

BOARD OF COUNTY COMMISSIONERS
UNION COUNTY, FLORIDA
REGULAR MEETING
NOVEMBER 22, 2022

NOTE: If any person decides to appeal any decision made with respect to any matter considered at this meeting or hearing, he or she will need a record for the proceedings and may need to ensure that a verbatim record is made.

PRESIDING: Chairman Ryan Perez

RECORDING: Kellie Hendricks Rhoades, Clerk of Courts & Comptroller

ATTENDING: Vice-Chairman Dobbs; Commissioner Willie Croft; Commissioner Mac Johns; Commissioner James Tallman; Jimmy Williams, County Coordinator; Pam Woodington, Finance Director; Dianne Hannon, Board Secretary; Russ Wade, County Attorney

MEETING CALLED TO ORDER

Chairman Perez called the meeting to order at 6:06 pm. Commissioner Dobbs offered the invocation and led Pledge of Allegiance.

PUBLIC COMMENTS

Chairman Perez welcomed the public and called for public comments.

Carol Saviak, from FPL, presented the Board with a check for \$8,125 as a donation to be used at OJ Phillips for enhancements to the park.

Patrick Maxwell, along with the committee for the Impact Center presented a video about the project that they are working on. Steve Hoard told the board that it would be a great impact on the community for generations. Mr. Maxwell stated that years ago he visited the Legacy Center in Alachua, and has studied how recreation centers can improve a community. He explained that OJ Phillips is a good location because it will tie in to sports that already exist, is a neutral area in the county, has plenty of parking available and can get labor from DOC. He stated the cost is estimated at \$4-5 million, and gave a summary of what the building would contain, who the local partners already involved are, and what activities it would host. Charlotte Emerson presented the results of a community survey about recreation and the need for a center in Union County.

JR Davis approached the Board to ask about the Solid Waste collections contract. Russ Wade stated that he has approved the contract and he has no issue with it. Kim Hayes will sign the contract to move forward with collecting old debts. Mr. Davis also asked about the County's intentions for good planning for the future regarding The Comprehensive Land Use Plan and Land Development Regulations. Mr. Williams stated that he has met with the planning council and is working on language, and suggested a workshop to discuss. Attorney Wade said that updating it will be a multi-step process, and will require a series of workshops and meetings. Commissioner Tallman discussed using David Theriaque to review the Comp Plan and LDR's, and that he would be willing to use ARPA Funds to pay for it. He asked the attorney about the timeline, and Mr. Wade answered that there should be a workshop to identify needs and plans before involving Mr. Theriaque, and added that it will be a very public process so that citizens will be well-informed of any changes. Mr. Williams stated that currently commercial is allowed in Ag IV zone, and he has discussed an amnesty program for any businesses operating in Ag IV to rezone if that is changed. Clerk Rhoades stated that the planning may be in excess of the purchasing policy requirements without quotes or bids, and suggested that since Mr. Theriaque had extensive knowledge of Union County's plans from the mining lawsuit, that the Board may determine to sole source the contract for planning if they deem that he is the best fit for the county. **Commissioner Tallman moved to sole source Davis Theriaque for special council for land use planning. Commissioner Dobbs seconded the motion, and it passed unanimously.**

APPROVAL OF BUDGET AMENDMENT AND CONSENT AGENDA

Commissioner Johns questioned the proposed budget amendment. Clerk Rhoades explained Budget Amendment 22-11 is to account for the settlement that has already been approved, and does not appropriate or approve any additional spending. **Commissioner Croft moved to approve Budget Amendment 22-11, amended for \$100,000**

increase to cover the Burkel settlement. Commissioner Tallman seconded the motion and it passed unanimously.

Commissioner Dobbs moved to approve the consent agenda presented by Clerk Rhoades, which included the finance report and additional bills. Commissioner Croft seconded the motion. It passed unanimously.

SHERIFF NEEDS FOR ARPA MONEY

Commissioner Tallman moved to approve \$20,000 from ARPA money for drones and other surveillance equipment. Commissioner Croft seconded the motion and it passed unanimously.

FARM CITY WEEK PROCLAMATION

Commissioner Dobbs moved to proclaim November 16-November 23 as Farm-City Week. Commissioner Croft seconded the motion, and all commissioners voted for the motion.

LANDFILL MONITORING SERVICES

Tim Culley, from Jones-Edmunds, informed the Board that DEP is requiring more work than they were doing before. Commissioner Dobbs asked if there are new environmental concerns, and Mr. Culley answered that there's not, but a change in the regulatory climate. Commissioner Tallman suggested the County challenge DEP. **Commissioner Tallman moved to direct Attorney Wade to draft a letter to DEP. Commissioner Dobbs seconded the motion, and it passed unanimously.**

Commissioner Dobbs moved to accept Work Order 27, and Commissioner Croft seconded the motion. It passed unanimously. Mr. Culley asked if he should proceed with sampling in December, and he was directed to wait.

