

## JULY 22, 2014 – REGULAR MEETING

The Board of County Commissioners, Walton County, Florida, held a regular meeting on Tuesday, July 22, 2014, at 9:00 a.m., at the Walton County Courthouse in DeFuniak Springs.

The following Board members were present: Commissioner W.N. “Bill” Chapman, Chairman; Commissioner Kenneth Pridgen; Commissioner Sara Comander; and Commissioner Bill Imfeld. Mr. Mark Davis, County Attorney; Mr. Larry Jones, County Administrator; Mr. Stan Sunday, Deputy County Administrator; Ms. Dede Hinote, Deputy County Administrator; and Mr. Alex Alford, Clerk of Courts and County Comptroller were also present.

Chairman Chapman called the meeting to order. Commissioner Comander led the invocation followed by the Pledge of Allegiance to the American Flag.

Mr. Larry Jones, County Administrator, presented the following changes to the agenda for approval:

### ADDITIONS:

1. Consent Agenda Budget Amendment Resolutions/Transfers Item 3 – Approve a Resolution **(2014-66)** amending the Budget for the Landfill Fund for FY 2013-2014 to account for unanticipated revenue from the Waste Management Memorandum of Understanding with Walton County in the amount of \$200,000
2. Consent Agenda Agreements/Contracts Item 10 – Approve reappointment of Dr. James Howell as EMS Medical Director for one year

### DELETIONS:

1. Consent Agenda Administrative Item 2 (per Commissioner Comander’s request) – Approve to advertise and hold a Public Workshop on July 30, 2014 at 6:00 p.m. to discuss proposed new beach accesses including one at Topsail State Park

Motion by Commissioner Imfeld, second by Commissioner Pridgen, to approve the changes to the agenda as presented. Ayes 4, Nays 0. Chapman Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Commissioner Comander corrected her previous statement about Consent Agenda Item 2 and stated that it was Consent Agenda Item 5 (Approve to advertise and schedule a Special Meeting and Executive Session on August 12, 2014 at 2:00 p.m. to discuss litigation settlement and strategy in the matter of Suzanne Harris vs. Walton County) that she wished to have further discussion on.

Motion by Commissioner Imfeld, second by Commissioner Comander, to amend the previous motion to approve the changes to the agenda with the removal of Consent Agenda Item 5 (not Consent Agenda Item 2 as previously approved) for further discussion. Ayes 4, Nays 0. Chapman Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Motion by Commissioner Pridgen, second by Commissioner Comander, to approve the Consent Agenda as follows. Ayes 4, Nays 0. Chapman Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Clerk's Items:

1. Approve Expenditure Approval List (EAL)

General Fund	\$	338,407.81
County Transportation	\$	395,194.27
SHIP	\$	10,000.00
Section 8 Housing	\$	3,839.19
Tourist Dev. Council	\$	260,830.25
N.W. Mosquito Control	\$	2,151.43
Solid Waste Enterprise	\$	599,672.31
Bldg Dept/Enterp. Fund	\$	1,524.22
Imperial Lakes MSBU	\$	2,517.66
Capital Projects Fund	\$	539,746.67
<b>Totals</b>	\$	<b>2,153,883.81</b>

2. Approve Minutes of July 8, 2014 Regular Meeting and July 10, 2014 Budget Workshop

Administrative Items:

1. Approve a Resolution (**2014-64**) amending Resolution 2013-99 establishing rates for sewer service provided by the County in the Mossy Head Industrial Park

2. Approve to advertise and hold a Public Workshop on July 30, 2014 at 6:00 p.m. to discuss proposed new beach accesses including one at Topsail State Park
3. Approve Quarterly Report from the Life Enrichment Senior Center for April, May, and June 2014
4. Approve several items for surplus/disposal for the north Walton County Mosquito Control Department
- ~~5. Approve to advertise and schedule a Special Meeting and Executive Session on August 14, 2014 at 2:00 p.m. to discuss litigation settlement and strategy in the matter of Suzanne Harris vs. Walton County~~
6. Approve to purchase a 6' X 12' trailer in the amount not to exceed \$2,100 for the Asphalt Crew
7. Approve a Resolution **(2014-65)** amending Resolution 2010-51 to correct a scrivener's error in a legal description

