

Regular Meeting

Commission Board Room
Dixie County Courthouse
214 NE Hwy 351, Cross City, FL 32628
June 20, 2024 – 6:00 PM

The Board meetings are audio recorded. The public can hear and participate in the meeting via conference call by dialing 1(917)900-1022 and enter code 32628.

1. CALL TO ORDER

The meeting was called to order by Commissioner Storey.

2. INVOCATION AND PLEDGE TO THE AMERICAN FLAG

The invocation was led by Commissioner Hatch and pledge was led by Commissioner Hatch.

3. APPROVAL OF COMMISSION MINUTES

Regular BOCC meeting on 06/06/2024

The Motion to approve the June 06, 2024, BOCC Minutes made by Commissioner Osteen. Seconded by Commissioner Wood. Board approved.

4. VOUCHER APPROVAL

The Motion to approve the vouchers made by Commissioner Osteen. Seconded by Commissioner Wood. Board approved.

5. CONSTITUTIONAL OFFICERS

None present.

The Motion to go into public hearing made by Commissioner Osteen, Seconded by Commissioner Wood. Board approved.

PUBLIC HEARING: THE PUBLIC HEARING MAY BE CONTINUED TO ONE OR MORE FUTURE DATES. ANY INTERESTED PARTY IS ADVISED THAT THE DATE, TIME, AND PLACE OF ANY CONTINUATION OF THE PUBLIC HEARING SHALL BE ANNOUNCED DURING THE PUBLIC HEARING AND THAT NO FURTHER NOTICE CONCERNING THE MATTERS WILL BE PUBLISHED.

APPLICATIONS for SPECIAL EXCEPTIONS

A petition by **Jesus & Martha Santana** requesting a Special Exception to be granted, as provided in Section 4.3.5 **SPECIAL EXCEPTIONS** of the Dixie County Land Development Regulations to permit one recreational vehicle (ESA) zoning district, in accordance with the petition dated 04/26/2024 to be located on the property as described as follows: Dixie County Parcel # 01-10-13-4512-0000-0810 434 NE 791st ST, Old Town, FL 32680; .00).
(Commission District 2 Daniel Wood)

The Motion to approve the special exception for Jesus and Martha Santana made by Commissioner Wood. Seconded by Commissioner Stephenson. Board approved.

The Motion to approve to acknowledge that several of the commercial properties that are shown as residential should be shown as commercial, these include (14975 NW Hwy 19 Cross City, Fl. and 15007 NW Hwy 19 Cross City, Fl.) as previously discussed at a BOCC Meeting held on December 3, 2015, was made by Commissioner Hatch. Seconded by Commissioner Osteen. Board approved.

The Motion to go back to the Board was made by Commissioner Hatch. Seconded by Commissioner Osteen. Board approved.

RESOLUTIONS

Resolution 2024-42

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF DIXIE COUNTY, FLORIDA, TO APPROVE A **SPECIAL EXCEPTION** TO BE GRANTED, AS PROVIDED IN SECTION 4.3.5 SPECIAL EXCEPTIONS OF THE DIXIE COUNTY LAND DEVELOPMENT REGULATIONS TO PERMIT ONE RECREATIONAL VEHICLE IN AN ENVIROMENTALLY SENSITIVE AREA (ESA) ZONING DISTRICT, IN ACCORDANCE WITH THE PETITION DATED APRIL 26, 2024.

WHEREAS, **JESUS and MARTHA SANTANA** has filed a Petition requesting Dixie County Board of County Commissioners to grant a Special Exception as provided in Section 4.3.5 Special Exceptions of the Dixie County Land Development Regulations to permit one recreational vehicle in an Environmentally Sensitive Area (ESA), Zoning District, by Petition dated April 26, 2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 01-10-13-4512-0000-0810 (434 NE 791ST ST, Old Town, FL 32680).
(Commission District 2 Daniel Wood)

The Motion to approve Resolution 2024-42 made by Commissioner Wood. Seconded by Commissioner Stephenson. Board approved.

6. KATRINA VANAERNAM AND SHIELA FRIERSON, DIXIE COUNTY ANTI-DRUG COALITION

Mrs. Katrina VanAernam was not present at the meeting.

7. STEVE COPELAND, SUWANNEE WATER AND SEWER MANAGER

Mr. Steven Copeland stated they currently have 928 active accounts.

