

Regular Meeting
February 11, 2016
Tiger Point Community Center
Gulf Breeze, Florida

The Board of County Commissioners of Santa Rosa County, Florida, met in Regular Session on the above date with the following members present: Chairman Lane Lynchard, Jaye Williamson, Rob Williamson, Don Salter and Robert "Bob" Cole. Also present were the Public Works Director (Steven Furman), County Engineer (Roger Blaylock), Clerk of Court (Donald C. Spencer), County Administrator (Tony Gomillion), County Attorney (Roy Andrews), Budget Director (Jayne Bell), and Administrative Assistant/Office Manager (Emily Spencer). Lynchard called the meeting to order at 9:00 a.m. The meeting was opened in prayer by Pastor Charles Miller, Bible Way Baptist Church. Those present joined in the pledge of allegiance to the flag.

First on the agenda, Lynchard moved approval without objection of the minutes of the January 28, 2016 Regular and Special Meetings.

Next, Lynchard moved approval without objection of the agenda.

Economic Development Committee – J. Williamson & Lynchard

1. Recommend approval of Santa Rosa County Tourist Development Council Board of Directors/Stakeholder/Staff Strategic Plan Facilitation Request for Qualifications. J. Williamson moved approval without objection.
2. Recommend BP Supplemental Promotional Fund Grant Agreement for \$73,600.00 to help continue efforts to promote the 2016 spring tourism season. J. Williamson moved approval without objection.

Administrative Committee – Lynchard & J. Williamson

1. Recommend approval of contract with Florida Department of Agriculture and Consumer Services for the funding of an agricultural Best Management Practices Technician in the amount of \$147,950.00. Lynchard moved approval without objection.
2. Recommend authorization of staff to request letter from cognizant agency accepting 10% de minimis indirect cost rate applicable to federal awards. Lynchard moved approval without objection.
3. Recommend authorization for application of U.S. Department of Justice Byrne Memorial Grant in the amount of \$13,390.00 requiring no local match. Lynchard moved approval without objection.
4. Recommend transmittal of updated Local Mitigation Strategy (LMS) Plan for 2016 – 2021 to Florida Division of Emergency Management. Lynchard moved approval without objection.
5. Recommend approval of modification #1 to the Settlers Colony HMGP grant agreement and authorize additional local match (\$7,600.00) from Electric Franchise Fee Drainage Reserves. Lynchard moved approval without objection.
6. Recommend proposal in the amount of \$39,530.00 from Pegasus Engineering to conduct design and computer modeling activities necessary to develop a proposed scope of work

and estimated project cost including demonstration of a positive benefit cost analysis for consideration of additional HMGP funding from DR 4068 (TS Debby). Lynchard moved approval without objection.

7. Recommend use of Courthouse lawn at noon Thursday, May 5, 2016 for annual National Day of Prayer observance to include use of Courtroom 300 as rain alternate. Lynchard moved approval without objection.
8. Recommend approval of the Sunset Stampede Run/Walk on Navarre Beach on May 7, 2016 beginning at 6:30 PM, with utilization of the boat ramp southernmost parking area (approximately 25 spaces) as contestant package pickup area. Lynchard moved approval without objection.
9. Recommend use of county roads for Flag Day 5K Fun Run/Walk on June 11, 2016 sponsored by the Columbiettes and Knights of Columbus of St. Sylvester Catholic Church. Lynchard moved approval without objection.
10. Recommend use of the Navarre Beach Park on March 10, 2016 for the Marine Raider Memorial March, beginning at 3:00 p.m. Lynchard moved approval without objection.
11. Recommend approval of the special event permit application for use of a portion of the Navarre Beach Pier parking lot for the Cross fit Navarre fitness competition event on May 7th and 8th 2016. Lynchard moved approval without objection.
12. Recommend directing county staff to continue updating county code to align with special events and other park usage. Lynchard moved approval without objection.
13. Recommend request from Town of Jay for a \$25,000.00 allocation from District 3 recreation funds. Lynchard moved approval without objection.
14. Meetings (unless otherwise noted the meetings below will be held in the Board room of the Santa Rosa County Administrative Center):