Budget Amendment Resolutions/Transfers:

1. Approve to schedule and advertise the Fiscal Year 2014-15 Budget Hearings for September 8, 2014 at 5:01 p.m. at the South Walton Courthouse Annex and the Final Hearing on September 22, 2014 at 5:01 p.m. at the Walton County Courthouse in DeFuniak Springs
2. Approve to transfer \$5,200 from 001-7040-526.64-00 Machinery and Equipment to 001-7040-526.62-00 Buildings for the purchase of rolling doors for the new Fire Station 5 located on JW Hollington Road
3. Approve a Resolution **(2014-66)** amending the Budget for the Landfill Fund for FY 2013-2014 to account for unanticipated revenue from the Waste Management Memorandum of Understanding with Walton County in the amount of \$200,000

Agreements/Contracts:

1. Request approval to extend and approve the First Option to Renew Engineering Services Agreement for period September 11, 2014 through September 10, 2015 with Tetra Tech, Inc.
2. Request approval to extend and approve the First Option to Renew Engineering Services Agreement for period October 3, 2014 through October 2, 2015 with Atkins North America, Inc.
3. Request to extend and approve the First Option to Renew Engineering Services Agreement for period of August 13, 2014 through August 12, 2015 with Preble-Rish, Inc.
4. Request to submit an Addendum to the previously approved NRCS Federal Assistance request (dated June 4, 2014) to include 275 Lakewood Drive, Santa Rosa Beach
5. Request approval for staff to submit a County Incentive Grant Program Application for County Highway 30A Road Improvements from County Highway 393 East to County Highway 283
6. Approve contract changes to the Polyengineering Agreement for the Mossy Head Waste Water Treatment Facility

7. Approve to renew Health Insurance with Florida Blue with an increase of 4.8% with no change in benefits
8. Approve Mutual Aid Agreements with Okaloosa County Fire Rescue and Eglin Air Force Base
9. Approve the Florida Department of Corrections Interagency/Public Works Agreement to provide services relating to Work Squads
10. Approve reappointment of Dr. James Howell as EMS Medical Director for one year

Chairman Chapman asked for public comment regarding any agenda item.

Mr. Chester Carter discussed his recent denial of a land use change request in order to provide competitive bid processes to help sustain public service jobs without raising taxes on the private sector.

There were no additional public comments made.

Secretary Tommy Barfield, Florida Department of Transportation, provided an update on the US Hwy 331 Four-Laning Project, including estimated times of completion for the multiple phases, the right-of-way acquisition process, and driveway access requirements for new development.

Commissioner Meadows entered the meeting at 9:08 a.m.

Mr. Jones requested to approve the Preliminary Rate Resolution (2014-67) for Fire Rescue Services with a final adoption hearing on August 26, 2014. He explained that the rates (page 4) can be lowered at the final adoption hearing.

Commissioner Comander questioned if the rates will remain the same as last year. Mr. Jones confirmed that the rates as presented will be the same.

Motion by Commissioner Pridgen, second by Commissioner Comander, to adopt the Preliminary Rate Resolution (2014-67) for Fire Rescue Services as presented and set the final adoption hearing date for August 26, 2014 as requested.

Ms. Mary Nielson felt that the rates should be slightly increased every year to adjust for the costs incurred to provide fire services.

Ayes 5, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Mr. Jones requested to approve for staff to issue an Invitation to Bid (ITB) for completion of infrastructure for the Mossy Head Industrial Park for the roadways and stormwater.

Motion by Commissioner Comander, second by Commissioner Imfeld, to allow staff to issue an ITB for completion of infrastructure for the Mossy Head Industrial Park as requested. Ayes 5, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Mr. Jones requested to name a replacement on the Local RESTORE Act Committee to fill Mr. John Magee's seat as Business Leader North of the Bay.

