanked the Commissioners for the support and presented them with a plaque. Mr. Slusser stated that the County's portion of funding was used to send 35 teens to the Blue Ridge Leadership Conference. He said that the conference is very informative for the youth who went and each one brings leadership and communication skills back that benefit our county.

Attorney Walker reminded the Commissioners of previous discussion with Mr. Ken Moneghan regarding Claims Bills Coverage and recommended they take official action adding the additional coverage at \$13,000.00 per year. Commissioner Walker requested the current annual premium for comparison.

Attorney Walker presented clarification regarding the LDC's language pertaining to cars in disrepair and stated the issue is whether a non-operating, non-registered vehicle sitting in the front yard of a house must devalue neighboring properties before it becomes a violation under the LDC. Attorney Walker recommended not changing the Code but request the Code Enforcement Officers change the wording on their letter of citation.

Attorney Walker stated that due to the added responsibilities of the Building Inspectors they, with the assistance of Human Resource, would be adding the additional Building Inspector, which has previously been budgeted.

Attorney Walker presented a letter from the City of DeFuniak Springs regarding the Inter-local Library Agreement advising that the City no longer wants any liability regarding the operation of the library. Commissioner Walker advised that the City has stopped their annual contributions of \$25,000.00 to the library. Discussion followed regarding the City's support of the library.

Motion by Commissioner Ryan, second by Commissioner Infinger to direct Attorney Walker to address the contract and financial issues with Mr. Mike Standley, City of DeFuniak Springs, with the exception of the City's liability of people being injured on city sidewalks. Ayes 4, Naves 1. Ryan Aye, Infinger Aye, Butler Aye, Walker Naye, Paul Aye.

Ms. Williams advised the Commissioners that the annual cost for Liability Insurance is \$141,499.00.

Motion by Commissioner Walker, second by Commissioner Infinger to accept the Claims Bill Insurance Coverage from Bliss McKnight. Ayes 5, Naves 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Infinger, second by Commissioner Walker to approve Ms. William's request to allow her to perform lateral transfers of employees within departments as long as the department head approves. Ayes 5, Naves 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Walker, second by Commissioner Ryan, to approve to proceed with advertising for the Human Resource Director utilizing Progressive Employment Agency. Ayes 5, Naves 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Walker, second by Commissioner Ryan to approve to seek a qualified Recreational Manager using the services of Progressive Employment Agency. Ayes 4, Naves 1. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Naye.

Motion by Commissioner Infinger, second by Commissioner Ryan to approve a temporary raise of \$1.00 per hour for Mrs. Bonnie Alford, Administration, while Mr. Ken

Little is out on leave. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Infinger, second by Commissioner Ryan to approve a \$1.00 per hour pay raise for Mr. Ken Shannon, Planning Department, for additional certification and duties associated with the Scenic Corridor site plan review and Design Review Board Meetings. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Ms. Williams presented a request from the City of Freeport to pay half of the electricity costs for the T-Ball field and concession stand at a cost of \$855.18. The Commissioners denied this request.

Ms. Williams presented a letter from Ms. Sally Merrifield offering six lots for sale located to the east of the county jail. No action was taken.

Motion by Commissioner Walker, second by Commissioner Ryan to approve the purchase of traffic paint in the amount of \$7,050.00, Public Works Department. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Infinger, second by Commissioner Ryan to approve for Shelter House to set up a display in the Courthouse lobby on October 10 and 11, 2000. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Paul, second by Commissioner Ryan to approve a satisfaction of lien in the amount of \$800.00 between Don and Renee Adams and Walton County Hospital. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Infinger, second by Commissioner Walker to designate Mallard Inc., Cottondale, Florida (Tina Peters) as the contractor recommended by Walton County to perform clean-up of the old District 2 yard at Pridgen's Dixie Dandy, Gaskin, Florida. Ayes 5, Naves 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Ms. Williams requested approval for John Singletary to draw 28.85 hours from the sick leave pool. The Commissioners approved, however they stated that they have previously given her authorization to approve sick leave pool requests.

The Commissioners recessed at 4:00 P.M. and reconvened at 5:00 P.M.

Ms. Williams presented the Workfare contract, which is up for renewal October 1, 2000.

