



# ALACHUA COUNTY, FL

## Board of County Commissioners

### Meeting Agenda

June 10, 2025

11:30 AM

An in-person **Public Comment** period follows all non-ministerial motions. There are two **General Comment** periods: **Noon** and **5:30 p.m.** (or at the end of the morning meeting if there is no evening meeting). **Members of the public may only speak during one of the two designated General Comment periods.** At **Noon**, commenters may be in person or call in. Commenters have 3 minutes for agenda items and 3 minutes for non-agenda matters. Those addressing agenda items can't comment again when that item comes up.

Noon call-in instructions (3 minutes for agenda items and 3 minutes for non-agenda matters):

- Dial 1-929-205-6099,
- Enter meeting ID 873 5974 1977.
- "Raise" your hand by hitting \*9 (star 9). When called on, hit \*6 (star 6) to speak.

For **Quasi-Judicial Items**, it is best to speak when the item comes up, as the Commission can only consider testimony given at the public hearing.

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The meeting can be viewed on Cox Channel 12, the AC TV app (Apple TV, Amazon Fire, Roku), the County's [Facebook](#) and [YouTube](#) sites, and the county's [Video on Demand](#) website.

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All persons are advised that, if they decide to contest any decision made at any of these meetings, they will need a record of the proceedings and, for such purpose they may need to ensure that verbatim record of the proceedings is made which record includes the testimony and evidence upon which the appeal is to be based. (Section 286.0105 Florida Statutes)

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If you have a disability and need an accommodation to participate in this meeting, please contact the Alachua County Equal Opportunity Office at (352) 374-5275 at least 2 business days prior to the meeting. TTY users please call 711. (Florida Relay Service)

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An Equal Opportunity Employer M.F.V.D

**A. Invocation**

John H Nix, Hall Chapel United Methodist Church. Any invocation that may be offered before the official start of the Commission meeting shall be the voluntary offering of, a private citizen, to and for the benefit of the Commission. The views or beliefs expressed by the invocation speaker have not been previously reviewed or approved by the Commission, and the Commission is not allowed by law to endorse the religious beliefs or views of this, or any other speaker.

**B. Pledge of Allegiance**

**C. Call to Order**

**D. Approval of Regular and Consent Agenda**

**Recommended Action:**

To approve the Regular and Consent Agenda.

**E. Announcements**

**F. Approval of Recognitions**

**1. 2025 Alachua County Citizens Academy Graduates - 25-00424**

**Fiscal Note:**

No fiscal impact at this time.

**Strategic Guide:**

All Other Mandatory and Discretionary Services

**Recommended Action:**

Recognize the graduates of the 2025 Alachua County Citizens Academy program and present the graduates with a Certificate of Completion and a copy of the Class Photo.

**2. Presentation of a proclamation recognizing June 16th through June 22nd as Animal Rights Awareness Week in Alachua County Florida - 25-00435**

**Fiscal Note:**

N/A

**Strategic Guide:**

Social and Economic Opportunity

**Recommended Action:**

Read and present the proclamation

**3. Presentation of a proclamation recognizing June as Gun Violence Awareness Month in Alachua County Florida - 25-00437**

**Fiscal Note:**

N/A

**Strategic Guide:**

Social and Economic Opportunity

**Recommended Action:**

Read and present proclamation

**4. Presentation of a proclamation recognizing June 22nd through June 29th, 2025 as**

**Amateur Radio Week in Alachua County, Florida - 25-00490**

**Fiscal Note:**

N/A

**Strategic Guide:**

Social and Economic Opportunity

**Recommended Action:**

Read and present proclamation

**G. Board and Committee Items**

**1. Advisory Board Update – Citizen Climate Advisory Committee (CCAC) - 25-00487**

**Fiscal Note:**

N/A

**Strategic Guide:**

Environment

**Recommended Action:**

Hear presentation

**H. Public Comment**

12:00 p.m. or as soon thereafter as possible.

Limit comments to 3 minutes on non-agenda items & 3 minutes on agenda items. Those speaking to items on the agenda cannot speak to them later. For **Quasi-Judicial Items**, it is best to speak when the item comes up, as the Commission can only consider testimony given at the public hearing.