Commissioner Comander recommended appointing Ms. Elizabeth Brannon. She stated that Ms. Brannon lives in Freeport and is a business woman in DeFuniak Springs.

Motion by Commissioner Comander, second by Commissioner Imfeld, to appoint Ms. Elizabeth Brannon to the Local RESTORE Act Committee for the seat of Business Leader North of the Bay. Ayes 5, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Mr. Jones requested to advertise an ITB for the remodeling and buildout of the Emergency Operations Center (EOC) Bunker Facility. He stated that they would like to shorten the time frame from 30 days to 14 days for the response to the ITB.

Motion by Commissioner Pridgen, second by Commissioner Comander, to advertise an ITB for the remodeling and buildout of the EOC Bunker Facility as requested. Ayes 5, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Mr. Jones provided an update on the Sports Complex land negotiations with Mr. MC Davis. Mr. Davis has asked for copies of the two appraisals, per statute we are not required to provide them until later in the negotiation process. Attorney Davis stated that there is a portion in the public records law that does keep appraisals confidential, unless the Board decides to disclose the information, during the purchase of land.

Commissioners' Comander and Meadows did not see a problem in disclosing the information to Mr. Davis.

Motion by Commissioner Imfeld, second by Commissioner Meadows, to disclose the two appraisals to Mr. Davis for the land for the Sport Complex in South Walton as recommended. Ayes 5, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Mr. Jones requested to award RFP 014-014 for a Health Insurance Consultant to Combined Insurance Services, Inc., in the amount of \$55,000, as recommended by the Evaluation Committee.

Motion by Commissioner Pridgen, second by Commissioner Comander, to award RFP 014-014 for a Health Insurance Consultant to Combined Insurance Services, Inc., in the amount of \$55,000, as recommended by the Evaluation Committee. Ayes 5, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Mr. Jones requested to award RFP 014-017 for Basic Life and AD&D and Long Term Disability to Sun Life Assurance as recommended by the Evaluation Committee.

Motion by Commissioner Meadows, second by Commissioner Pridgen, to award RFP 014-017 for Basic Life and AD&D and Long Term Disability Insurance to Sun Life Assurance as recommended by the Evaluation Committee. Ayes 5, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Mr. Jones requested approval to advertise for construction bids for the Turn Lane Improvements on South Geronimo Street at US Hwy 98. The improvements will include three turn lanes.

Motion by Commissioner Comander, second by Commissioner Meadows, to advertise for construction bids for the Turn Lane Improvements on South Geronimo Street at US Hwy 98 as requested. Ayes 5, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Mr. Jones requested the Board review and provide comments to staff on the draft Right-of-Way Policy as presented. The policy will be placed on the agenda in 30 days for consideration.

Mr. Jones requested to accept Legislative funds in the amount of \$623,000 for the Walton County Coastal Dune Lakes Culvert Replacement and Environmental Management Plan awarded and to allow staff to pursue a contract with Florida Department of Environmental Protection regarding the project and distribution of funds.

Motion by Commissioner Imfeld, second by Commissioner Meadows, to accept Legislative funds in the amount of \$623,000 for the Walton County Coastal Dune Lakes Culvert Replacement and Environmental Management Plan as requested. Ayes 5, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Mr. Jon Ervin, Tourist Development Council Director of Marketing and Communications, presented the following TDC updates: federal appropriations have been secured for \$310,000 for the PED portion of the hurricane and storm damage reduction project, a survey is now available to the public to gather feedback for logo variations, there was a meeting with the North Walton Event Committee last week to accept applications for event sponsorships

for functions north of the Bay, the Van Ness Butler Award is currently accepting nominations, the Artist of the Year Program is accepting applications until July 28<sup>th</sup>, and there will be a Marketing Committee meeting held July 29, 2014 at 3:00 p.m.