He updated the board regarding several ongoing projects which include:

1. FEMA (Federal Emergency Management Agency) He stated they are in the final stages of approval for reimbursement for water meters and labor costs.
2. Lift Station Control Panel - FEMA has denied replacing the lift station control panel and moving the station across 349 to the Suwannee Water and Sewer District property. Mr. Copeland said he is working on a 1.2-million-dollar grant with Rural Water Association for help to move the station and the control panel.
3. Mr. Copeland stated he has completed the 2022-2023 audit and has had zero corrective actions on the report for the first time in 10 years.

Mr. Copeland mentioned to the Board that they had a meeting last Monday, June 17, 2024, and the Dixie County Sheriff's Office was called out to diffuse the situation between a Board member and an employee.

4. Grinder pumps are in the final stages of replacement with approximately fifteen percent to be completed and some have contractor concerns. They have stopped one contractor from going forward with any more installations in order to go back and do corrective issues. Mr. Copeland stated he looked at 60 of the pumps and 10 of the 60 had corrective issues.

Commissioner Hatch asked if the issue with the Board member on the Suwannee Water and Sewer Board was resolved and if the Vice President is scheduled to take over.

Mr. Copeland answered yes, that on Monday, the Chairman will refuse himself and the Vice-Chairman will take over the gavel.

8. GREG BAILEY, NORTH FLORIDA PROFESSIONAL SERVICES

Mr. Kellan Bailey updated the Board on several ongoing projects, these included:

1. Emergency Operations Center (EOC)- Mr. Bailey stated they are still working on value engineering items to see about reducing the cost of those. Mr. Bailey met with Chief Darian Brown and will have something to present at the next board meeting. He said they also discussed two new fire stations and got a scope of work for the floor plan moving forward and are working on task work orders and will have those ready to present at the next Board meeting.
2. Old Town Fire Station- He stated the fire station is under ongoing construction.
3. Community Development Block Grant (CDBG) – Mr. Bailey has provided the County with documents that will allow them to submit the plans and the environmental review to Florida Commerce for review. He stated Once they are approved, they will advertise.
4. Hal Chaires Road – It has been approved by DOT (Department of Transportation) and is being advertised. He stated they have a pre bid meeting scheduled for June 27, 2024, and the bid opening will be July 16, 2024.
5. Sheriff’s Office – Mr. Bailey sent another iteration of the floor plan and is waiting for the sheriff’s office to approve.

9. JOHN LOCKLEAR, LOCKLEAR AND ASSOCIATES

Mr. John Locklear stated they have started the Horseshoe Beach and Suwannee Dredging and the Shired Island Projects. He also said the survey work has started at Horseshoe Beach and this could take another 30 days to complete. Mr. Locklear said they have site visits set up to check the sediment in the canals and beaches.

Mr. James Nobles stated he would be glad to provide a survey of Horseshoe if that would help.

Mr. Locklear stated FEMA requires them to do a certain type of survey to show the present conditions. He said he appreciates Mr. Noble’s help and will take any data he can collect.

10. CINDY BELLOT, LIBRARY DIRECTOR

Mrs. Cindy Bellot was not present at the meeting.

11. STEVE FREMEN, CODE ENFORCEMENT & VETERANS SERVICE OFFICER

Mr. Steve Fremem was not present at the meeting.

12. STEVE HUTCHISON, COUNTY ROAD SUPERINTENDENT

Mr. Steve Hutchison was not present at the meeting.

13. TIM JOHNSON, SOLID WASTE DIRECTOR

Mr. Tim Johnson was not present at the meeting.

14. LEON WRIGHT, BUILDING AND ZONING OFFICIAL

Building and Zoning Official Mr. Leon Wright stated they have received the order from DEP (Department of Environmental Protection) regarding the tires behind the Old Town Methodist Church, he stated the property owners have 21 days to comply with the order and that there are very high fines associated with the order because they have already been issued a warning. He said the fines include an initial court fee of around \$2,000 and then a \$10,000 per day fine after that.

Commissioner Hatch asked if there was a cap on the amount of fines based on the property value.

Mr. Wright and Attorney Watson stated it is in the DEP hands at this point. Mr. Wright said that once they reach the 21 days the County will start to will see the State move in to stop the issue. He said that he will send a copy of the order over to the Commissioners for their review.