Building Code Board of Adjustments	February 17	2:30 p.m.
Public Services Conference Room, 6051 Old Bagdad Hwy., Milton		
Blackwater Soil and Water Conservation Dist.	February 18	5:30 p.m.
Three Rivers RC&D, 5230 Willing Street, Milton		
Commission Committee	February 22	9:00 a.m.
Bagdad Architectural Advisory Board	February 24	8:30 a.m.
Public Services Conference Room, 6051 Old Bagdad Hwy., Milton		
Parks and Recreation	February 24	5:30 p.m.
Commission Regular	February 25	9:00 a.m.
Special Local Mitigation Strategy Task Force	February 25	1:30 p.m.
Public Services Conference Room, 6051 Old Bagdad Hwy., Milton		
Commission Special – Rezoning Meeting	February 25	6:00 p.m.
Law Library Board Meeting	February 26	12:00 p.m.
Santa Rosa County Courthouse, Rm. M9		
Tourist Development North End Committee	February 29	8:30 a.m.
Economic Development Office, 6491 Caroline St., Suite 4, Milton		

Lynchard moved approval without objection.

Engineer’s Report

1. Recommend Change Order No. 2 to the contract with Roads, Inc. for the Berryhill Road Resurfacing project for 16 additional days with a new completion date of February 24, 2016. Lynchard moved approval without objection.
2. Recommend Change Order No. 1 to the contract with Roads, Inc. for the Tiger Point Boulevard Sidewalk project for 33 additional days with a new completion date of March 25, 2016. Lynchard moved approval without objection.

R. Williamson said Lynchard’s district has the number 1 ranked South Santa Rosa Bicycle Pedestrian project. He said he recommends moving forward with this project

with area 3 funds. R. Williamson said he and Lynchard can work together on what will be the best usage of the remaining area 3 funds. He said he recommends using the funds toward the project at Soundside and then looking at the Tom King Bayou Bridge project.

Lynchard said he and R. Williamson can both work separately with staff and look at these projects. He said the Southend Bicycle/Pedestrian Plan was recently completed and there were a lot of recommendations in the plan. Lynchard said he will look through this plan and work towards the next project.

3. Recommend extension of contract to April 25, 2016 with AECOM for CEI of Tiger Point Sidewalks to provide continuing inspection and monitoring per federal requirements. Lynchard moved approval without objection.
4. Recommend waiving landfill disposal fees for waste from the Blackwater WMA Game Cleaning Station from October through February. Lynchard moved approval without objection.

Public Services Committee – Cole & R. Williamson

1. Recommend approval to amend the AT&T agreement to allow for the movement of a site near the Sheriff's office buildings. Cole moved approval without objection.
2. Recommend conceptual design for Tsunami warning sign. Cole moved approval without objection.

Lynchard gave a power point presentation regarding the tsunami warning signs placed on Navarre Beach. He said Santa Rosa County opted to join the Community Rating System (CRS) which is tied in with federal flood insurance rates. Lynchard said county staff is doing everything they can to improve the county's CRS rating.

Brad Baker (Emergency Management Director) said after the April 2014 flood event, he encourages everyone, not in a special flood hazard, to purchase flood insurance. He said there were a lot of people that experienced flooding in the April 2014 event that were not in a special flood hazard risk. Baker said the county has been in a tsunami threat for a while, even though it is very small, the county is prepared. He said the latest modeling says the county might get up to 14 feet of water.

Other Discussion

Cole asked Gomillion if he has received any information regarding a moratorium for the disposal of tires due to the current mosquito virus threat. Gomillion said the request and discussion has been sent to the state, from the local Department of Health office. He said he has not received a response at this point relative to if there will be any funding for that type activity.

Lynchard said the species of mosquito that carries the virus is one that lives in flowerpots and gutters. He said the most effective way to combat this mosquito is to empty out flowerpots weekly of any excess water.

Ira Mae Bruce said this is a big concern for the county's vacation rental management programs. She said she had a cancellation because of this threat. Bruce said she thinks it is important that it is mentioned that the one person, with the virus, traveled to Mexico. Lynchard said the county will continue to pursue getting the emergency declaration lifted as soon as possible.

Public Works Committee – Salter & Cole

No items.

Budget & Financial Management Committee – R. Williamson & Salter

1. Recommend Budget Amendment 2016 – 096 in the amount of \$76,720.00 to carry forward unspent funds for engineering services with Hatch Mott McDonald for the Peter

Prince Airport Runway rehabilitation project as approved at the January 8, 2015 meeting. R. Williamson moved approval without objection.

