

JEFFERSON COUNTY BOARD OF COUNTY COMMISSIONERS  
REGULAR SESSION  
October 6, 2011

The Board met this date in regular session. Present were Chairman Stephen Fulford, Commissioners Betsy Barfield, Hines Boyd, Danny Monroe and John Nelson. Also present were County Coordinator Roy Schleicher, County Attorney Buck Bird and Chief Deputy Clerk of Court Tyler McNeill.

**ITEM 3: Consent Agenda**

1. Commissioner Boyd requested to pull the approval of the agenda from the Consent Agenda. **On motion by Commissioner Barfield, seconded by Commissioner Monroe and unanimously carried, the items of the Consent Agenda, consisting of the Minutes of the September 15<sup>th</sup>, 2011 Regular Session, the minutes of the September 15<sup>th</sup>, 2011 Tentative Budget Hearing, the minutes of the September 26<sup>th</sup>, 2011 Final Budget Hearing and the Proposed Holiday Schedule for FY 2011-2012 was approved.** Commissioner Boyd requested to change the order of items “L” and “M” on the Agenda. **On motion by Commissioner Barfield, seconded by Commissioner Boyd and unanimously carried, the above mentioned changes were accepted and the agenda was approved.**

**ITEM 4: Citizens' Request and Input on Non-Agenda Items**

2. Citizen Phil Calandra gave an update on the county Mission Statement.

**ITEM 5(a): Game Time Playground Equipment Grant**

3. County Coordinator Roy Schleicher presented the grant opportunity from Game Time Playground Equipment. He stated that at face value it was 60/40 grant offer, but after shipping/installation, the county was basically paying full price for the equipment with free shipping/installation. It was his opinion that the county should pass until better economic times. Chairman Fulford stated that the equipment needed addressing, but the concession stand and restrooms were a greater concern due to safety issues. Commissioner Barfield concurred and stated that the county could do better than the current concession stand/restroom facilities.

**ITEM 5(b): Update on Mine Contract wit Randy Hatch**

4. County Coordinator Roy Schleicher presented the proposed agreement and recommended approval after the County Attorney reviewed one more time. Commission Nelson inquired about final fees, to which Chairman Fulford stated that would be addressed via work orders and the Board would be made aware of costs before any action was taken. Commissioner Boyd inquired about the role of the Road Superintendent, to which County Coordinator Schleicher responded he would be involved, but there needed to be one, centralized communicator between the Board and Mr. Hatch. Chairman Fulford commented that this contract was more about the Board's role/oversight and less about the day-to-day operations. Regarding the three month time frame, County Engineer Alan Wise explained that the start date began when the initial blast takes place, not during the permitting and pre-approval process. He also stated he would check the insurance limits for Mr. Hatch's operation and have the County Attorney review. County Attorney Buck Bird said the insurance limits are standard and we should not go any lower.

Commissioner Nelson concurred. Commissioner Barfield inquired as to an “out-clause” if the county was not happy, to which County Coordinator Schleicher responded that all was required as a 10 day notification. **On motion by Commissioner Monroe, seconded by Commissioner Boyd and unanimously carried, the Board approved the contract with any necessary revisions.**

**ITEM 5(c): Sale of Old Grants Building**

5. County Coordinator Roy Schleicher introduced the issue of the old Grants Building and discussed the steps necessary to proceed with selling the old Grants Building. He stated his opinion that the county not sell the parcel and that the land could be useful to the county in the future. Commissioner Monroe agreed and stated we should not crowd the department in case of future growth. Commissioner Barfield inquired as to whether or not a letter of intent had been received from the person wanting to purchase the building and parcel, to which County Coordinator responded in the negative. Commissioner Boyd said there were interested buyers and that 90% of the 3.5 acres was buildable and the Board should find somewhere else to put the new Solid Waste building. He further stated that destroying the old Grants Building was throwing away taxpayers money and assets. **Commissioner Boyd made a motion to surplus the parcel containing the old Grants Building and to advertise for bids.** County Coordinator Roy Schleicher stated that it would need to be advertised on the agenda that we are declaring something surplus. Commissioner Boyd expressed frustration and stated this was a game to delay the process. Commissioner Nelson disagreed and stated that the proper process needed to be followed. He stated his desire to follow the County Coordinator’s recommendation to advertise. Chairman Fulford said he agreed with Commissioner Boyd that there was value in the old Grants Building, but stated that there was not value for the county and its identified needs. He stated his desire to get value from the building rather than destroying an asset. Commissioner Monroe said he agreed to an extent but stated that the property was not surplus. He said if someone wanted the building they could buy it, but that the land could be utilized by the Solid Waste Department. Commissioner Barfield agreed with Commissioner Monroe. Citizen Phil Calandra noted that there had been three votes to tear down the building and was interested as to why this was still being discussed by the Board. City Manager Steve Wingate said there would be issues with utility easement adjacent to this property if this parcel was sold. County Coordinator Roy Schleicher agreed with Mr. Wingate and stated there would be a number of issues to address if the parcel was sold. Chairman Fulford suggested a motion to abandon the surplus process and demolish or to continue with the surplus process. **Commissioner Monroe made a motion to abandon the surplus process and demolish the building as planned, to which Commissioner Barfield seconded by discussion.** County Attorney stated that adequate notice to the public had been given and that the Board had the option of declaring the building only as surplus. Citizen Dick Bailar commented that surplusing the building could take a long time and this issue had already been before the Board for 6 months. County Coordinator Roy Schleicher noted that different experts had different beliefs about the condition/usability of the old Grants Building. **Commissioner Monroe amended his motion to declare the building surplus, with the county retaining the property. The motion, as amended failed 1 to 4 (Barfield, Boyd, Fulford and Nelson opposed).** Commissioner Monroe requested to revisit the original motion. **On motion by Commissioner Monroe, seconded by Commissioner Barfield and carried 4 to 1 (Boyd opposed), the Board elected to abandon the surplus process and demolish the building as planned.**