Mr. Wright updated the Board about the grinder pump in Suwannee. He said due to the volume of calls and complaints he must attend the next Water Board meeting to answer some questions. He performed a site visit and there were various code violations. Mr. Wright stated he reported the violations back to the utility company to make them aware of it. He stated they will not approve of the installations set up the way they are.

Mr. Magic, Owner of All American Coffee Company whose proposed site is at 82nd Ave in Old Town, presented his business plan to the Board. He stated they specialize in the production of liquid coffee concentrate that supplies hotels, hospitals, etc. He said they also would like to implement a retail business as well and offer a full variety of coffee products. He said he is hoping to be fully operational by the end of the year. He noted that if anyone has any questions, they can visit his website at Allamericancoffee.com.

15. DARIAN BROWN, DIRECTOR OF EMERGENCY SERVICES

Chief Darian Brown presented Mrs. Allison Stephens (Paramedicine Program Director) to the Board stating she was previously recognized by the State of Florida for her work in the Paramedicine Program while they attended the State EMS (Emergency Medical Services) conference. He said that because of her exceptional work in the program our protocols are in high demand all over the State. Mr. Brown said he is working on funding for the Community Health Worker Program. He explained that the State is working on a contract that will specify the patients' primary care provider to bill for the Paramedicine

Services and pay the County 70 percent of the cost and keep 30 percent for themselves for maintaining patient records and billing. Mr. Brown stated Mrs. Stephens will be the first certified community paramedic in the State of Florida and is also a Certified Community Health Worker. He said the County signed the first contract in the State of Florida with a practitioner to start billing and collecting through the Mobile Integrated Health System. Mrs. Stephens stated that in the first year of doing paramedicine she had ran 36 reports and last year she had 1,096 reports.

Chief Brown presented a Resolution (Resolution 2024-47) to the Board for the Dixie County Community Paramedicine/Mobile Integrated Health Program.

The motion to approve Resolution 2024-47 Dixie County Community Paramedicine/Mobile Integrated Health Program made by Commissioner Hatch. Seconded by Commissioner Osteen. Board approved.

Chief Garner stated that with the upcoming rain, the river could rise meaning boat ramp closures. He stated he will get with the FWC (Florida Wildlife Commission) and will notify the Board if that happens. He explained about the Hazard Mitigation Grant, stating that when a County is effected by a storm, a percentage of the cost goes to mitigation for other issues. He said there are six projects totaling \$11,055,317.00. The first project is the Old Town Canal to help with flooding in the Hammock area. The second project is to make the JO911 generator a fully powered self-sufficient unit. The third project is the 349 South Erosion control. The fourth project is road elevations in Suwannee. The fifth project is the County wide Emergency Warning System. The last project is putting a new self-sufficient generator at the Dixie County Court House.

Chief Garner spoke about the LAP (Local Agency Program) which is paying for the dredging of the canals in Suwannee and Horseshoe and is also the funding for the new fire stations in the amount of \$10,105,596.00. Chief Garner provided a printout for the Board to examine the dollar amounts for the LAP fund program.

**16. SCOTT PENDARVIS, 911 COMMUNICATIONS DIRECTOR
& I.T. ADMINISTRATOR**

Mr. Pendarvis updated the Board about the State Grant the County received last year to do the Nex Gen 911 system. He stated the project was converted over to the new company in April of 2024 and is now completed. He said the grant agreement the Board signed ends in March of 2025; however, since it took longer than expected to receive everything from AT&T, the service agreement with the company stems beyond that grant. Mr. Pendarvis presented an amendment for the Board to sign, which the State had already approved to extend the grant.

The Motion to approve to sign the extension for the grant S22-23-01-17 NextGen Core Service made by Commissioner Hatch. Seconded by Commissioner Osteen. Board approved.

17. GAIL CARTER, INDIGENT CARE

Mrs. Gail Carter was not present at the meeting.

18. HOLLY HOUGHTON, COUNTY EXTENSION AGENT

Mrs. Holly Houghton was not present at the meeting.

19. ANGIE CROWLEY, HUMAN RESOURCES ADMINISTRATOR

Mrs. Angie Crowley had nothing to bring to the Board.

20. PAUL GAINEY, ACTING ASSIGNMENT COUNTY MANAGER

Action Items:

1. Request Board approval to execute the Preliminary Rate Resolution 2024-43 for Fire Protection Services of the special Assessment FY 2025.