RV/CAMPSITES

Discussion ensued about RV Parks popping up without regulation. JR Davis indicated that they are bringing in \$102,000 a year, and the Property Appraiser isn't going to do anything without changes to the Land Development Regulations. Commissioner Johns asked what the park in Worthington Springs paid the county, and the answer is that they pay nothing. Attorney Wade was directed to review the ordinance to see if we could make changes with that. Mr. Williams told the Board that Mr. Whidden recently denied a permit when he found the true use to be an RV Park.

NATIONAL HOSPICE AND PALLIATIVE CARE MONTH

Commissioner Dobbs moved, and Commissioner Croft seconded, to adopt a proclamation recognizing November 2022 as National Hospice and Palliative Care Month. It passed unanimously.

MINIMUM WAGE INCREASE WITH COMPRESSION

Discussion ensued about increasing wages in response to minimum wage increases. A workshop was set for December 15 at 8:00 am.

RESOLUTION 22-12 AND 22-11

Commissioner Dobbs moved to approve Resolution 22-11. Commissioner Tallman seconded the motion, and it passed unanimously.

Commissioner Dobbs moved to approve Resolution 22-12. Commissioner Croft seconded the motion, and it passed unanimously.

Commissioner Dobbs moved to amend the contract with Kimley-Horn for design for CR-229N. Commissioner Croft seconded the motion, and it passed unanimously.

PARKS UPGRADES

Mr. Williams proposed the following amounts for playground equipment for parks: Providence, \$25,000; Palestine \$25,000; Sarah's Park, \$10,000; Raiford, \$25,000, for a total of \$85,000. Commissioner Tallman said he would like

to see \$25,000 for District 3 to go to the OJ Phillips complex for playground equipment. **Commissioner Dobbs moved to budget \$110,000 from ARPA funds to playground equipment for each of the parks. Commissioner Tallman seconded the motion, and it passed unanimously.**

CODE ENFORCEMENT

Discussion ensued regarding hiring a code enforcement officer, and all agreed it should be implemented correctly. Commissioner Johns expressed that an athletic director is needed before this, and suggested to table the matter. It was agreed upon to take the matter up in a workshop.

REPORT FROM COUNTY COORDINATOR

Mr. Williams reported that activities are continuing with the FRDP grant. He stated he has three quotes for repairs for the doors by the Tax Collector's office, and he is trying to replace them by year-end. He added that the County needs to send invitations for the RFQ for the Brownfields Grant specifically to disability firms.

Clerk Rhoades asked the pleasure of the Board regarding the Clerk using ARPA funds to index historical records. The Board agreed with the value of the project, and asked the Clerk to report back with more specific cost estimates before proceeding.

Discussion ensued regarding ARPA Funds, and the concerns of keeping the money in "Reserves" or "Deferred Revenue". **Commissioner Tallman moved to move the balance of the ARPA funds at 10/1/21 to the General Fund, and then transfer that amount to the General Fund Special Account #2. Commissioner Croft seconded the motion, and it passed unanimously.**

OTHER BUSINESS

Commissioner Tallman moved to accept the proposal from CRA for EOC and Jail Design. Commissioner Croft seconded the motion. It passed unanimously.

Commissioner Croft moved to designate Tim Allen to sign the design contract. Commissioner Dobbs seconded the motion and it passed unanimously.

Clerk Rhoades presented a proposed renewal from James Moore & Co for audit services. **Commissioner Dobbs moved to accept the proposal for a three-year renewal for an average of \$75,000 per year for audit services from James Moore & Co. Commissioner Johns seconded the motion and it passed unanimously.**

Attorney Wade communicated to the Board that Mr. Williams would like clarification of his authorities, and added that it should be more clearly defined. **Commissioner Dobbs moved to take the matter up in a workshop. Commissioner Tallman seconded the motion and it passed unanimously.**

Commissioner Dobbs addressed the issue of a lift station and easement at the OJ Phillips property with the City of Lake Butler, adding that his motion to allow the easement was contingent on the City allowing the County to tie the Ag Building into the sewer system. He expressed concern about courthouse employee parking. It was determined that the front of the BOCC office would be designated for employee parking. Commissioner Dobbs also expressed that the Board office should be open until 5:00, and the new schedule should start January 1.

Adopted by vote of the Board, February 20, 2023 regular meeting.