2. Recommend Budget Amendment 2016 – 097 in the amount of \$5,000.00 to transfer funds from the District IV Recreation Fund to the General Fund for sod for the new Holley Ball Park playground. R. Williamson moved approval without objection.
3. Recommend Budget Amendment 2016 – 098 in the amount of \$21,862.00 to recognize the FY2016 EMS County Grant revenue awarded and authorizes for expenditure. R. Williamson moved approval without objection.
4. Recommend Budget Amendment 2016 – 099 in the amount of \$28,334.00 to carry forward funds for Bomag compactor repair by Beard Equipment Company as approved at the January 14, 2016 meeting. Beard Equipment Company will return \$10,977.00 core charge upon completion. R. Williamson moved approval without objection.
5. Recommend Budget Amendment 2016 – 100 in the amount of \$65,000.00 to carry forward funds in the Landfill Fund for green waste processing and grinding services with Jimmie Crowder Excavating and Land Clearing, Inc. as approved at the January 14, 2016 meeting. R. Williamson moved approval without objection.
6. Recommend Budget Amendment 2016 – 101 in the amount of \$12,836.00 to provide funding for the purchase of a Motorola MCD 5000 Desk Set (Console) as approved at the January 28, 2016 meeting. R. Williamson moved approval without objection.
7. Recommend Budget Amendment 2016 – 102 in the amount of \$2,000.00 to allocate District III Recreation Funds for a Tennis Backboard for Fidelis Tennis Courts. R. Williamson moved approval without objection.
8. Recommend Budget Amendment 2016 – 103 in the amount of \$25,000.00 to fund the redesign for current and future needs of the Bray-Hendricks Park in the Town of Jay from District 3 Recreation Funds. R. Williamson moved approval without objection.
9. Discussion and Presentation of the Navarre Beach Renourishment Project.

Jimmy Sellers (Coastal Tech – G. E. C., Inc.) gave the Board an update regarding the funding plan for the renourishment of Navarre Beach (Attachment in file). He said a construction contract has been awarded and the contractors are expected to begin construction in April. Sellers said the total costs for the project over the eight year design life are currently estimated at \$17.8 million.

Lynchard said the Board is not finalizing the MSBU rate, today. He said the purpose of this meeting is to have a public review of the MSBU study for the Board to accept the study. Lynchard said the Board will have to have a separate meeting approving the tentative rate of the MSBU and then the final MSBU approval will be done in August.

Gomillion said the Board will need to establish the tentative rate within the next couple of meetings, in order to get the information to the property appraiser office for the TRIM notices. He said staff will bring this back to the Board within the next couple of meetings for tentative approval.

Gary Buroker (President of Navarre Beach Leaseholders Association) asked if there is any way the county can move from 5% to 6% for the bed taxes. He said other counties can get up to 6%. Andrews said the statute has a formula with certain criteria. He said he can bring this information back to the Board but does not think the county meets that 6% requirement at this time. Lynchard said that penny may be earmarked for a

particular statutory purpose whether it is a convention center or sports stadium. He said the Board will look into this and find out what that additional penny can be used for and if it is a possibility.

Buroker said the lease fees from 2006-2014 totaled \$8 million. He said the leaseholders would like to see all of the \$8 million in reserves used for the project prior to the split, between the county and the leaseholders, for a MSBU.

R. Williamson asked Bell if a fund has been created to “wall off” the lease fee collections since the Board’s decision in February 2015. Bell said yes. R. Williamson asked the total amount in this fund. Bell said approximately \$420,000.00.

Cole said he feels the Board should take a look at the \$8 million application. He said now that the leaseholders are paying ad valorem taxes, he feels this covers the benefit of county government. Cole said he would like to see any remaining lease fees applied to this project. He said he feels this needs to be taken on as a state issue.

J. Williamson said he feels this should be a state funded program or at least more than it is now. He said he feels a portion of the \$8.2 million needs to go towards beach renourishment. J. Williamson said he feels the most prudent thing to do is to leave a portion of this in a fund for the next beach renourishment and look at tools to keep adding to that.