The Motion to approve to execute the Preliminary Rate Resolution 2024-43 for Fire Protection Services of the special Assessment FY 2025 made by Commissioner Osteen. Seconded by Commissioner Hatch. Board approved.

2. Request Board approval to execute the Preliminary Rate Resolution 2024-44 for Solid Waste and Disposal Services of the special Assessment FY 2025.

The Motion to approve the Preliminary Rate Resolution 2024-44 for Solid Waste and Disposal Services of the special Assessment FY 2025 made by Commissioner Osteen. Seconded by Commissioner Hatch. Board approved.

3. Request Board approval to execute the Hudson Ballfield Lease Agreement between Dixie County and North Florida Heat C/O William D. Cannon for the purpose of Recreational Use (Baseball Field). The tenant will prepare an annual maintenance of the field and property in lieu of payment and allow access to other individuals and organizations.

The Motion to approve to execute the Hudson Ballfield Lease Agreement between Dixie County and North Florida Heat C/O William D. Cannon for the purpose of Recreational Use (Baseball Field). The tenant will prepare an annual maintenance of the field and property in lieu of payment and allow access to other individuals and organizations made by Commissioner Osteen. Seconded by Commissioner Hatch. Board approved.

4. Request Board approval to execute the agreement between Dixie County and Mathew Weldon to assign him as Mosquito Control Director for a term of 6 months to begin Thursday, June 20, 2024, through Dec 20, 2024, in the amount of \$600.00 per month.

The Motion to approve to execute the agreement between Dixie County and Mathew Weldon to assign him as Mosquito Control Director for a term of 6 months to begin Thursday, June 20, 2024, through Dec 20, 2024, in the amount of \$600.00 per month made by Commissioner Osteen. Seconded by Commissioner Stephenson. Board approved.

5. Request Board approval to accept Liberty Partners of Tallahassee, LLC as Dixie County Grant Services.

The Motion to approve to accept Liberty Partners of Tallahassee, LLC as Dixie County Grant Services made by commissioner Hatch. Seconded by Commissioner Osteen. Board approved.

6. Request Board approval to execute Resolution 2024-45 for the FDOT Bridge Delivery & Design of Road Closure during construction for CR 357 Shired Creek & CR 357 California Swamp bridges.

The Motion to approve to execute Resolution 2024-45 for the FDOT Bridge Delivery & Design of Road Closure during construction for CR 357 Shired Creek & CR 357 California Swamp bridges made by Commissioner Osteen. Seconded by Commissioner Wood. Board approved.

7. Request Board approval for a Goal Day for County Employees on July 8, 2024. There have been no long-term worker comp claims for the period of Jan 1, 2024, to present.

The Motion to approve a Goal Day for County Employees on July 8, 2024. There have been no long-term worker comp claims for the period of Jan 1, 2024, to present made by Commissioner Osteen. Seconded by Commissioner Stephenson. Board approved.

Information Items:

1. Reminder of the FAC Conference June 24-28, 2024, in Orlando.
2. Reminder of the first BOCC meeting in July will be held July 3, 2024, at 10:00 am.
3. County Offices will be closed July 4, 2024, in observance of the Independence Holiday.

The motion to approve closure of County offices in the event that Governor DeSantis gives Friday, July 5th as an extra holiday was made by Commissioner Osteen. Seconded by Commissioner Stephenson. Board approved.

21. CHANA WATSON, COUNTY ATTORNEY

Attorney Watson stated she had the deeds prepared for the Board to sign for the property the County agreed to sell to Mrs. Heather Davis Revocable Fund. She said she hasn't received the money yet, but anticipates it coming in shortly and once the money is in she can record them, but will hold until such time.

She also stated there was an issue with a SHIP (State Housing Initiative Partnership Program) loan that was taken out in 2005 for Brandy Corbin. Attorney Watson talked with the Tallahassee SHIP office and was advised by them that the Dixie County Board could take action and there is nothing in the SHIP policy that keeps them from making a decision on the loan. She said there is a possible default either at the six (6) month point or the 30 month mark. She said due to a discrepancy in the property there is between \$18,700 to \$37,500 owed to the County, but the Board has option of pursuing or forgiving the loan.

The motion to accept the lien satisfaction for the SHIP lien for Brandy Corbin made by Commissioner Hatch. Seconded by Commissioner Osteen. Board approved.

