

Regular Meeting
Commission Board Room
Dixie County Courthouse
214 NE Hwy 351, Cross City, FL 32628
January 16, 2025 – 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.

COMMISSIONERS

Jody Stephenson, District 1, Chairman
Daniel Wood, District 2
Mark Hatch, District 3, Vice Chairman
Jamie Storey, District 4,
David Osteen, District 5

STAFF

John Jenkins, County Manager
Roy Bass, Assistant County Manager
Martha McCaskill, Administrative Asst/Grant Coordinator
Chana Watson, County Attorney
Barbie Higginbotham, Clerk of Court
Verna Wilson, Chief Deputy Clerk
Brenda Royal, Chief Financial Officer
Joannie Morse, Deputy Clerk

CALL TO ORDER

The meeting was called to order by Commissioner Stephenson at 6:00 PM.

INVOCATION AND PLEDGE TO THE AMERICAN FLAG

The Invocation was led by Commissioner Stephenson and the Pledge to the American Flag was led by Commissioner Stephenson.

APPROVAL OF COMMISSION MINUTES

12-19-2024 Workshop Hurricane Funds Allocation Minutes

Motion made to approve the 12-19-2024 Workshop Hurricane Funds Allocation Minutes by Commissioner Osteen. Seconded by Commissioner Wood. Board approved.

12-19-2024 Regular BOCC PM Minutes

Motion made to approve the 12-19-2024 Regular BOCC PM Minutes by Commissioner Osteen. Seconded by Commissioner Storey. Board approved.

01-02-2025 Regular BOCC AM Minutes

Motion made to approve the 01-02-2025 Regular BOCC Minutes by Commissioner Storey. Seconded by Commissioner Osteen. Board approved.

VOUCHER APPROVAL

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

CONSTITUTIONAL OFFICERS

None present

DENNY GEORGE OF CENTRAL FLORIDA ELECTRIC CO-OP

Mr. Denny George of Central Florida Electric Co-Op updated the Board regarding the status of fiber installation in our area. He stated that Extreme Cable Broadband allowed Central Florida Electric to acquire their customer base, and they are now working in the Town of Suwannee. He said they have around eighty-five polls to change out and then they can get the fiber pulled and spliced and are looking at having Fiber in that area before this summer.

He also updated on Cross City Fiber and said it should be installed by the tail end of the first quarter of the year or shortly thereafter.

GRANT HARREL UF MOBILE OUTREACH CLINIC MEDICAL DIRECTOR

Dr. Grant Harrel of UF Health in Old Town addressed the Board regarding a Rural Outreach Program (Community Health Improvement Plan) through UF as to what they have been doing and the desire to expand to Dixie County. He presented a PowerPoint presentation showing the two (2) buses they currently have and how they are equipped for full patient care including exams, labs, procedures, etc. He added this is a free clinic and is geared towards those who have no health insurance. He said they also provide referrals, medicines, and help with applying for financial assistance programs through UF Health. He also explained that their funding was originally provided through the Catholic Charities, but they have since pulled back. He said the program is around eighty-five percent grant funded. He said he desires to keep the service going and expand to Dixie County. He stated that some grants became available because of the hurricanes, and they are applying for some of these to extend services for the next year.

Commissioner Stephenson stated that they are doing away with the Soil and Water Board, and he suggested maybe the County take the money that would normally be used for the funding for that program and moving it to this group (UF Mobile Outreach Clinics) or getting a grant in order to help with this group.

Dr. Grant Harrel stated the cost for running each mobile unit is around \$1,000 per month of service.

Director of Emergency Services Darian Brown stated that the County already utilizes our Community Paramedicine Program-CRP Program and suggested for Dr. Harrel to maybe contact him, and Mrs. Allison (Director of the CRP) to partner with them for Dixie County Services. He also asked Dr. Harrell to consider including the local Dixie County Health Department as they are currently getting a physician for this area. He asked Dr. Harrel to give him a call and they could help each other.

Commissioner Stephenson added that he wants to work with UF if it doesn't take away anything already being done by our CRP.

PHYLISS MARTY WITH CAREER SOURCE NORTH CENTRAL FLORIDA REGARDING INTERLOCAL AGREEMENT

Mrs. Phyliss Marty was not present.

Commissioner Osteen stated that he met with her at the County Managers Office and that she is with Career Source. He said she is looking into moving her office to Cross City and reaching out to the coastal community to help citizens with job needs.

County Manager John Jenkins stated that Career Source is currently leasing a building in Old Town, but are wanting to move to Cross City, and he has an idea for a place for them.

KATRINA VANAERNAM AND SHEILA FRIERSON, DIXIE COUNTY ANTI-DRUG COALITION

Mrs. Katrina VanAernam was not present.

KAY MCCALLISTER, TOURISM DEVELOPMENT COUNCIL

Mrs. Kay McCallister was not present.