Commissioner Imfeld stated at the Budget Workshop there was discussion about the needs for additional regional access facilities and whether or not there would be remote parking facilities available. He felt that information is needed and to start looking at what land is available. Mr. Ervin stated that he is aware that work is being conducted at this time to determine what land is available for regional access sites. Commissioner Imfeld suggested bringing information regarding those access sites to the next meeting for review.

Brief discussion ensued regarding the need to address regional beach access needs and the need for options to address the recent beach vendor issues on public land.

Attorney Davis requested to authorize the Chairman's signature on a Settlement Agreement for Case No. 12-CA-1084 and Rhonda Hobbs, as personal representative of the Estate of Devan Reeves vs. Walton County, Case No. 13-CA-62 as presented. This was a fact insured case so there is no option to agree or disagree to the settlement.

Motion by Commissioner Imfeld, second by Commissioner Meadows, to approve the Chairman's signature on the Settlement Agreement for Case No. 12-CA-1084 as requested. Ayes 4, Nays 0. Chapman Aye, Meadows Aye, Comander Aye, Imfeld Aye. **(Pridgen – FORM 8B Submitted)**

Attorney Davis provided and briefly discussed the Litigation matrix and requested to ratify the actions of the Office of County Attorney.

Motion by Commissioner Comander, second by Commissioner Meadows, to ratify the actions of the Office of County Attorney as requested. Ayes 5, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Attorney Davis requested to advertise and schedule a Special Meeting and Executive Session on August 12, 2014 at 2:00 p.m. to discuss a litigation settlement and strategy in the matter of Suzanne Harris vs. Walton County. He explained that this would catch everyone up on the status of the case and the next steps to take.

Motion by Commissioner Imfeld, second by Commissioner Meadows, to advertise and schedule a Special Meeting and Executive Session on August 12, 2014 at 2:00 p.m. to discuss a litigation settlement and strategy in the matter of Suzanne Harris vs. Walton County as requested. Ayes 5, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Commissioners' Meadows and Chapman had no items to present.

Commissioner Comander discussed the Walton County Landfill and the need for a recycling facility. She felt that a discussion is needed to determine the intent of use for the land at the Landfill and encouraged the Board members to take a virtual tour of the recycling facility in St. Lucie County.

Commissioner Imfeld discussed the stormwater problem roadways (57-58 countywide) and felt that money should be moved out of the Reserves Fund to start working on those stormwater issues.

Motion by Commissioner Imfeld, second by Commissioner Meadows, to advertise and schedule a Public Hearing to move \$500,000 out of the Reserves Fund to address some of the

stormwater issues before the budgeting process is finalized, and advertise an RFQ to obtain bids for engineering services.

Commissioner Meadows suggesting allowing the engineering firms on contract to review the roadway needs instead of the RFQ process. She felt that dividing the roadways between the three firms would accelerate the process.

Commissioner Imfeld amended his motion to divide the roadways among the three engineering firms on contract to address the stormwater issues rather than advertising an RFQ. Commissioner Meadows seconded the amended motion.

Ayes 5, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye, Imfeld Aye.

Commissioner Comander felt that with the help of the RESTORE Committee, they could use the TransOcean funds to address some of the stormwater issues.

Commissioner Pridgen discussed the US Hwy 331 Corridor Standards and how the business owners are being affected. He felt that the corridor standards should be postponed until after the highway construction is near completion.

Commissioner Imfeld agreed and felt that they should wait until they know how the businesses are going to be affected. Commissioner Comander felt that the draft standards are too severe and more minimum standards are needed.

Brief discussion ensued regarding a contact person to provide answers to the public and for staff to bring an update on the construction progress in January 2015.

Chairman Chapman asked for additional public comments.

Mr. Alan Osborne discussed a letter from the DEO regarding the non-compliance issues in the Development Order for Sandestin. He explained that the issues are affecting the quality of

life for the residents and urged the Board to have discussion regarding the non-compliance issues.

Commissioner Comander stated that they have been trying to get the water flowing by clearing out the ditches and opening the culverts. Commissioner Meadows stated that they are trying to make improvements to the area.

The meeting recessed at 10:12 a.m. and reconvened at 10:23 a.m.