Motion by Commissioner Infinger, second by Commissioner Walker to advertise for RFP's for the operation of the Workfare Program. Ayes 4, Naves 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye. Commissioner Paul abstained from voting due to his employment with Okaloosa Walton Community College who currently holds the contract.

Chairman Butler called to order the public hearing to consider the Planning Commission's recommendations.

Mr. Rob Neale, Planning Commission Chairman, presented the Planning Commission's recommendation to approve the proposed development of O'Brien Centre, a 5,960 square foot commercial retail on .5 acres zoned Village Mixed Use.

Motion by Commissioner Infinger, second by Commissioner Walker to accept the Planning Commission's recommendation and approve the O'Brien Centre proposed development. Ayes 4, Naves 1. Ryan Aye, Infinger Aye, Butler Naye, Walker Aye, Paul

Aye. No one from the audience voiced any comments. Commissioner Butler abstained from voting because his son is the engineer on the O'Brien project.

Mr. Neale presented the Planning Commission's recommendation to approve Spires Second Addition. Bruce Whitkind is proposing 3 subdivision lots on 1.2 acres zoned NPA-Infill.

Motion by Commissioner Infinger, second by Commissioner Paul to accept the Planning Commission's recommendation and approve Spires Second Addition. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye. No one from the audience voiced an objection.

Mr. Neale presented a recommendation that the Planning Commission hold a workshop to consider the possibility of hiring an outside engineer and a surveyor instead of using consulting firms. Mr. Neale explained that the workload has become too great and additional help is needed. The Commissioners agreed and requested that costs for the services be provided with their presentation.

Mr. Phil Harloff, Raymond James & Associates, Inc., appeared before the Board requesting Walton County participate in the 2001 Lee County Single Family Bond Program. Mr. Harloff presented information regarding Lee County's program versus the Escambia County Housing program that Walton County currently participates in. Mr. Harloff reviewed the benefits to both Walton County and Lee County. No action was taken.

Chairman Butler called to order the advertised public hearing to consider adoption of the Annual Rate Resolution for fire protection assessments.

Attorney Walker presented the resolution and stated that the preliminary resolution was adopted August 8, 2000 specifying the same rate of \$25.00 per residential parcel and \$82.00 for non-residential. Mr. Walker advised that all notifications were mailed to the effected property owners.

Motion by Commissioner Paul, second by Commissioner Ryan to adopt a resolution (2000-50) renewing the Annual Rate Resolution Fire Protection Assessments. Ayes 5, Naves 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Commissioners Paul, Walker and Infinger did not present any items for discussion.

Commissioner Ryan requested approval to purchase a radio for his Administrative Assistant.

Motion by Commissioner Infinger, second by Commissioner Ryan to approve for each Commissioner to purchase his Administrative Assistant a radio at his own discretion. Ayes 5, Naves 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Commissioner Walker advised that he would be attending the Florida League of Cities Board of Directors Meeting, October 4-6, 2000.

Commissioner Butler submitted a request by the Sheriff's Department for beach patrol equipment and replacements in the amount of \$12,000.00 in addition to their budget request. The Commissioners requested Ms. Williams to look into this matter.

Motion by Commissioner Infinger, second by Commissioner Walker to approve payment to the Small Counties Coalition in the amount of \$2,500.00 for dues. Ayes 5, Naves 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Chairman Butler informed the Board that the County Engineer has reviewed St. Joe Road as a by-pass and stated that the road is being constructed according to county standards. The culvert at CR 30-A is also being reviewed in consideration for extending the bike path.

Motion by Commissioner Infinger, second by Commissioner Ryan to approve the following minutes: August 22, 2000 – Regular Meeting; August 24, 2000 – Special Workshop and August 28, 2000 – Public Hearing. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Chairman Butler called to order the advertised public hearing to consider a Large Scale Amendment regarding the proposed property exchange in Mossy Head. Mr. Blackshear stated that the proposed amendment was inadvertently left out of the EAR based amendment. The property involves three parcels classified industrial.

Motion by Commissioner Ryan, second by Commissioner Infinger to approve a correction to the EAR to include three parcels of property located in Mossy Head. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Mr. Blackshear presented the Russell Mossy Head amendment for consideration. Mr. David A. Russell, General Partner of Panhandle Properties, Ltd., Crestview, has requested a land use change on his property (148 acres) currently zoned General Agriculture (1 dwelling unit per 10 acres) to Rural Village (2 dwelling units per 1 acre).

