

DECEMBER 13, 2005 – REGULAR MEETING

The Board of County Commissioners, Walton County, Florida, held a Regular Meeting at 4:00 p.m. on Tuesday, December 13, 2005, at the South Walton Courthouse Annex.

The following Board members were present: Commissioner Scott Brannon, Chairman, Commissioner Kenneth Pridgen, Vice-Chairman, Commissioner Larry Jones, Commissioner Cindy Meadows, and Commissioner Rosier Cuchens. Mr. Ronnie Bell, County Administrator, and Attorney David Hallman, Legal Services Director, were also present.

Commissioner Cuchens led with prayer followed by the Pledge of Allegiance to the American Flag. Chairman Brannon called the meeting to order.

Chairman Brannon announced that the Oaks at Eden project would be continued until the January 10th 2005 meeting.

Motion by Commissioner Cuchens, second by Commissioner Pridgen, to approve the consent agenda consisting of the items below. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Mr. Bell noted that the table of contents was not explicit in regards to item #11. He stated that the specific additions, which included picnic facilities and recreation plat fees, were listed in the Board material submitted by staff.

Motion by Commissioner Cuchens, second by Commissioner Pridgen, to approve the consent agenda with the information excluded from the table of contents as described by Mr. Bell. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

1. EAL Approval

General Fund	\$ 2,500,426.94
County Transportation	\$ 836,710.48
SHIP	\$ 25,048.68

Fine & Forfeiture	\$	260.01
Debt Service Hospital	\$	-
Mosq. Control State	\$	-
Mott Sign Grant	\$	-
Section 8 Housing	\$	134,852.21
Tourist Dev. Council	\$	924,392.27
N.W. Mosquito Control	\$	1,134.61
W. Co. Library	\$	10,556.42
Tax Deed Surplus Trust	\$	39,151.16
Recreation Plat Fee	\$	-
Public Safety- 911	\$	2,127.38
Solid Waste Enterprise	\$	422,040.23
Mossy Head VFD	\$	-
Glendale VFD	\$	1,035.73
Darlington VFD	\$	-
Red Bay VFD	\$	-
Sidewalk Fund	\$	-
Local Option Gas Tax	\$	-
Special Law Enf. Trust	\$	-
Driftwood Debt Service	\$	4,583.85
Criminal Justice Ed Fund	\$	-
Bldg Dept/Enterp. Fund	\$	20,629.05
Capital Projects Fund	\$	9,972.18
Imperial Lakes MSBU	\$	893.43
Totals		\$4,933,814.63

2. Approve Minutes of November 08, 2005 – Regular Meeting
November 22, 2005 – Special Meeting
November 22, 2005 – Regular Meeting
November 28, 2005 – Special Meeting
3. Investment Report
4. 2006 Board Meeting Dates
5. Approve a Resolution to Roll Forward Monies for Uncompleted Road Projects **(2005-105)**
6. Approve a Resolution to Amend the Budget for Excess MSBU Monies Received for Tri-Village Fire Department **(2005-106)**
7. Approve a Resolution to Amend the Budget or Unanticipated Grant Revenues for the Glendale Volunteer Fire Department from the GVFD FEMA Fire Act Grant **(2005-107)**

8. Approval to Sign an Amendment to the FWCC Agreement to Extend the Deadline for Alaqua Creek Phase II Project
9. Approval to Sign the State Community Libraries in Caring Program Grant Contract for the Walton Learning Center Project
10. Approval to Sign a Resolution to Amend the Budget for State Grant Funds for the Planning and Development Services for the School Concurrency Pilot Community Contract from DCA **(2005-108)**
11. Approve Spending Funds from the Recreation Plat Fee for the Paving of a Basketball Court at Cessna Park
12. Mosquito Control Agreement between Walton County and the City of DeFuniak Springs

Ms. Carlene Anderson, Superintendent of Schools, asked that the Board support the School Board in obtaining a 20-30 acre parcel of state land for the purpose of building a new middle school in south Walton County. She stated that the school board had limited property holdings for future school sites in south Walton County. She briefly discussed the need for the property due to growth and class size reduction.

Mr. Bell suggested that a resolution of support be drafted and adopted by the Board and forwarded to state legislators.