**ITEM 6(a): PUBLIC HEARING – Aquifer Protection Ordinance**

6. Attorney Scott Shirley introduced the second reading of Resolution No. 2011-072111-02 by reading the title and introduction. He noted that this regarded regulating land use, but not the consumptive use of water as a municipality. **On motion by Commissioner Monroe, seconded by Commissioner Nelson and unanimously carried, the approved Aquifer Protection Ordinance, Resolution No. 2011-072111-02.**

**ITEM 5(d): County & Planning Attorney Contract Discussion**

7. Chairman Fulford introduced this item by stating that these contracts had not been reviewed or updated for awhile and recommended meeting with the attorneys individually to discuss the terms and verify that they are acceptable for all parties. Commissioner Nelson recommended either having a workshop to address these contracts or having the Chairman and County Coordinator meet with the attorneys before bringing before the Board. County Attorney Buck Bird stated that both attorneys served at the pleasure of the Board. It was the consensus of the Board to proceed as discussed above.

**ITEM 5(e): Wacissa River Canal Dredging**

8. County Engineer Alan Wise said this had been an issue for several weeks, beginning with the hardship of getting boats in and out of the Wacissa River. He stated he had contacted the Water Management District as well as DEP to find a solution for better access. He found that maintenance dredging was allowable as long as the county obtained notice of general permit. Mr. Wise stated that a better long term solution would be a new boat ramp. He added that Dixie County had a suction dredge they were willing to let the county use. Chairman Fulford inquired about recurring maintenance, to which Mr. Wise responded that the county will have to notify the above agencies each time it performed maintenance dredging, but that the same set of plans could be used as long as the laws and regulations had not changed. Commissioner Monroe said he spoke with David Still and located the dredge suction and also a person that haul it and perform the work if the Board so desired. County Engineer Wise said he was submitting the application tomorrow and that Water Management District approval would take approximately one week, the other agencies should take approximately three weeks and that the county should be dredging in about four weeks. He estimated the project, once started, should only take a day or so. **On motion by Commissioner Monroe, seconded by Commissioner Nelson and unanimously carried, the Board approved the task order to proceed with the Wacissa River boat ramp dredging.**

**ITEM 5(f): Easement Perimeter Fencing**

9. County Coordinator Roy Schleicher said we received three quotes on the easement perimeter fencing and that the low bidder, BN Tractor & Fencing, was also local. He stated that the fencing would be a benefit to both the county and adjacent property owner and recommended the approval of the quote at \$2,851.50. Commissioner Monroe stated his desire that barbed wire be placed at the top. **On motion by Commissioner Nelson, seconded by Commissioner Monroe and carried 4 to 1 (Barfield opposed), the board accepted the above quote with barbed wire at the top of the fence.**

**ITEM 5(g): Draft of Interlocal Agreement**

10. Fire Chief Mark Matthews introduced the above item and stated that 20% of fire calls were from city residents and that an interlocal agreement pertaining to liability would be beneficial to the county. County Coordinator Roy Schleicher commended Chief Matthews for getting this done. County Attorney Buck Bird said that the city would need to make a declaration of insurance limits; if these limits were satisfactory to the Board, then the county could accept and potentially negotiate with the city about the cost incurred. Chief Matthews noted that fire assessment monies fund volunteer fire departments as well. Commissioner Nelson stated his appreciation for Chief Matthews and re-stated this was just about liability and not assessment. **On motion by Commissioner Nelson, seconded by Commissioner Barfield and unanimously carried, the Board approved the draft of the interlocal agreement to take before the City Council.**