Commissioner Ryan stated that if the proposed industrial site in Mossy Head is developed then additional housing in that area is needed and recommended approving the requested change. Mr. Russell stated that it is not economically feasible to develop his property at 1 unit per 10 acres. He did inform the Commissioners that he has hired a

Planning Consultant and has been working with the Planning Department, however, he needs approval before recommendations are sent to DCA. Mr. Russell advised the Board of an erosion problem and stated that he has employed Peterman & Associates, Engineering Consultants on how to handle the problem. Mr. Russell stated that a storm water retention plan would be incorporated as part of his development and commented that he is not aware of any objections other than Mr. Maurice Roberts.

Discussion was held regarding neighbor's concerns with the possibility of Mr. Russell dividing the property into sections smaller than one-acre lots. Mr. Russell advised that he would be dividing them into one-acre lots and not any smaller. Attorney Miller advised that the Development Order could contain a clause with the same restrictions on the division of property. Mr. Russell also agreed to eliminate the fire assessment fee and water system provision out of the both the old and new covenants.

Motion by Commissioner Ryan, second by Commissioner Walker to adopt a zoning change on the Russell Mossy Head Amendment to Rural Village contingent upon Attorney Miller drafting the stipulations in the Development Order pertaining to the division of acreage and removal of the fire assessment fee and water system provision. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Mr. Blackshear presented the Hardage Bowman Bayou Amendment. This amendment proposes to amend the FLUM to change 58 acres of Conservation Residential 1:2.5 to Neighborhood Planning Area/Small Neighborhood (NPA/SN). Mr. Blackshear presented a letter of opposition from Don and Judy Hambrick. Mr. Blackshear stated that the property is inconsistent with surrounding property, therefore the request to be rezoned.

Commissioner Walker questioned if the property could be limited to single family housing, four stories in height and a density of four units per acre. Attorney Miller stated that a clause could also be placed in the development agreement with these criteria.

Motion by Commissioner Walker, second by Commissioner Ryan to approve the Hardage Bowman Bayou Amendment and approve for transmittal to DCA. Ayes 4, Nays 1. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Naye.

Mr. Blackshear presented the Rookis & Andrews Harstvedt Road Amendment consisting of 30 acres of Conservation Residential 1:2.5 to Neighborhood Planning Area/Small Neighborhood. Mr. Gus Andrews has agreed to eight units per acre.

Discussion took place regarding the 30-acre parcel that contains approximately 50% wetlands.

Ms. Lyn Stafford requested that height restrictions of four-stories also be placed on this development. The Commissioners agreed.

Motion by Commissioner Infinger, second by Commissioner Ryan to approve the Rookis & Andrews Harstvedt Road Amendment with the height restriction of four-stories and eight units per acre. Ayes 4, Nays 1. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Naye.

The Commissioners recessed from 6:40 P.M. until 6:50 P.M.

Mr. Tom Blackshear presented the proposed changes in the Comprehensive Plan regarding wetlands protection as part of EAR Amendment 1.A.4.

Attorney Miller explained that the change would adopt DCA's recommendation and stated that in the Stipulated Settlement Agreement the Board previously discussed building in wetlands and allowing construction according to the underlying density rather

than to the residential construction only that was previously allowed. This proposed amendment would encourage a developer to move his density out of wetlands and cluster them in the uplands.

Ms. Kassy Keyes addressed the Commissioners regarding wetlands. Ms. Keyes stated that DCA stated that they want to see policies that encourage clustering in the uplands removing the density from the wetlands. Ms. Keyes advised that the Comp Plan does have policies to encourage clustering, however it also contains conflicting policies and therefore they attempted to change language that will strengthen the commitment to protect wetlands and eliminate any conflicts when working with DCA. Ms. Keyes requested to delete the conflicting language and insert language that clearly defines the encouragement of clustering, removing density from the wetlands to the uplands.