GREG BAILEY, NORTH FLORIDA PROFESSIONAL SERVICES

Mr. Kellen Bailey Updated the Board on several ongoing projects, these included:

Emergency Operations Center (EOC) expansion-Coming along. They received about 1/3 of the metal.

Old Town Fire Station- Painting and site work has started.

Community Development Block Grant (CDBG) 95th and 97th-bid opened last Tuesday, and it came in over budget by approximately \$140,000. He said there are a couple of options to consider in order to lower the cost. He said there are two (2) big oak trees that need to be removed, and the clearing and grubbing cost are approximately \$100,000. He said the County could talk to the contractor to discuss MOT (Maintenance of Traffic) and clearing and grubbing costs.

Commissioner Stephenson asked why the County can't do the tree clearing in-house. Several people stated that the trees are located near houses and power lines.

Mrs. Martha McCaskill reminded the Board that if the County gets someone else to remove the trees it won't be paid for by the grant.

Commissioner Stephenson said the County can try and get someone to donate it.

Attorney Watson recommended making sure whatever company the County uses is licensed and insured.

Commissioner Hatch asked Mr. Bailey to meet with Mr. Jenkins and run some numbers to see what the County can work out.

Fire station 6- 90% plans.

Fire station 3- 90% plans. He stated that the County is working on trying to get the property purchases finalized. Mr. Brown said the Horseshoe Beach landowner reviewed the contract and should have it signed by the first of next week. He said the First District landowner is still waiting for the title search.

CR 349- Had a kickoff meeting and are starting the surveying and working through the design.

JOHN LOCKLEAR, LOCKLEAR AND ASSOCIATES

Mr. Locklear had nothing to present at this time.

CINDY BELLOT, LIBRARY DIRECTOR

Mrs. Bellot stated that the Suwannee Tech center is in the process of putting books on the shelves today and she thanked Mr. David Ellison and Mr. Bradley Hurst and their work crews for their beautiful work.

Commissioner Stephenson told Mrs. Bellot that the Schoolboard is talking about allowing the County to acquire a building at the old Highschool for the Library.

Mrs. Bellot thanked the Board for their support and said they are wonderful.

SUWANNEE WATER AND SEWER

Commissioner Hatch stated the Suwannee Water and Sewer Board is currently advertising for a new Attorney and everything is going smoothly.

STEVE FREMEN, CODE ENFORCEMENT & VETERANS SERVICE OFFICER

Mr. Fremen didn't have anything to present at this time.

Commissioner Stephenson recommended Mr. Fremen getting a drone to fly over a property before he goes in for inspection because of the risks associated with his job.

Mr. Fremen stated that it was against Florida Statute to fly a drone for inspections.

Mrs. Martha asked if a citizen files a complaint with code enforcement, does the individual that filed have to be revealed to the owner of the property?

Mr. Fremen answered yes, if the citizen files a public records request, they can find out who reported it.

STEVE HUTCHISON, COUNTY ROAD SUPERINTENDENT

Mr. Hutchison didn't have anything to present at this time.

Commissioner Storey thanked Mr. Hutchison and his crew for his mowing services in the County and stated they are doing a great job.

TIM JOHNSON, SOLID WASTE DIRECTOR

Mr. Johnson was not present.

LEON WRIGHT, BUILDING AND ZONING OFFICIAL

RESOLUTION 2025-01

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF DIXIE COUNTY, FLORIDA, TO APPROVE A SPECIAL EXCEPTION TO BE GRANTED, AS PROVIDED IN SECTION 4.7.5 SPECIAL EXCEPTIONS OF THE DIXIE COUNTY LAND DEVELOPMENT REGULATIONS TO PERMIT ONE RECREATIONAL VEHICLE IN AN RESIDENTIAL SINGLE FAMILY/MOBILE HOME AREA (RSF/MH) ZONING DISTRICT, IN ACCORDANCE WITH THE PETITION DATED NOVEMBER 5, 2024. WHEREAS, **GOECK DON A and GOCEK DONNA M** have filed a Petition requesting Dixie County Board of County Commissioners to grant a Special Exception as provided in Section 4.7.5 special exceptions of the Dixie County Land Development Regulations to permit one recreational vehicle in an Residential Single Family/Mobile Home Area (RSF/MH), Zoning District, by Petition dated 11/5/2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 19-13-12-2994-0000-0820 (101 SE 884 AVE, Old Town, FL 32680).

(Commission District 3 Mark Hatch)

LPA Recommends Approval

Commissioner Hatch made a motion to approve Resolution 2025-01. Seconded by Commissioner Storey. Board approved.