Commissioner Imfeld recused himself from the Sandestin DRI Development Order amendment request and the Grand Boulevard Building "S" request. **(FORM 8B Submitted)**

Mr. Mac Carpenter, Planning and Development Services, requested to continue The Retreat at Miramar major development order application request submitted by ECM, John Elamad P.E. to the August 12, 2014 meeting. He stated that the continuance was requested by staff due to further stormwater review of the neighborhood.

Motion by Commissioner Meadows, second by Commissioner Comander, to continue The Retreat at Miramar major development order application request to the August 12, 2014 meeting as requested. Ayes 4, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye. **(Exhibits: Staff 1-2)**

The Quasi-Judicial Hearing was called to order and Attorney Davis administered the oath to those intending on speaking. There were no objections made to the Advertisement Notices.

Mr. Carpenter presented an Ordinance amending the Sandestin DRI Development Order for Parcel 208/308. The Notice of Proposed Change (NOPC) application submitted by Carlton Fields Jordan Burt requested for development within Grand Boulevard to be reviewed within a 90 day alternative process, to add a definition of ancillary development, and to add provisions for

Howard Group to submit annual reports for the Grand Boulevard Master Plan, with a future land use of Coastal Center.

Mr. Carpenter stated that the Board did receive some information at the beginning of the week that was not included in the packet provided and submitted by the applicant. He explained that staff has been counseling all of the applicants not to submit documents after the packets have been distributed to the Board.

Commissioner Meadows felt that the information submitted was not provided in enough time for thorough review and felt that the request should be continued. Chairman Chapman agreed.

Mr. Carpenter briefly discussed the information provided by the applicant regarding the 90 day review process and the amendment of Chapter 11 in the Land Development Code.

Motion by Commissioner Meadows, second by Commissioner Pridgen, to continue the Ordinance to amend the Sandestin DRI Development Order for Parcel 208/308 submitted by Carlton Fields Jordan Burt to the August 12, 2014 meeting. Ayes 4, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye. **(Exhibits: Staff 1-2) (ExParte: Chapman, Meadows, Pridgen, Comander) (Imfeld – FORM 8B Submitted)**

Mr. Carpenter presented the Grand Boulevard Building “S” major development order application submitted by Innerlight Engineering, Inc. requesting the approval to build 39,007 square feet of commercial/retail space on 9.83 +/- acres with a future land use of Coastal Center. The project is located at the northwest corner of US Hwy 98 and St. Charles Place.

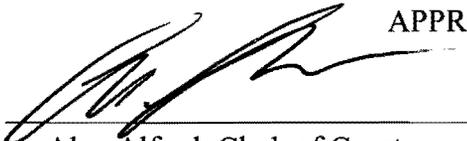
Motion by Commissioner Meadows, second by Commissioner Pridgen, to continue the Grand Boulevard Building “S” major development order application submitted by Innerlight Engineering, Inc. request to the August 12, 2014 meeting. Ayes 3, Nays 1. Chapman Aye,

Meadows Aye, Pridgen Aye, Comander Nay. **(Exhibits: Staff 1-2) (Imfeld – FORM 8B Submitted)**

Mr. Carpenter presented the United Fire Station major development order application submitted by Walton County requesting approval to construct a 6,600 GSF fire station facility on 5 +/- acres with a future land use of Public Facilities. The project is located approximately 3,000 feet south of Edgewood Circle on the east side of US Hwy 331. This development does meet the requirements of the Comprehensive Plan and the Land Development Code.

Motion by Commissioner Pridgen, second by Commissioner Comander, to approve the United Fire Station major development order application submitted by Walton County as requested. Ayes 4, Nays 0. Chapman Aye, Meadows Aye, Pridgen Aye, Comander Aye. **(Exhibits: Staff 1-2)**

There being no further business, the meeting adjourned at 10:32 a.m.

ATTEST   
Alex Alford, Clerk of Courts  
and County Comptroller

APPROVED   
W.N. "Bill" Chapman, Chairman