Motion by Commissioner Jones, second by Commissioner Cuchens, to allow staff to draft a resolution of support for the acquisition of land as discussed **(2005-109)**. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Mr. Bell presented a proposed resolution to convey the deed for 23 acres in the Mossy Head area to the Walton County School Board for use as a future school site.

Motion by Commissioner Pridgen, second by Commissioner Jones, to approve the resolution and conveyance of the deed to the Walton County School Board **(2005-110)**. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Commissioner Jones, on behalf of the Board of County Commissioners, presented Ms. Anderson with the resolution conveying the deed.

Ms. Anderson expressed her appreciation of the resolution and property. She stated that once the land in the south Walton area was acquired, the anticipated capacity needs for the next 10 years would be met.

Mr. William Pennington, Finance Director for the Clerk of Courts, presented a Certificate of Achievement for Excellence and Financial Reporting to the Board on behalf of Ms. Martha Ingle, Clerk of Courts. He stated that the award was granted as a result of work done by the finance departments of both OMB and the Clerk of Courts' office. Mr. Pennington added that this was the fourth consecutive year that Walton County had received the award.

Mr. Bell announced the ranking for the qualified architectural firms that gave presentations at the previous workshop. He stated that the negotiations with those firms would be held prior to the January 10th 2005 meeting. The firms placed as follows:

1. Clemons, Rutherford, & Associates, Inc.
2. Hatch Mott MacDonald
3. Goodwyn, Mills & Cawood

The Board entered into a Public Hearing to discuss a proposed budget amendment resolution.

Mr. Bill Imfeld, OMB, presented a proposed resolution to “authorize issuance of the 8 million dollar note and to pledge the monies from the one cent bed tax that is deemed to go to beach re-nourishment”.

Motion by Commissioner Cuchens, second by Commissioner Pridgen, to adopt the proposed resolution as presented by Mr. Imfeld **(2005-114)**. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Mr. Imfeld presented a proposed resolution to amend the budget to recognize additional revenues and use reserves in order to account for unanticipated revenues and expenditures for the 2005-2006 fiscal year of the TDC fund. There were no public comments.

Motion by Commissioner Cuchens, second by Commissioner Pridgen, to adopt the proposed resolution as presented by Mr. Imfeld (**2005-111**). Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Ms. Rosemary Woods, PBS & J, gave an update on the Mack Bayou project. She stated that the public hearing scheduled for December was postponed due to setbacks. She reported that an extension was granted through June for the DOT grant application. Ms. Woods listed the following as reasons for delay: possible need for re-alignment of roads due to the discovery of archeological sites and restrictions on parcels owned by the Division of Forestry and the need for additional traffic analysis to ensure concurrency between the Master Plan and the corridor study. Ms. Woods submitted an addendum to the contract in the Board packet and requested approval of a supplement in the amount \$47,801.15 to fund the additional traffic studies. She explained that the amount was part of a grant to be re-paid at a ratio of 60:40, with the county being responsible for 60%.

Commissioner Meadows asked if a traffic study was done for the original roadway. Ms. Woods replied that the original submittal was based on the existing master plan and needed to be updated. There were no public comments.

Motion by Commissioner Meadows, second by Commissioner Pridgen, to approve the contract addendum with the supplement of \$47, 801.15 as presented by Ms. Woods. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

The Board moved into a Public Hearing to discuss a proposed resolution to allow the implementation of a uniform method to collect non-ad valorem assessments.

Mr. Bell gave a brief overview of the proposed resolution and explained that it must be adopted prior to December 31st 2005. There were no public comments.

Motion by Commissioner Jones, second by Commissioner Meadows, to approve the proposed resolution as presented (**2005-112**). Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Ms. C.J. Pipkin, Assistant Executive Director of the Escambia County Housing Finance Authority, gave an update on the First Time Homebuyers Program. She stated that loans had been made in Walton County at an interest rate of 5.39. She added that a \$10,000.00 down-payment assistance program was also in place with no interest rate. Ms. Pipkin stated that anyone who had not owned a home in three years could apply for the program. She listed the banking facilities in Walton County that had issued those mortgage loans.