RESOLUTION 2025-02

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF DIXIE COUNTY, FLORIDA, TO APPROVE A SPECIAL EXCEPTION TO BE GRANTED, AS PROVIDED IN SECTION 4.7.5 SPECIAL EXCEPTIONS OF THE DIXIE COUNTY LAND DEVELOPMENT REGULATIONS TO PERMIT ONE RECREATIONAL VEHICLE IN AN RESIDENTIAL SINGLE FAMILY/MOBILE HOME AREA (RSF/MH) ZONING DISTRICT, IN ACCORDANCE WITH THE PETITION DATED NOVEMBER 12, 2024. WHEREAS, **KENNETH JACKSON and AMY JACKSON** have filed a Petition requesting Dixie County Board of County Commissioners to grant a Special Exception as provided in Section 4.7.5 special exceptions of the Dixie County Land Development Regulations to permit one recreational vehicle in an Residential Single Family/Mobile Home Area (RSF/MH), Zoning District, by Petition dated 11/12/2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 19-13-12-2994-0003-3460 (65 SE 893 AVE, Old Town, FL 32680).

(Commission District 3 Mark Hatch)

LPA Recommends Approval

Commissioner Hatch made a motion to approve Resolution 2025-02. Seconded by Commissioner Storey. Board approved.

RESOLUTION 2025-03

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF DIXIE COUNTY, FLORIDA, TO APPROVE A SPECIAL EXCEPTION TO BE GRANTED, AS PROVIDED IN SECTION 4.7.5 SPECIAL EXCEPTIONS OF THE DIXIE COUNTY LAND DEVELOPMENT REGULATIONS TO PERMIT ONE RECREATIONAL VEHICLE IN AN RESIDENTIAL SINGLE FAMILY/MOBILE HOME AREA (RSF/MH) ZONING DISTRICT, IN ACCORDANCE WITH THE PETITION DATED OCTOBER 25, 2024. WHEREAS, **TROY TUMMOND** have filed a Petition requesting Dixie County Board of County Commissioners to grant a Special Exception as provided in Section 4.7.5 special exceptions of the Dixie County Land Development Regulations to permit one recreational vehicle in an Residential Single Family/Mobile Home Area (RSF/MH), Zoning District, by Petition dated 10/25/2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 19-13-12-2994-003-4310 (141 SE 899 AVE, Old Town, FL 32680).

(Commission District 3 Mark Hatch)

LPA Recommends Approval

Commissioner Hatch made a motion to approve Resolution 2025-03. Seconded by Commissioner Wood. Board approved.

RESOLUTION 2025-04

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF DIXIE COUNTY, FLORIDA, TO APPROVE A SPECIAL EXCEPTION TO BE GRANTED, AS PROVIDED IN SECTION 4.7.5 SPECIAL EXCEPTIONS OF THE DIXIE COUNTY LAND DEVELOPMENT REGULATIONS TO PERMIT ONE RECREATIONAL VEHICLE IN AN RESIDENTIAL SINGLE FAMILY/MOBILE HOME AREA (RSF/MH) ZONING DISTRICT, IN ACCORDANCE WITH THE PETITION DATED OCTOBER 28, 2024. WHEREAS, **LAWRENCE and JUDY BLACKWELL** have filed a Petition requesting Dixie County Board of County Commissioners to grant a Special Exception as provided in Section 4.7.5 special exceptions of the Dixie County Land Development Regulations to permit one recreational vehicle in an Residential Single Family/Mobile Home Area (RSF/MH), Zoning District, by Petition dated 10/28/2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 19-13-12-2994-0003-3540 (14 SE 893 AVE, Old Town, FL 32680).

(Commission District 3 Mark Hatch)

LPA Recommends Approval

Commissioner Hatch made a motion to approve Resolution 2025-04. Seconded by Commissioner Storey. Board approved.

RESOLUTION 2025-05

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF DIXIE COUNTY, FLORIDA, TO APPROVE A SPECIAL EXCEPTION TO BE GRANTED, AS PROVIDED IN SECTION 4.4.5 OF THE DIXIE COUNTY LAND DEVELOPMENT REGULATIONS TO PERMIT ONE RECREATIONAL VEHICLE IN AN AGRICULTURAL AREA (AG) ZONING DISTRICT, IN ACCORDANCE WITH THE PETITION DATED DECEMBER 3, 2024. WHEREAS, CHARLES SMALLEY has filed a Petition requesting Dixie County Board of County Commissioners to grant a Special Exception as provided in Section 4.4.5 of the Dixie County Land Development Regulations to permit one recreational vehicle in an Agricultural (AG) Zoning District, by Petition dated December 3, 2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 04-10-13-0000-4518-0500 (150 NE 573 St, Old Town, FL 32680).

(Commission District 2 Daniel Wood)

LPA Recommends Approval

Commissioner Wood made a motion to approve Resolution 2025-05. Seconded by Commissioner Storey. Board approved.

RESOLUTION 2025-06

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 DECEMBER 2, 2024. WHEREAS, JASON VICKERS 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 December 2, 2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 21-13-12-3471-0000-0350 (341 SE 326 ST. Old Town, FL 32680).