Motion by Commissioner Infinger, second by Commissioner Ryan to approve the following amendment for transmittal to DCA regarding the protection of wetlands:

Delete all of section 5 of Policy L-1.10.6 and insert new language as follows:

L-1.10.6

5. **Wetland crossing that connect dry upland areas are permissible provided the natural water flow between wetlands is not interrupted.**
6. **All new development or redevelopment shall be designed to avoid impacts on wetlands. On lots or parcels where locally significant environmental resources exist and resulting development restrictions apply, owners or developers may use, or be required to use, the following innovate land development techniques.**
7. **The concept of clustering involves allowing development on the most suitable parts of a development site while avoiding environmentally sensitive areas of the site. In order for clustering to be allowed, the following criteria must be met.**
 - a. **The resource to be protected must be clearly identified.**
 - b. **Clustering must be limited to a single lot, piece or parcel of property rather than multiple parcels.**
 - c. **In order to determine the allowable development on a site the number of units allowed for the whole parcel must first be determined. This number of units will then be allowed on the portion of the parcel that remains after environmental resources**

are perpetually protected, subject to the availability of facilities and services.

d. This policy may be further described in the Land Development Code.

6.8 To prevent all beneficial use of the property from being precluded due to wetland restrictions, i.e. there is no buildable upland area and wetland impacts are not permitted by federal or state agencies, then the parcel shall be allowed to develop at a gross density of one (1) residential dwelling unit per twenty (20) acres.

Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Chairman Butler called to order the advertised public hearing to consider a Certificate of Public Convenience and Necessity for the Walton County Emergency Medical Service. No one from the audience spoke.

Motion by Commissioner Infinger, second by Commissioner Paul to approve the renewal of the Certificate of Public Convenience and Necessity for the Walton County Emergency Medical Service. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Attorney Rick Peterman and Attorney Jim Grimsley, representing Treasure Island Marina, appeared before the Board along with Ame Lemay, Choctaw Engineering. Mr. Peterman gave a brief history of the intended use of the business and stated that Treasure Island Marina's focus is boat sales, parts and minor boat repairs. The owners have agreed to take all necessary measures to insure that the noise level will remain at a minimum by using special engine boots during repairs and adding additional buffering in the construction of the building, adding higher fencing and adjusting their setback from the nearby residents. Ms. Lemay showed landscaping plans that include additional buffering.

Mr. Eric Gurr, adjacent property owner, voiced his concern with the noise level in contrast with the current businesses already in the area and stated that he is not in favor of the added noise from the boat marina.

Ms. Dana Odom, adjacent property owner, also voiced her concern with the noise level and stated that she is not in favor of the marina either.

Mr. Bill Bard, property owner of Holiday Shores, appeared before the Commissioners and read a letter into the record from Ms. Lois Bailey who also opposes the boat marina and requested the Commissioners vote against the project.

Mrs. Latilda Henninger, County Planning Director, addressed the Commissioners and stated that she reviewed the proposed project for compliance with the Code. Mrs. Henninger informed the Board of the criteria used for determining the type of designation assigned. She stated that the Comprehensive Plan specifies “service” by the type of service being provided and the need for the service.

Ms. Williams presented a letter for the record from Mike Judkins.

Mr. Peterman presented seven exhibits identified as “A – G” regarding proper land use and prior zoning determinations.

Mr. Jack Dorman spoke on behalf of Treasure Island Marina and stated that the noise issue has been exaggerated because the engines are not as loud as people are saying.

Commissioner Ryan questioned if additional inside noise buffering could be done to help with the problem.

Discussion followed regarding a noise ordinance and the use of a decibel meter to measure the sound.

Mr. Rob Neale reminded the Commissioners that the Planning Commission has approved the proposed project.

Motion by Commissioner Ryan, second by Commissioner Walker to accept the Planning Commission's recommendation and approve the proposed development of Treasure Island Marina subject to adoption of a noise ordinance that could establish a decibel level, an agreement between the owners of Treasure Island Marina and adjacent property owner Eric Gurr, who will represent the other property owners, and the Board's review. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

The Commissioners recessed briefly at 8:30 and reconvened at 8:40 P.M.

Mr. Mike Barbee, CEO representing P.E.O. Brokerage Incorporated, appeared before the Commissioners and presented a Projected Savings Report for the County's Worker's Compensation and employee insurance. Mr. Barbee stated that his firm is a professional employment organization who actually performs the payroll and employee related service through his company saving the county an estimated \$354,000 per year. The Commissioners requested that Mr. Barbee meet with Mr. Imfeld and Ms. Williams to discuss this issue further.

Mr. Bobby George, Curt Miller Oil Company, Bonifay Florida, appeared before the Commissioners and informed them that the Purchasing Department had removed his company from the bidders list for fuel and requested to be reinstated. The Commissioners were not aware of the situation and requested Ms. Williams to look into the matter.