Mr. Dewey Wilson, Regional Utilities, presented a request for the approval of a bond resolution for FCSC of Walton County. He stated that the monies, \$14,775,000.00, were to fund the Regional Utilities expansion program. Mr. Wilson added that he would present the final package in February after the bonds were closed. There were no public comments.

Motion by Commissioner Cuchens, second by Commissioner Pridgen, to adopt the bond resolution as presented by Mr. Wilson (**2005-117**). Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

The update on the Walton County Fire Rescue Command and Training Trailer was pulled from the agenda.

Mr. Ed Baltzley, Emergency Response Director, presented a request to allow the five year lease purchase of three fire vehicles. He stated that there would be a savings of \$90,000.00 if the vehicles were purchased this year. There were no public comments.

Motion by Commissioner Cuchens, second by Commissioner Meadows, to allow the purchase of the vehicles as requested by Mr. Baltzley. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Mr. Baltzley discussed the bids for the EMS radio equipment RFP. He stated that bids were placed by Williams Communications in the amount of \$51,814.00 and Communications International in the amount of \$43,219.50. He reported that Williams Communications met all the specifications and recommended that they be awarded the bid. There were no public comments.

Motion by Commissioner Cuchens, second by Commissioner Pridgen, to award the EMS radio equipment bid to Williams Communications in the amount of \$51,814.00. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Mr. Brad Pickel, TDC, presented a request to record the state resolution and plat map for the Erosion Control Line in the Four Mile Village area. He stated that the residents of Four Mile Village had not originally wanted to be included, but had since changed their position. He referred to the plat map which articulated the erosion control line. There were no public comments.

Motion by Commissioner Meadows, second by Commissioner Pridgen, to record the state resolution and plat map as presented by Mr. Pickel. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Mr. Pickel presented a proposed resolution to articulate the county's support of both the Erosion Control Line with the revisions and of the beach re-nourishment project. There were no public comments.

Motion by Commissioner Pridgen, second by Commissioner Meadows, to adopt the proposed resolution as presented by Mr. Pickel (**2005-115**). Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Mr. Pickel gave an update on the dredge and fill project. He stated that equipment should be mobilized by the first week of January and that the dredging should start the following week.

(Commissioner Cuchens stepped out at 4:45 p.m.)

Mr. Pickel requested direction for proceeding with the Cessna Park Stormwater Improvement Development Agreement with Choctawhatchee Basin Alliance (CBA). The agreement would entail the use of a Northwest Florida Water Management District Grant to make improvements to the facilities at Cessna Park, which the county would not have to repay.

Attorney Hallman stated that he would review the grant and report the necessary action back to the Board. No further action was taken.

(Commissioner Cuchens returned 4:51 p.m.)

Ms. Pat Blackshear, Planning Director, discussed establishing a historic district overlay in Point Washington and presented a map detailing the proposed boundaries. She suggested that staff notify the homeowners of an impending public hearing and that the Board meet with the Historical Society. She stated that, if the Board approved the proposal as presented, the next step would be for Legal Services to draft an ordinance.

The Board directed Ms. Blackshear to notify the property owners of the proposed boundary and public hearing and to meet with the Point Washington Historic Society. No further action was taken.

The discussion regarding a Saturday work day for the Coastal Dune Lakes Advisory Board was pulled from the agenda.

Ms. Blackshear presented a request by Mr. John Morris, Blue Mountain Beach, and an adjacent property owner to extend a 33-foot wall across a county easement. She stated that not extending the wall would cause greater erosion to the county easement in the event of another major storm. Ms. Blackshear stated that the property owners would pay to design, permit, and construct the wall. Ms. Blackshear added that the DEP would permit the wall. There were no public comments.

Motion by Commissioner Meadows, second by Commissioner Cuchens, to approve the request to extend the wall across the 33' county easement as presented by Ms. Blackshear. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Mr. Ken Little, Citizens Services Director, recommended approval of the following committee appointees: Ms. Marsha Anderson and Ms. Jeannie Wilson to the Coastal Dune Lake Advisory Board and Mr. Randall Yates to the Competency Board. He also discussed the need for appointments to the Animal Control Advisory Committee and Design Review Board.

Motion by Commissioner Jones, second by Commissioner Pridgen, to approve the appointees recommended by Mr. Little. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Commissioner Cuchens stated that several members of the Animal Control Advisory Committee (ACAC) were unable to attend recent meetings which resulted in a lack of quorum. He recommended disbandment of that committee.