(Commission District 3 Mark Hatch)

LPA Recommends Approval

Commissioner Hatch made a motion to approve Resolution 2025-06. Seconded by Commissioner Storey. Board approved.

RESOLUTION 2025-07

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 DECEMBER 6, 2024.

WHEREAS, **TONY ANDREWS and KAREN MARKERT** 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 December 6, 2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 36-09-13-4500-0000-0060 (171 NE 899 LANE. Old Town, FL 32680). (Commission District 1 Jody Stephenson)

LPA Recommends Approval

Commissioner Storey made a motion to approve Resolution 2025-07. Seconded by Commissioner Hatch. Board approved.

RESOLUTION 2025-08

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 OCTOBER 25, 2024.

WHEREAS, **JEFFREY RICHTER** 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 October 25, 2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 16-13-12-2927-0000-2030 (94 SE 859th AVE. Old Town, FL 32680).

(Commission District 3 Mark Hatch)

LPA Recommends Approval

Commissioner Hatch made a motion to approve Resolution 2025-08. Seconded by Commissioner Wood. Board approved.

RESOLUTION 2025-09

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF DIXIE COUNTY, FLORIDA, TO APPROVE A SPECIAL EXCEPTION TO BE GRANTED, AS PROVIDED IN SECTION 4.7.5 SPECIAL EXCEPTIONS OF THE DIXIE COUNTY LAND DEVELOPMENT REGULATIONS TO PERMIT ONE RECEREATIONAL VEHICLE IN AN RESIDENTIAL SINGLE FAMILY/MOBILE HOME AREA (RSF/MH) ZONING DISTRICT, IN ACCORDANCE WITH THE PETITION DATED NOVEMBER 20, 2024. WHEREAS, **FRANK COUCH** have filed a Petition requesting Dixie County Board of County Commissioners to grant a Special Exception as provided in Section 4.7.5 special exceptions of the Dixie County Land Development Regulations to permit one recreational vehicle in an Residential Single Family/Mobile Home Area (RSF/MH), Zoning District, by Petition dated 11/20/2024; and

WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 19-13-12-2994-0000-0130 (118 SE 245 ST, Old Town, FL 32680).

(Commission District 3 Mark Hatch)

LPA Recommends Approval

Commissioner Hatch made a motion to approve Resolution 2025-09. Seconded by Commissioner Storey. Board approved.

RESOLUTION 2025-10

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF DIXIE COUNTY, FLORIDA, TO APPROVE A SPECIAL EXCEPTION TO BE GRANTED, AS PROVIDED IN SECTION 4.7.5 SPECIAL EXCEPTIONS OF THE DIXIE COUNTY LAND DEVELOPMENT REGULATIONS TO PERMIT ONE RECREATIONAL VEHICLE IN AN RESIDENTIAL SINGLE FAMILY/MOBILE HOME AREA (RSF/MH) ZONING DISTRICT, IN ACCORDANCE WITH THE PETITION DATED DECEMBER 12, 2024. WHEREAS, JUAN LAZO have filed a Petition requesting Dixie County Board of County Commissioners to grant a Special Exception as provided in Section 4.7.5 special exceptions of the Dixie County Land Development Regulations to permit one recreational vehicle in an Residential Single Family/Mobile Home Area (RSF/MH), Zoning District, by Petition dated 12/12/2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 30-13-12-000-3495-0000 (58 SE 199 ST, Old Town, FL 32680).

(Commission District 3 Mark Hatch)

Tabled until 2/13/2025 LPA Mtg on February 13, 2025, at 10:00 AM

RESOLUTION 2025-11

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF DIXIE COUNTY, FLORIDA, TO APPROVE A SPECIAL EXCEPTION TO BE GRANTED, AS PROVIDED IN SECTION 4.7.5 SPECIAL EXCEPTIONS OF THE DIXIE COUNTY LAND DEVELOPMENT REGULATIONS TO PERMIT ONE RECREATIONAL VEHICLE IN AN RESIDENTIAL SINGLE FAMILY/MOBILE HOME AREA (RSF/MH) ZONING DISTRICT, IN ACCORDANCE WITH THE PETITION DATED NOVEMBER 5, 2024. WHEREAS, LAUREN HOLT have filed a Petition requesting Dixie County Board of County Commissioners to grant a Special Exception as provided in Section 4.7.5 special exceptions of the Dixie County Land Development Regulations to permit one recreational vehicle in an Residential Single Family/Mobile Home Area (RSF/MH), Zoning District, by Petition dated 11/5/2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 30-13-12-3596-0002-0100 (128 SE 218 ST, Old Town, FL 32680).

(Commission District 3 Mark Hatch)

LPA Recommends Denial

Commissioner Hatch made a motion to deny Resolution 2025-11. Seconded by Commissioner Storey. Board approved.