Lynchard said there are initiatives and discussions taking place at the state level to solve this problem in the future. He said Representative Broxson has been involved in discussions with other legislators throughout the state to come up with a state mechanism to fund beach renourishment.

Buroker said lease fees and beach renourishment is something the Navarre Beach leaseholders have, that the rest of the county does not have, but the rest of the county enjoys Navarre Beach. He said Navarre Beach is a public beach.

R. Williamson said there is an additional benefit that leaseholders receive from living on the island, but he does not feel the leaseholders should shoulder the entire burden as they did in 2006. He said he would like Blaylock to provide the Board with Navarre Beach specific expenses.

Blaylock said he recently sent an email to staff for a breakdown of the “0662 budget” which is approximately \$650,000.00 a year. He said this budget provides the non-utility support services the county provides to the beach. He said he will speak more to this at the next meeting.

Teresa Pack (Vice President of the Navarre Beach Leaseholders Association) said several years ago a study was done and Navarre Beach was the second largest income producing entity in this county. She further discussed the history of lease fees on Navarre Beach.

James Calkins said he recommends the Board take the lease fees that were already accumulated and use them for beach renourishment.

Gilbert Cichy said he does not understand why the county does not do these studies in house and work with the state. Blaylock said this is a specialized field and the county Engineering Department does not have a coastal engineer on staff. He said the county hires consultants for specialized projects that require expertise.

Dave Boggis discussed his concern with the machine that fluffs the sand for the turtles. Mike Walther (Coastal Tech) said this is a requirement of both the state and federal permit provisions under the federal regulatory process.

Cindy Sobieski asked the reason for starting the project on the east end of the beach. R. Williamson said the idea was to be through the core area and to a less populated area with fewer visitors.

Robert Coley said it appears in the diagram that a secondary berm will be built south of the vegetative berm currently in place. He asked how tall this berm will be. Walther said berm elevation is plus 9 feet above sea level. There was further discussion in regards to dune walkovers.

Coley asked Sellers if the new hotel is being assessed in regards to the formulation with the MSBU for this project. Sellers said the two hotel properties which are in the core area, are assessed similarly to the condominiums in that they are awarded points for acreage size and number of units that “currently” exist. He said as the plan stands now, the hotel is being assessed the maximum at approximately \$38,000.00 a year.

Cole asked if Coastal Tech can tell the Board what the assessed value will be increased to when the hotel opens or will there be an anticipated increase based on the number of units they are building. Sellers said currently, there is not an accounting of the expected number of units in the plan.

R. Williamson asked Coastal Tech for an estimate of what the change in the assessment will be from \$38,000.00. Sellers said approximately \$5,000.00-\$10,000.00 a year.

Pam Wingate (President of the Inn at Summerwind) said the Summerwind complex will be paying the county \$76,000.00 a year in the MSBU. She said if the new hotel has 161 units, the amount will be a little less than Summerwind.

Stephanie Lansden (President of Summerwind West) said she is upset because she thought the cost would be shared county wide.

Cole asked if the county can increase the hotels MSBU assessment, after it is built. Andrews said he does not think so. Cole said he feels the county needs to look at more of a share from the proposed hotel because in his opinion the hotel should have been up 5-6 years ago. He said the taxpayers of the county have been patient enough with the leaseholder. Cole said he thinks the county should look into this assessment and when the hotel will come online. R. Williamson said that is why he recommended the notice of default.

R. Williamson said the direction for staff will be to provide Navarre Beach specific expenses.

Lynchard moved approval without objection to accept the rate study.

Lynchard said the Board can discuss implementation and modification at a future meeting.

Tim Keohane said the lifeguards are not on Navarre Beach for the protection of the residents, they are there for the safety and protection of everyone in the public area. He said the residents should not be responsible for the costs of the lifeguards on Navarre Beach.

10. Recommend county check register. R. Williamson moved approval without objection.

Public Forum

Henrietta Lawlor discussed drainage concerns at her residence. Furman said it is his plan to install a new pipe and fix this drainage problem.

Adjournment

There being no further business to come before the Board at this time, the meeting adjourned.

BOARD OF COUNTY COMMISSIONERS
SANTA ROSA COUNTY, FLORIDA

By: Lane Lynchard, Chairman

Attest: Donald C. Spencer, Clerk of Court