Mr. Bell stated that the majority of ACAC's duties had been fulfilled with exception to the feral cat issue. He added that Legal Services would be working on that ordinance and should have it complete in January 2006.

Commissioner Jones suggested that the Board consider waiting until the feral cat ordinance was approved before disbanding the ACAC. He added that he would be in favor of disbanding the committee as long as the issues had been resolved.

Commissioner Meadows suggested that the ACAC be "held in abeyance" and called upon as needed. She stated that some residents of south Walton may be available for the committee and asked if the meetings were held in either north or south Walton County.

Mr. Bell stated that there was only one committee member from south Walton and that meeting venues were arranged to accommodate the members.

Motion by Commissioner Cuchens, second by Commissioner Pridgen, to dissolve the Animal Control Advisory Committee. Ayes 4, Nays 1. Jones Aye, Meadows Nay, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Mr. Bell stated that he would notify the ACAC members.

The discussion regarding McCullough Road and signage on Highway 98 was pulled from the agenda.

Attorney Hallman, Legal Services Director, gave an update on the Bark Park contract. He briefly addressed revisions to the contract draft. Attorney Hallman discussed the liability insurance that the county would require Bark Park, Inc., to carry.

Commissioner Jones suggested certain verbiage be expanded upon to provide clarity. He felt that the language regarding securing the perimeter should be expanded upon to explain the level of security to be provided by the county. He also felt that the criteria for the parking lot to be constructed by the county should be specific. He also questioned the language which would obligate South Walton Mosquito Control to provide mosquito control services as a condition of the contract.

Commissioner Cuchens questioned the need for wetland permits. Commissioner Meadows stated that currently there was no plan to encroach upon the wetlands, but that the language was included for possible future use.

The Commissioners reviewed a map of the area and Mr. Bell discussed the contents of the parcel.

Commissioner Cuchens questioned the language contracting the county to reimburse Bark Park, Inc., for improvements should the county request that the park be closed.

Ms. Pat Carlisle, Board of Directors for Bark Park, Inc., stated that those improvements could be utilized by the county should Bark Park, Inc., be asked to close the Walton County location. Ms. Carlisle added that the language was included so that donated items were not used for a purpose not agreed upon by the donator.

Chairman Brannon stated that the issue would be continued to allow the Board members ample time to review the proposed contract.

Attorney Hallman discussed the beach re-nourishment project and stated that there was a threat of litigation by a group of homeowners who were opposed to the project. He stated that the county had the authority to restore the entire beach or to bypass the homes whose owners expressed opposition. He submitted a photo of a section of beach in Palm Beach County where

the county omitted from the restoration project beach front properties of homeowners who objected to the project. He discussed the possible outcome of bypassing those spans of beach. No action was required.

Attorney Hallman stated that, due to the effects of hurricanes, a bill was passed by the legislature that would allow the Board to delay the discount dates for payment of ad valorem taxes in 2006. The proposed discount schedule was as follows: 4% if paid in January, 3% if paid in February, and 2% if paid in March. He stated that a vote of approval was needed to implement the change. Attorney Hallman stated that an ordinance may be required and added that he would investigate the matter further and report back to the Board.

Mr. Alan Ficerra questioned eligibility for the discount. Attorney Hallman replied that any property owner in Walton County would be eligible. He added that the bill specified an exception to ad valorem taxes paid through a financial institution.

Motion by Commissioner Cuchens, second by Commissioner Meadows, to approve the delay of the discount for payment of ad valorem taxes. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Attorney Hallman reported that there was a property boundary dispute between Washington and Walton Counties over Calford Island, which lies in the Choctawhatchee River. He stated that both counties had been collecting ad valorem taxes from the area. Attorney Hallman stated that the Washington County BCC had voted to enter in to an inter-local agreement with Walton County and divide the island, which would allow each county to collect taxes from their respective portion. Attorney Hallman recommended that the Board allow the Chairman to sign the inter-local agreement. There were no public comments.