RESOLUTION 2025-12

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF DIXIE COUNTY, FLORIDA, TO APPROVE A SPECIAL EXCEPTION TO BE GRANTED, AS PROVIDED IN

SECTION 4.7.5 SPECIAL EXCEPTIONS OF THE DIXIE COUNTY LAND DEVELOPMENT REGULATIONS TO PERMIT ONE RECREATIONAL VEHICLE IN AN RESIDENTIAL SINGLE FAMILY/MOBILE HOME AREA (RSF/MH) ZONING DISTRICT, IN ACCORDANCE WITH THE PETITION DATED OCTOBER 28, 2024. WHEREAS, **MARK HARARI** have filed a Petition requesting Dixie County Board of County Commissioners to grant a Special Exception as provided in Section 4.7.5 special exceptions of the Dixie County Land Development Regulations to permit one recreational vehicle in an Residential Single Family/Mobile Home Area (RSF/MH), Zoning District, by Petition dated 10/28/2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 19-13-12-2942-0000-0030 (103 SE 861 AVE, Old Town, FL 32680).

(Commission District 3 Mark Hatch)

LPA Recommends Denial

Discussion: The applicant was on the phone at the time of the meeting.

Mr. Wright stated that at the time of the LPA (Local Planning Agency) the property owner was waiting for a substantial damage report to be done on the home to prove that more than fifty percent damage occurred. He said the owner has received this and has pulled a demo permit with the County. He also said the resident lost two homes during the storm.

Commissioner Hatch said he spoke with the property owner and the LPA Board Member Mrs. Colleen Dyals and she told him she wasn't aware of the situation at the time of the past LPA meeting, and she is ok with approval.

Commissioner Hatch made a motion to approve Resolution 2025-12. Seconded by Commissioner Storey. Board approved.

RESOLUTION 2025-13

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF DIXIE COUNTY, FLORIDA, TO APPROVE A SPECIAL EXCEPTION TO BE GRANTED, AS PROVIDED IN SECTION 4.7.5 SPECIAL EXCEPTIONS OF THE DIXIE COUNTY LAND DEVELOPMENT REGULATIONS TO PERMIT ONE RECREATIONAL VEHICLE IN AN RESIDENTIAL SINGLE FAMILY/MOBILE HOME AREA (RSF/MH) ZONING DISTRICT, IN ACCORDANCE WITH THE PETITION DATED DECEMBER 3, 2024. WHEREAS, **DOUGLAS PARKER** have filed a Petition requesting Dixie County Board of County Commissioners to grant a Special Exception as provided in Section 4.7.5 special exceptions of the Dixie County Land Development Regulations to permit one recreational vehicle in an Residential Single Family/Mobile Home Area (RSF/MH), Zoning District, by Petition dated 12/3/2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 19-13-12-2994-0002-1650 (2 SE 884 AVE, Old Town, FL 32680).

(Commission District 3 Mark Hatch)

LPA Recommends Denial

Discussion:

Commissioner Hatch said that he agreed with the LPA's decision to deny until he found out that the property owned by the applicant was not up for sale, but a sign for the neighboring property that was up for sale had mistakenly been placed on his property.

Commissioner Hatch made a motion to approve Resolution 2025-13. Seconded by Commissioner Wood. Board approved.

RESOLUTION 2025-14

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 NOVEMBER 23, 2024. WHEREAS, **WILLIAM BRACEWELL JR.** 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 November 23, 2024; and WHEREAS, the recreational vehicle is to be located on Dixie County Parcel No.: 36-10-13-5665-0028-0050 (77 SE 917 ST. Old Town, FL 32680).

(Commission District 2 Daniel Wood)

LPA Recommends Denial

Commissioner Wood made a motion to deny Resolution 2025-14. Seconded by Commissioner Storey. Board approved.

Mr. Wright also stated that the next LPA meeting is scheduled for February 13, 2025, at 10 AM and then on the same day at 6 PM for specific hearing of permit numbers 24001 and 24002.

Mr. Wright also mentioned that the Clerk staff are incurring overtime for the extra LPA meetings.

Commissioner Hatch said he thinks the County is responsible for offsetting some of the overtime the Clerk's office has incurred for these meetings. He said he has spoken with the Clerk of Court Barbie Higginbotham, and she is going to put something together for them to review in hopes to offset some of this.

Mr. Wright stated that they have finished all the SBE (Small Business Enterprise) reports and submitted them to the State within the allotted timeframes.

Mr. Wright said they will be holding individual informational consultations in Horseshoe Beach, Suwannee, and Jena for the purpose of helping citizens who lost their homes and property in the Hurricanes to become aware of the programs available and how to apply for these programs. He said the first meeting will be at Horseshoe Beach on Friday, January 17th, from 3-6 PM. The following will be on Thursday, January 23, 2025, from 3-6 PM at Suwannee. The last one will be in Jena at D-Track on Thursday, January 30, 2025, from 3-6 PM.