**ITEM 5(h): Industrial Park Roadway Improvements**

11. County Engineer Alan Wise briefly summarized the process and action taken on paving Industrial Park Road. He said that the work was not acceptable the first time and work was performed again. After the second review, the work was still not in accordance with site plans and did not meet specifications. He stated there were no issues with the structural integrity or draining. Commissioner Nelson asked why the contract, Dixie Paving, had not corrected the error. Mr. Wise stated that the contractor had already put in an additional inch of asphalt and it was a financial matter for the contractor. Mr. Wise stated his opinion that to completely resolve the matter, there would need to be another lift of asphalt or the lime rock base underneath would need to be repaired. Chairman Fulford stated his belief that the county had a good relationship with Dixie Paving, but this would affect its opinion of this contractor moving forward. Commissioner Nelson said this was unacceptable and the contractor should have met the specifications. Commissioner Boyd said the road was fine structurally and the issue was just the aesthetics. He stated that Dixie Paving did good work and that the Board was being unreasonable. Commissioner Barfield agreed that the road looked great but said it would set a bad precedent to accept inferior work that did not meet specifications and also that it was not fair to other contractors that bid on the job. She asked if we could pay the contractor less due to specifications not being met. County Engineer Alan Wise said the county could accept the job as is and deduct a percentage based on how far out of specs the work is. Commissioner Barfield stated her belief that if the county paid the full amount then it was rewarding bad behavior. She said pay the contractor less or give them the option to redo the work. Commissioner Monroe said the county should hold the contractor to their word. Mr. Wise said the county had paid all but \$9600 for this project. **On motion by Commissioner Barfield, seconded by Commissioner Nelson and carried 4 to 1 (Boyd opposed), the Board decided to withhold payment to Dixie Paving and give the contractor the opportunity to fix the road or withhold money owed to the contractor and use this money to pay another contractor to bring the road up to specifications.**

**ITEM 5(i): Discussion of Potential Acquisition of State Land**

12. Attorney Scott Shirley introduced the issue of the old Monticello Maintenance yard. He said that state was under new administration and policies and was not willing to gift this land to the county.

**ITEM 5(j): Update on Draft Planning Commission Rules Ordinance**

13. Attorney Scott Shirley presented the revisions to the Planning Commission Rules and requested authorization to schedule a public hearing to adopt. He said that most changes were to the language of the Volunteer Boards Policy. It was the consensus of the Board that the public hearing be heard at the morning meeting in November.

**ITEM 5(k): Implementation of New Volunteer Boards Policy**

14. Attorney Scott Shirley said he recommended sending the Planning Board members a letter with their agenda packet. Commissioner Nelson stated his desire to fill resigned positions first and then fill others later. Chairman Fulford said it would make sense to appoint three seats that are vacant this year, next year to address the three oldest seats and the following year, the remaining four seats. Commissioner Barfield noted that Board could retain the same appointee or applicant if that Commissioner so desired. Attorney Shirley said he would advertise for vacancies and would also need to advertise for Code Enforcement Board. He added that other volunteer boards would be handled in the Summer of 2012, per the policy. Citizen C.P. Miller inquired about a newly elected Commissioner being able to replace the appointment of the previous Commissioner. Chairman Fulford said the appointments should not be political and that new Commissioners should not be able to come in and “clean house” because it would create too much instability. Attorney Shirley stated this could not happen per the policy, as there would have to be cause for removal or the end of the volunteer’s term.

**ITEM 5(m): Discussion of Duties of Assistant County Coordinator**

15. Commissioner Boyd stated his belief that the County Coordinator’s Office should be moving more in the direction of economic development. He stated he felt with Assistant County Coordinator John McHugh resigning, the county was given a good opportunity to redefine the duties of this position. He added that the county could save money by performing this task in the County Coordinator’s Office. County Coordinator Roy Schleicher discussed the transfer of new Assistant County Coordinator Henry Gohlke from the Road Department to the County Coordinator’s Office. He said there was enough work for the County Coordinator and Assistant without economic development being the prime focus. He added that he did not disagree about economic development being a real need for the county and said when Commissioners appoint new members to the Planning Commission, they should consider economic development when making their selections. Chairman Fulford said the Board needed to set job description of the Department Head, not subordinates. Commissioner Barfield agreed that economic development should be improved, but said she was not convinced the County Coordinator’s Office is where economic development should be housed. Commissioner Nelson said that after sitting with County Coordinator Schleicher, he realized all of his responsibilities and stated his belief that there needed to be a plan for the present as well as the future. Commissioner Boyd reiterated his belief that economic development needed more funding and that the County Coordinator’s Office could be used for this function. Citizen Dick Bailar stated his belief that the FSU Development Document tied into economic development and would be a useful tool moving forward.