Motion by Commissioner Cuchens, second by Commissioner Pridgen, to allow Chairman Brannon to sign the inter-local agreement with Washington County as described by Attorney Hallman. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Attorney Hallman reported that the Legal Services' staff would conduct a visioning and mission statement in-service on December 14th 2005. He stated that the workshop was designed to help the Legal Services staff better serve the Board and Walton County. No action was required.

Mr. Ronnie E. Bell, County Administrator, presented a proposed resolution to request that the legislative delegation seek additional funding for host shelters. There were no public comments.

Motion by Commissioner Jones, second by Commissioner Pridgen, to allow staff to draft a resolution as described by Mr. Bell (**2005-116**). Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Mr. Bell discussed the alternate work schedule imposed for Walton County employees in September 2005, due to the increased gas price caused by the hurricanes. Mr. Bell listed the offices that were or were not participating in the alternate schedule. He referred to emails from directors of departments and their staff in support of the alternate work schedule. A memo was submitted from Mr. Bell to the Commissioners which summarized comments from staff. Mr. Bell stated that he would like the authority to maintain the flexibility of schedules at Walton County departments and offices.

Commissioner Jones stated that he was in support of the alternate work schedule. He added that, regardless of the alternate schedule, duties of exempt employees and supervisors continued whenever employees were at work and offices were open.

Mr. Bell stated that the favorable response had come from the community as well as personnel. No action was required.

Mr. Bell presented a request from Mr. Lloyd Blue, on behalf of the restaurants of Grayton Beach, for an exemption of the Grayton Beach Liquor Ordinance from December 23rd 2005 through January 2nd 2006. There were no public comments.

Motion by Commissioner Cuchens, second Commissioner Pridgen, to allow the exemption of the Grayton Beach Liquor Ordinance as discussed by Mr. Bell. Ayes 4, Nays 1. Jones Nay, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Mr. Gary Mattison, Human Resources Director, stated that the county had logged 300 work hours without a lost time accident and 2,000,000 miles without a chargeable accident.

Mr. Bell presented a request from Mr. Lee Ingram of Hondo Enterprises, Inc., to utilize Cat Island Park as a staging area and access to Lake Juniper. Hondo Enterprises, Inc., was the low bidder for the FDEP Environmental Protection Project 2006020C, which included harvesting trees from Lake Juniper. Mr. Bell stated that Hondo had also requested a waiver of dumping fees for the Walton County Landfill. He declared that he was not in favor of waiving the dumping fees. Mr. Bell stated that he would work with Legal Services to draft a "hold harmless to the county". There were no public comments.

Motion by Commissioner Jones, second by Commissioner Pridgen, to allow Hondo Enterprises, Inc., to utilize Cat Island as described by Mr. Bell. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Mr. Bell reported that the Economic Development Council (EDC) had informed him that an un-named industry had expressed interest in locating to the Freeport Industrial Park. He stated that Mr. Jim Bryant of the (EDC) requested that the county sign a letter of commitment to construct a roadway and extend the water and sewage system to the area contingent upon the company's commitment to locate to that facility.

Mr. Bryant stated that negotiations were underway and that a decision would be made within the next two weeks as to where the company would locate. He reported that there would be approximately 125-140 job openings with average salary of 35K per year. Mr. Bryant briefly described the layout of the location being considered. He added that an economic analysis would be compiled and made available for review. Mr. Bryant requested a letter of intent and added that Mayor Marse had expressed support.

Motion by Commissioner Cuchens, second by Commissioner Jones, to provide a letter of intent with the conditions described by Mr. Bell. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Commissioner Meadows asked Mr. Pickel to give an update on rebuilding the Miramar Regional Beach access.

Mr. Pickel reported that one possibility was to build an elevated parking deck on pilings. He stated that DEP would require the structure to remain within the existing footprint and to have full permitting. He stated that the structure would be built in coordination with the beach restoration project. He added that FEMA may designate mitigation dollars and that the access was necessary for obtaining beach re-nourishment funds.

Commissioner Meadows reported that Mr. Jim Anderson, Walton County's representative to the Northwest Florida Transportation Advisory Committee, requested that

Walton County make their presentation regarding improvements to US Highway 331 on January 19th 2005, at 8:00 a.m., in Pensacola, Florida. She asked that staff work to compile the data for the presentation and designate a presenter.