Mr. Wright also recommended having Mr. Fremen's Code Enforcement truck "baged up" to make it visible and help with public awareness.

Mr. JD Nobles and Jason Benoit, Disaster Planner with Savinacious approached the Board to explain the informational consultations that will be held in Horseshoe Beach, Suwannee, and Jena. Mr. Benoit stated

that these meetings will be for the purpose of providing information and help to individuals regarding education and application package preparation as well as options for recovery.

Motion to post signs for the informational consultations for Horseshoe Beach, Suwannee and Jena made by Commissioner Hatch. Seconded by Commissioner Storey. Board approved.

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

Mr. Pendarvis presented a request for IT (Information Technology) services at Suwannee Water and Sewer District. He stated that if the County provided services to them, they would be responsible for paying for the service.

Commissioner Stephenson asked Mr. Pendarvis if he could do his job along with the requested additional service of Suwannee Water and Sewer District.

Mr. Pendarvis said that he can't.

Commissioner Stephenson said he doesn't want Mr. Pendarvis to leave any of his current tasks undone to perform the additional services.

Attorney Watson added that the cost for service will be the same for them regardless of using Mr. Pendarvis or another outside source.

Mr. Pendarvis also stated the fee for the Website DMS (Document Management System) Server originally obtained by Mrs. Holly Houghton will be increasing from around \$400 to \$700 annually.

He added that the new dedicated server will be more secure, and he provided a cost breakdown. He also reminded the Board that there are a couple of entities that are being provided with service paid for by the Board and wanted directions on whether to continue providing the service for them or to require these entities to pay for their own services.

Attorney Watson stated that an ADA Compliance Contract needs to be signed if the Board is going to post things for others.

Commissioner Hatch recommended waiting to vote on this and said they would get together on it and get with Mr. Pendarvis.

DARIAN BROWN, DIRECTOR OF EMERGENCY SERVICES

Director of Emergency Services Darian Brown addressed the Board with several items of review regarding EOC (Emergency Operations Center) ongoing projects within the County.

These include:

Logistics Building (old Station #2)-working on getting a portable building today, then set up, working on the walls and shelving, and bringing in the equipment.

Station #4-plan to be completed by 1/28/25.

EOC-moving along, steal delivered yesterday.

Station #6-landowner (person the County is purchasing land from) had small discrepancies with the written contract, Attorney Watson should have a new one done and it should be signed by the first of next week.

First District Station-the landowner (person the County is purchasing land from) is having a title search done which should be completed and we should be able to have the contract signed by the end of the week.

Mr. Brown thanked Mr. Hutchison for his help with several projects.

Chief Scott Garner approached the Board and stated that he met with DOT (Department of Transportation) today at 3:00 PM. He updated the Board regarding DOT debris removal. Suwannee debris removal should be complete within around three (3) to four (4) weeks, Jena by 1/22/25, and county-wide by mid-March. He reminded the Board this would be pick-up only, not grinding and final disposal.

Mr. Garner told the Board that Title and vin number searches are being done on the RVs on the sides of the roads to make efforts to contact the owners before disposal.

He also reminded everyone that DOT will not pick up tires because they are not considered storm debris.

GAIL CARTER, INDIGENT CARE

Mrs. Carter had nothing to bring to the Board at this time.

HOLLY HOUGHTON, COUNTY EXTENSION AGENT

Mrs. Holly Houghton was not present.

ANGIE CROWLEY, HUMAN RESOURCES ADMINISTRATOR

Mrs. Angie Crowley was not present.

JOHN JENKINS, COUNTY MANAGER

Action Items:

1. Request Board approval for the Commissioners to donate \$681.25 to the Suwannee River Youth Fair for using the facilities after Hurricane Idalia in September 2024

Motion for approval for the Commissioners to donate \$681.25 to the Suwannee River Youth Fair for using the facilities after Hurricane Idalia in September 2024 made by Commissioner Osteen. Seconded by Commissioner Storey. Board approved.

2. Request Board approval of the contract between the State of Florida Department of Health and Dixie County in the amount of \$25,000.00.

Motion for approval of the contract between the State of Florida Department of Health and Dixie County in the amount of \$25,000.00 made by Commissioner Osteen. Seconded by Commissioner Storey. Board approved.

Administrator of the Levy, Gilchrist, and Dixie Florida Department of Health Natalie Mckellips updated the Board on the new Medical Director position for primary care and hopefully the hiring of a ARNP as well coming to the Dixie County Health Department. She stated that the Medical Director ran the mobile medical unit during the storm and has a heart for this community.

Commissioner Stephenson asked if there is any way that the County Health Department can keep the septic permitting department in the County instead of in Alachua with DEP (Department of Environmental Protection).