Attorney Miller brought an issue before the Board regarding 13.02.05.02 Non-conforming signs and presented language that the attorney's representing the sign

companies had agreed on in a previous meeting with Mr. Miller. Mr. Jim Moore representing Lamar and Salter Outdoor Advertising Companies was also present.

Mr. Miller stated that signs, which are not affected by Federal Statute, must still comply and must still be removed.

Mr. David Kramer addressed the Commissioners and stated that he feels the public has not been properly noticed regarding the newly revised language. Mr. Kramer pointed out specific wording in the proposed language that he would like changed.

Mr. Moore suggested placing a question on the ballot that allows the residents to vote if they are willing to pay for the signs by adding additional ad-valorem tax for South Walton residents.

Ms. Lyn Stafford requested the Commissioners provide a provision to allow the public the opportunity to pass bonds in order to purchase the signs and get rid of them.

The Commissioners agreed to change the proposed language in the second paragraph to read: **Notwithstanding any other provisions of this ordinance, non-conforming signs which have been or are removed after July 1, 1999 by reason of public acquisition of the land upon which they are situated may, in lieu of acquisition at the election of the owner, be relocated or reconstructed in accordance with F.S. 479.15.**

Motion by Commissioner Ryan, second by Commissioner Walker to adopt 13.02.05.02 Non-conforming Signs with the additional wording (shown as underlined). Ayes 4, Nays 1. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Naye.

Motion by Commissioner Paul, second by Commissioner Ryan to accept Attorney Miller's recommendation and approve the Burnham Settlement in the amount of

\$7,500.00 (result of an auto accident). Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Attorney Miller advised the Commissioners that Mr. Frank Russell is willing to donate the property located at Alaqua Creek with the restriction that the property be used for a public purpose and with a restriction that the property revert back to Castaway Bay Estates, a dissolved corporation, when it no longer serves a public purpose.

Motion by Commissioner Paul, second by Commissioner Walker to accept Attorney Miller's recommendation and approve to accept the deed to the property located at Alaqua by Mr. Russell, Castaway Bay. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Attorney Miller advised that the South Walton Sheriff's Annex is nearing completion in order to receive the amended environmental assessment and stated that the Governor and Cabinet has signed the deed.

Mr. Miller advised the Commissioners that he has received several complaints regarding damaged vehicles caused by the ongoing construction at the WaterColor Development. The Commissioners requested Mr. Miller to look into the situation.

Ms. Pam Tedesco, South Walton Chamber of Commerce, appeared before the Commissioners regarding land in the Governmental/Education Center and stated that the Chamber Foundation has agreed to the site location offered by the Commissioners. Ms. Tedesco requested the land be leased to the Chamber Foundation for \$1.00 per year with a long-term lease of 99 years and renewable. The Chamber is requesting a 100' X 180' for future expansion.

Commissioner Paul requested that a no-alcohol clause be added to the lease contract for liability reasons.

After lengthy discussion, Commissioner Paul motioned to approve the lease provisions as requested with the addition of a no-alcohol clause to state “No serving/consumption”. The lease restriction of no-alcohol will apply to the entire Governmental/Education Center. Commissioner Walker seconded the motion. After further discussion the motion and second were both withdrawn and Attorney Miller will prepare the language for review.

Motion by Commissioner Walker, second by Commissioner Infinger to allow the Chamber Foundation a 99-year lease for \$1.00 per year subject to final approval of the lease agreement by the Commissioners. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Attorney Miller advised that Cessna Landing final plat is complete with the exception of authorizing signatures.

Motion by Commissioner Paul, second by Commissioner Walker to approve Cessna Landing final plat for recording subject to receiving appropriate signatures. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Infinger, second by Commissioner Walker to table the appointments of Design Review Board Members until the September 26, 2000 meeting. Ayes 5, Nays 0. Ryan Aye, Infinger Aye, Butler Aye, Walker Aye, Paul Aye.

Motion by Commissioner Infinger to adjourn, second by Commissioner Ryan.

There being no further business, the meeting was adjourned at 9:45 P.M.

APPROVED: _____
Van Ness R. Butler Jr., Chairman

ATTEST: _____
Dan Bodiford, Clerk

BCC/dc