Chairman Brannon reported on the MSBU for the Creekside Subdivision Roadway Improvements Assessment Program. He stated that the preliminary poll had shown “overwhelming support” for the MSBU and that he would like to proceed with the assessment. There were no public comments.

Motion by Commissioner Cuchens, second by Commissioner Meadows, to proceed with the MSBU assessment for the Creekside Subdivision. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Ms. Anita Page expressed concern over the abandoned, submerged boats in the waters at Cessna Park. She stated that swimmers and boaters were in danger of striking the abandoned boats. She estimated that there were approximately six submerged vessels.

Mr. Bell stated that there is a DEP grant to remove derelict vessels. He requested that staff work with the residents and the Coast Guard to identify the vessels so that they may be removed. There were no further public comments.

The Board recessed at 6:03 p.m.

The Board reconvened at 6:10 p.m.

The Board moved into the quasi judicial portion of the meeting. Attorney Hallman administered the oath to all who intended to present testimony on any of the subject matters.

Ms. Blackshear stated that the developers of Sacred Oaks Subdivision were making changes to the design. She requested the removal of the project from the agenda. There were no public comments.

Motion by Commissioner Pridgen, second by Commissioner Meadows, to approve the removal of Sacred Oaks Subdivision from the agenda. Ayes 4, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, and Brannon Aye.

Ms. Blackshear recommended a continuance of major development, Oaks at Eden, until the January 10th 2005 meeting. She stated that the developer was scheduled to meet with the neighboring property owners to discuss the outstanding issues. Ms. Blackshear felt that some of their differences could be resolved at that meeting.

Motion by Commissioner Meadows, second by Commissioner Pridgen, to continue major development, Oaks at Eden, until the January 10th 2006 meeting. Ayes 4, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, and Brannon Aye.

(Commissioner Cuchens returned at 6:14 p.m.)

Ms. Blackshear presented Sand Dollar Villas, a major development proposal consisting of five multi-family residential units on .625 acres. The proposed site is located north of CR 30-A, on Sugar Sand Lane. She stated that the project met all technical requirements and that staff recommended approval. A staff report and memo from the applicant agreeing to contribute \$11,000.00 for improvements were submitted into the record (**Exhibits #1 & #2**).

Ms. Jennifer Christensen and Mr. Will Poon, both of Conelly & Wicker, Inc., were present to represent the applicant, Sand Dollar Villas, LLC. There were no public comments.

Motion by Commissioner Cuchens, second by Commissioner Pridgen, to approve the major development proposal Sand Dollar Villas as presented by staff. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Ms. Blackshear presented Gulf Cove of Seagrove Planned Unit Development, a major development proposal consisting of a 19-lot residential PUD on 2.43039 acres. The proposed site

is located on the east side of Sugar Sand Lane, approximately .15 mile north of the CR 30-A intersection. Ms. Blackshear stated that the developer had agreed to contribute \$67,158.00 to CR 30-A improvements. She stated that the project met all technical requirements and that staff recommended approval. A staff report was submitted into the record (**Exhibit # 1**).

Mr. Darrel Barnhill was present to represent the applicant, DMF Development, LLC. There were no public comments.

Motion by Commissioner Pridgen, second by Commissioner Meadows, to approve the major development proposal Gulf Cove of Seagrove PUD as presented by staff. Ayes 5, Nays 0. Jones Aye, Meadows Aye, Pridgen Aye, Brannon Aye, and Cuchens Aye.

Mr. Lloyd Blue discussed the proposed Land Development Code amendment that would allow property owners in Walton County to enter into negotiations and/or contracts to sell lots and condominiums prior to platting. The language in LDC 11.03.06 makes entering into those negotiations and contracts a misdemeanor crime. Mr. Blue stated that the amendment would remove the conflict with state law regarding this issue.

Motion by Commissioner Cuchens, second by Commissioner Pridgen, to amend the LDC to allow negotiations and/or contracts to sell lots and/or condominiums prior to platting (**2005-96**). Ayes 4, Nays 1. Jones Aye, Meadows Nay, Pridgen Aye, Brannon Aye, and Cuchens Aye.

There being no further business, the meeting was adjourned at 6:21 p.m.

APPROVED: _____
Scott Brannon, Chair

ATTEST: _____
Martha Ingle, Clerk of Court