Mrs. Mckellips provided contact information to the Commissioners for those within that department who can help with this.

3. Request Board approval of the FDOT PTGA Construct Taxilane Pavement going to the T-Hangars at the Cross City Airport in the amount of \$5,895.00.

Motion for approval of the FDOT PTGA Construct Taxilane Pavement going to the T-Hangars at the Cross City Airport in the amount of \$5,895.00 made by Commissioner Osteen. Seconded by Commissioner Storey. Board approved.

4. Request Board approval of Resolution 2025-15 in support of the FDOT PTGA Construct Taxilane Pavement going to the T-Hangars at the Cross City Airport in the amount of \$5,895.00.

Motion for approval of the FDOT PTGA Construct Taxilane Pavement going to the T-Hangars at the Cross City Airport in the amount of \$5,895.00 made by Commissioner Osteen. Seconded by Commissioner Storey. Board approved.

5. Request Board approval of the FDOT PTGA Development of an Exhibit A – Airport Property Map and Design & Construction of the Vault Upgrades at the Cross City Airport in the amount of \$5,750.00.

Motion for approval of the FDOT PTGA Development of an Exhibit A – Airport Property Map and Design & Construction of the Vault Upgrades at the Cross City Airport in the amount of \$5,750.00 made by Commissioner Osteen. Seconded by Commissioner Storey. Board approved.

6. Request Board approval of Resolution 2025-16 in support of the FDOT PTGA Development of an Exhibit A – Airport Property Map and Design & Construction of the Vault Upgrades at the Cross City Airport in the amount of \$5,750.00.

Motion for approval of Resolution 2025-16 in support of the FDOT PTGA Development of an Exhibit A – Airport Property Map and Design & Construction of the Vault Upgrades at the Cross City Airport in the amount of \$5,750.00 made by Commissioner Osteen. Seconded by Commissioner Storey. Board approved.

7. Request Board approval of the Cross City Airport Design and Overlay Runway 4-22, Ph I Amendment # 8 for a Time Extension from Mar 31, 2025, to Sep 30, 2025.

Motion for approval of the Cross City Airport Design and Overlay Runway 4-22, Ph I Amendment # 8 for a Time Extension from Mar 31, 2025, to Sep 30, 2025, made by Commissioner Osteen. Seconded by Commissioner Storey. Board approved.

8. Request Board approval of Resolution 2025-17 in support of the Cross City Airport Design and Overlay Runway 4-22, Ph I Amendment # 8 for a Time Extension from Mar 31, 2025, to Sep 30, 2025.

Motion for approval of Resolution 2025-17 in support of the Cross City Airport Design and Overlay Runway 4-22, Ph I Amendment # 8 for a Time Extension from Mar 31, 2025, to Sep 30, 2025, made by Commissioner Osteen. Seconded by Commissioner Storey. Board approved.

9. Request Board approval of the Locklear CEI TWO for the DEP Grant Agreement 2FSRP81 Airport & Prison Flood Abatement Ph II in the amount of \$45, 000.00.

Motion for approval of the Locklear CEI TWO for the DEP Grant Agreement 2FSRP81 Airport & Prison Flood Abatement Ph II in the amount of \$45, 000.00 made by Commissioner Storey. Seconded by Commissioner Osteen. Board approved.

Information Items:

1. Martin Luther King Parade will be held in Chiefland on Saturday, Jan 18, 2025, at 12:00 pm. Staging will begin at 11:00 am at Chiefland High School.
2. County offices will be closed Monday, Jan 20, 2025, in observance of Martin Luther King Day.
3. Commissioner Mark Hatch, County Manager John Jenkins, Mayor Ryan Fulford and City Manager John Driggers will be attending the Brown & Brown Insurance Summit on Feb 5 & 6, 2025. Mark and John will not be at the Feb 6, 2025, 10:00 am BOCC meeting.

Attorney Watson reminded the Board about the upcoming Medical Fair to be held on January 21, 2025, at the Courthouse from 4-6 PM and January 22, 2025, at 8:30AM -3:00 PM at the Trail Riders Club.

Mr. Jenkins informed Commissioner Wood that he is in the process of getting him some speed bumps-the rubberized ones that screw into asphalt.

4. Reminder of the Rural County Days Mar 19-20, 2025, in Tallahassee.

CHANA WATSON, COUNTY ATTORNEY

Attorney Watson gave an update on the camper titles and stated she will be calling people to come pick them up as soon as they are signed by the Chairman of the Board.

She also stated there is more Opioid Settlement money available for the County and she provided a flyer of the Core Programs for explanation. She said there is a question as to how the funding will come whether straight to finance or into the Lutheran Services who will then distribute to the County. She said she spoke to Shelley Katz of Lutheran Services and read an email where Mrs. Katz stated DCF (Department of Children and Families) is awarding new opioid funding and Dixie County has been one of the counties selected and they will be setting up a meeting with partners to discuss implementation. The email stated the funding amount for the first year is \$825,000, the second year is \$412,500, and the third year through the end of the settlement is \$206,250. She added that any amounts left will carry forward to the next year if not fully expended each year.