**ITEM 5(l): County Coordinator Succession Plan**

16. Chairman Fulford recommended a workshop to discuss the County Coordinator succession plan. Commissioner Boyd agreed and wanted a firm date to discuss what the county wants this office to do. Citizen Phil Calandra reminded the Board of other

upcoming workshops (Road Department Review, Solid Waste Workshop, Re-Districting). County Attorney commented that the county could possibly hire a consultant to review the re-districting issue. Citizen C.P. Miller said the county needed data before hiring a consultant. Commissioner Nelson concurred. Chairman Fulford stated that County IT Director Johnnie Abron could possibly help compile data and map information. County Coordinator Roy Schleicher brought the discussion back to the succession plan. He stated that his retirement day is June 30<sup>th</sup>, 2012 with his last day worked on June 29<sup>th</sup>. He advised the Board to start thinking about what they are looking for in a replacement, the salary and benefits they are willing to provide, the type of experience and education they desire and also a solid job description for this position. He recommended starting the hiring process no later than January and advertising for the position in April at the latest.

**ITEM 7(a): County Coordinator's Report / Department Head Reports**

17. County Coordinator Roy Schleicher presented the County Coordinator's Report and also the Department Head Reports. He also commended Chairman Fulford for his article in the October 2011 issue of Progressive Farmer.

**ITEM 8: Citizens' Forum**

18. Citizen Santa Hokenson asked if the Planning Commission was in "cold storage" and stated there was work to be done on the land development code. Attorney Scott Shirley replied that the Planning Commission was not in cold storage but was in a period of transition. He stated that three positions on this Board needed to be filled and that the land development code discussion had been deferred until November. Planning Official Bill Tellefsen noted that the county currently had no applications pending.
19. Citizen C.P. Miller stated that he attended the meeting as a citizen, but expected to be respected. He also commended the Board for discussing economic development.
20. Planning Official Bill Tellefsen commented on the transfer of Henry Gohlke from the Road Department to the County Coordinator's Office and said it was good for people to have places to move up within the county. Chief Deputy Clerk Tyler McNeill commented that the transfer between of Mr. Gohlke between the Road Department and the County Coordinator's Office was done according to the county policy and that if the Commissioners were unhappy with the transfer process then it needed to be addressed in the personnel policy.

**ITEM 9: Commissioner Discussion Items**

21. Commissioner Monroe said that there were issues with dogs at the head of the Wacissa River. County Attorney Buck Bird said that this needed to be addressed in the rules for parks. County Coordinator inquired about how we would enforce this issue. Chairman Fulford requested that County Coordinator Schleicher draft a rule to bring before the Board. Commissioner Barfield voiced her opinion that this should be part of code enforcement.
22. Commissioner Monroe said he will have a proposal for the river dredging prepared by the next meeting.

BOARD OF COUNTY COMMISSIONERS  
MINUTE BOOK 23, PAGE \_\_\_\_\_

23. Commissioner Nelson discussed a resolution in support of the temporary employment agency that serves Jefferson County. He noted that the federal government had cut funding by almost 50% and that, to his knowledge every other county has done a resolution. He said he was expecting a resolution on the next agenda.
24. Commissioner Barfield stated she had been waiting for the budget to be finalized before beginning the discussion of how to invest ad valorem revenues. She said she would be in contact with the Clerk of Court and bring back his recommendation to the Board.
25. Commissioner Barfield gave an update on the Lloyd Depot project and stated that the county had hit a few “snags” due to CSX owning this property. In order to proceed with the grant process, Gulf Wind Railroad Association would need to lease the land.
26. Chairman Fulford discussed the Department of Community Affairs audit of the CDBG grant and noted that there were no findings and no concerns.
27. Chairman Fulford gave an update on Broadband Authority and said that a response had been drafted to the Federal Government taking into account recommendations. Commissioner Monroe thanked Chairman Fulford for all of his efforts in this area.
28. The warrant register was reviewed and bills ordered paid.

**ITEM 10: Adjournment**

- 29. On motion by Commissioner Monroe, seconded by Commissioner Nelson and unanimously carried, the meeting was adjourned.**

\_\_\_\_\_  
Chairman

Attest: \_\_\_\_\_  
Clerk