Attorney Watson updated the Board on the mediation of the Meldon case stating that it went well, and she is awaiting a response. She stated she has another mediation pending on the Neesmith case and will update the Board when she receives more information.

22. BARBIE HIGGINBOTHAM, CLERK OF COURT

Mrs. Barbie Higginbotham showed her appreciation for being voted back into office and invited everyone to an appreciation cookout she will be hosting at the City Park in Cross City, Saturday July 29, 2024, at 11:00.

23. COUNTY COMMISSION ITEMS

Commissioner Wood stated he would like to improve the lights at Joe Anderson Boat Ramp.

Mr. Paul Gainey said he would get that looked at as soon as possible.

Commissioner Hatch made a motion to approve the County to implement the FSA (Flexible Spending Account) Program.

The Motion to approve the FSA (Flexible Spending Accounts) made by Commissioner Hatch. Seconded by Commissioner Stephenson. Board approved.

Commissioner Osteen stated that D Track has started movie nights again and asked the public to come and support them. Commissioner Osteen asked Mr. Leon Wright if there was any way to help Mr. Brady with getting electricity turned back on at his property.

Mr. Wright stated that there are some issues, but that he would look into it. He said if they could not turn the electric back on, he would point him in the right direction to get it fixed.

Commissioner Stephenson stated Mr. Hutchison got some trees off the road and wanted to make sure he was recognized for his hard work. He is trying to get Gronto Springs segregated out with 12 camper spots. He mentioned that Purvis Landing Road was fixed and received thanks from the citizens. Commissioner Stephenson presented a \$106 check to Mrs. Barbie Higginbotham and said that it was presumably bounced in 2020.

Mrs. Higginbotham stated that the check was bounced in 2019 when neither her nor Commissioner Stephenson were in office. She said the county's finances are better now than they have ever been.

Commissioner Storey mentioned he has been here six years and thanked Mrs. Higginbotham and her staff for getting the County Finances straightened out and caught up. He said that last year was the first

year the audit was on time. He stated the county is in better shape now than it was when he first came into office.

Commissioner Wood welcomed Mr. Magic to the County. He also mentioned the County had a park attendant pass away, Mr. Shane White Eagle and to please keep his family in our prayers.

24. PUBLIC COMMENTS AND CONCERNS

Mr. James Nobles spoke to Chief Brown about trying to negotiate a piece of land within the 5-mile radius for the new Fire station in Horseshoe Beach. Mr. Nobles said they have a meeting on June 27, 2024, and he would bring it to the council at that time.

Chief Brown said he would be back in town in two weeks and would be happy to sit down and talk with Mr. Nobles about the land.

Mr. Nobles inquired about an update on the County Park in Horseshoe Beach.

Chief Brown stated it was under insurance review and they are awaiting answers from FEMA.

Mrs. Mary Goodrich asked where the County was with clearing other culverts in the area.

Commissioner Stephenson stated that Dwight Knight received 1.5 million dollars of funding to be spent for drainage in canals and ditches in the Old Town area.

Mr. Paul Gainey stated the budget has been signed but the County hasn't received any money yet.

25. ADJOURN

Commissioner Stephenson made the motion to adjourn. Commissioner Wood seconded. Board approved

BOARD OF COUNTY COMMISSIONERS
DIXIE COUNTY, FLORIDA

ATTEST:

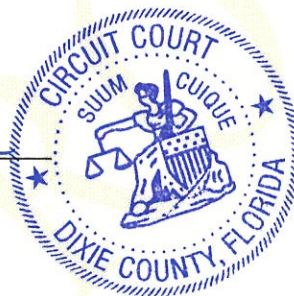


Jamie Storey, Chairman



Barbie Higginbotham, Clerk-Auditor

Barbie Higginbotham, Clerk-Auditor



PLEASE BE ADVISED that if a person decides to appeal any decision made by the Board with respect to any matter considered at such meeting or hearings, he/ she will need a record of the proceedings, and for such purpose, he/ she will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

“Persons with disabilities requesting reasonable accommodations to participate in this proceeding should contact (352) 486-4931 (Voice & TDD) or via Florida Relay Service at (800) 955-8771.”

The Board meets the first Thursday of each month at 10:00 AM and the third Thursday of each month at 6:00 PM. Individuals that would like to be placed on the agenda should call Barbie Higginbotham, Clerk of Court, by 4:00 PM on the Friday Preceding the Board meeting, at (352) 498-1200.