Attorney Watson stated this will all start as soon as DCF signs the contract and that this could possibly free up funds for the Anti-Drug Coalition.

Commissioner Hatch asked what limits there are to spending the money and asked if some of the funding can be put towards Code Enforcement.

Attorney Watson stated that she is certain there will be regulations, but she is not completely sure of these at this time and would keep the Board posted as she finds things out.

Mr. Brown stated that he thought anything medical related would qualify and wanted to remind the Board of the money that the County is going to borrow for medical services and this funding could help with this.

BARBIE HIGGINBOTHAM, CLERK OF COURT

Mrs. Higginbotham had nothing to present other than a reminder that she would be in and out of the office due to her Husband's sickness.

The Board stated the family are in their prayers.

COUNTY COMMISSION ITEMS

Commissioner Wood stated he had nothing to bring to the Board.

Commissioner Hatch stated that the Town of Cross City and BOCC (Board of County Commissioners) meeting went well and was very encouraging, and another has been set for April 16, 2025, at 5:00 PM at City Hall in Cross City.

He mentioned economic development meetings regarding the sporting complex are continuing and he said Mrs. Higginbotham and her family are in his prayers.

Commissioner Storey stated that there will be a meeting regarding the plans for the sports complex on January 24, 2025, with Grant Coordinator Mrs. Martha McCaskill, Mr. Jenkins, Mr. Bass, DOT, Locklear and Associates, Liberty Partners, and Mr. Tony Reid with the Babe Ruth Baseball Program.

He also said Mrs. Higginbotham and her family are in his prayers.

Commissioner Osteen said Mrs. Higginbotham and her family are in his prayers. He said he received phone calls regarding people thanking him for replacing the docks in Jena at the boat ramp. He thanked Mr. Hutchinson and his crew for their help.

Commissioner Stephenson said that Mrs. Higginbotham and her family are in his prayers. He also said that he has been approached about it being hard for the elderly and handicapped to find parking and get to the front of the Courthouse and it was asked if the staff had a key to all the doors.

Mrs. Higginbotham stated that the same key opens all doors, but they are closed during the day and the alarms are set so the staff can't access those doors if they are parked in front. She also said she has witnessed the elderly struggling to make it all the way down the hall to her office as well and she would love to be able to fix that issue.

Commissioner Stephenson said he understood that the Courthouse must stay secure during the day and also that he spoke to the Sheriff, and the Sheriff agreed to have his staff park around the side freeing up some of the close parking.

Finance Director Brenda Royal stated that the Clerk Staff are not allowed to park on the front row of the parking lot, and she thought that if we only allow the Judge to park there and everyone else park in the back lot this should help.

Commissioner Storey suggested making the whole front nothing but handicap spots.

Mr. Bass recommended not doing that because some people may just be elderly and not "handicapped". He suggested just making the front parking customer only.

PUBLIC COMMENTS AND CONCERNS

Mr. JD Nobles of the Town of Horseshoe Beach stated that there was a workshop held on August 1st with the BOCC regarding BP Funding and reminded there was an audience member who mentioned oyster and grass restorations and that Commissioner Hatch had asked Mr. Brett Phelps to get info back to Mr. Garner. Mr. Nobles said he would like a follow-up on that and urged consideration of grass restoration for the coastal area with available funding.

Mr. Nobles also encouraged the Board to schedule another Horseshoe Beach Town Council and BOCC meeting.

Mr. Nobles stated that Horseshoe Beach piggybacked on the County for funding for the HMGP Program for the first forty homes, but there is a shortfall and would like to request to piggyback off the County again for the additional funding needed.

Mr. Nobles encouraged the Board to work on completing the dredging in Horseshoe Beach and asked them to work together with the Town of Horseshoe Beach to complete this.

Mr. Nobles asked if the Horseshoe Beach roads are on a list to be repaired. There was some discussion regarding who owns some of the roads down in Horseshoe Beach.

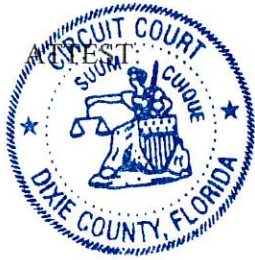
Commissioner Stephenson asked County Manager John Jenkins to get with records and verify who owns what.

Mr. Nobles also provided a copy of a repair cost analysis for 351 Main Street and Eighth Avenue West.

ADJOURN

Motion to adjourn made by Commissioner Storey. Seconded by Commissioner Hatch. Board approved.

BOARD OF COUNTY COMMISSIONERS
DIXIE COUNTY, FLORIDA





Jody Stephenson, Chairman



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.