**I. Action Items**

**1. Alachua County Living Spaces and Thriving Places Program Evaluation Criteria - 25-00409**

**Fiscal Note:**

NA

**Strategic Guide:**

Housing

**Recommended Action:**

Approve the Alachua County Living Spaces and Thriving Places Program Evaluation Criteria

**2. West End Park Community Engagement and Development Plan Update - 25-00411**

**Fiscal Note:**

FY 25 - \$240,000 for professional services funded from Wild Spaces Public Places (Fund 140).

FY 26 - \$750,000 for capital improvements funded from Wild Spaces Public Places (Fund 140) and \$250,000 for capital improvements funded from Impact Fees for Phases I and II.

FY 27 - \$750,000 for capital improvements funded from Wild Spaces Public Places (Fund 140) and \$250,000 for capital improvements funded from Impact Fees for

Phase II.

**Strategic Guide:**  
Infrastructure

**Recommended Action:**

Authorize the following as planned in the current 5-Year Capital Improvement Plan (CIP):

- a. Phase I - hire a 'design team' to master plan the property with all funded/unfunded community desired facilities/amenities, yet limit construction to funded elements as identified in the adopted Master Plan such as: the purchase and installation of a pre-engineered restroom building, playground, pavilion(s), sports courts (pickleball), and support amenities (e.g., paved walks, tables, benches, and grills). This would also include the arboretum.
- b. Phase II - approve future unfunded community desired facilities/amenities, which will not be constructed until funding sources can be identified/secured including paved walking trails, dog park, and fitness equipment.
- c. Staff to explore public/private partnership opportunities for additional community desired facilities/amenities.

**3. Acquisition of Newberry Rural Collection Center Site - 25-00448**

**Fiscal Note:**

Purchase Price of Property \$175,000

Appraisal (Santangini Appraisals, LLC) \$5,300

Phase-I&II ESA Reliance Letter (GSE Engineering & Consulting, Inc.) \$450

Legal and Title Insurance (Salter Feiber Law Firm) \$2,050

Recording Estimate \$100

Total Cost of Acquisition \$182,900

The account for this purchase is 403.76.7610.534.61.00 project 9217601 with the account description of Land and there is \$194,350 in available funds in this account.

**Strategic Guide:**

All Other Mandatory and Discretionary Services

**Recommended Action:**

Approve the Contract to Purchase Real Property; authorize the Chair to execute the Contract; delegate to the County Manager the authority to determine the suitability of the Property, and the authority to object to and accept Title Defects and Environmental Defects; and authorize the Chair, or the County Manager, or their designee, to sign any other documents, approved by the County Attorney, necessary to complete the transaction.

**4. Ranking of Request for Proposal (RFP) 25-519-LC Legacy Community: Development of Workforce and Market-Rate Housing on Alachua County-Owned Land for Community Support Services. - 25-00416**

**Fiscal Note:**

This is for Ranking only. No fiscal impact until the agreement is approved by the Board.

**Strategic Guide:**

Housing

**Recommended Action:**

Approve the ranking and authorize staff to negotiate an agreement for RFP 25-519-LC Legacy Community: Development of Workforce and Market-Rate Housing on Alachua County-Owned Land for Community Support Services:

- 1.The Long Foundation, Inc.
- 2.The Hutchinson Foundation Inc.
- 3.Longhorn Ventures Holdings LLC
- 4.Supreme Building Group LLC

Authorize staff to negotiate an agreement with the top ranked firm. Should the staff be unable to negotiate a satisfactory agreement with the top ranked firm, negotiations with the unsuccessful firm will be terminated.

**J. Items Pulled From Consent****K. NOTE: This meeting will NOT reconvene at 5:01 PM****L. Closing Comments****1. Public Comment**

Public Comment - 5:30 p.m. (Or at the end of the morning meeting if no evening meeting is scheduled). **Members of the public may only speak during one of the two designated General Comment periods.**

- 2. County Attorney Comment**
- 3. County Manager Comment**
- 4. Commission Comment**

**M. Adjournment****Recommended Action:**

To adjourn the meeting.

**N. Consent Items****1. Budget & Fiscal Services****a. Health Facilities Authority Bond Approval for Oak Hammock - 25-00428****Fiscal Note:**

There is no liability to the County by issuing these bonds

**Strategic Guide:**

All Other Mandatory and Discretionary Services

**Recommended Action:**

Approve the resolution to approve issuance of bonds by the Alachua County

Facilities Authority for Oak Hammock at the University of Florida, Inc. and authorize Finance and Accounting's issuance of an invoice to Oak Hammock at the University of Florida, Inc. for processing the application for issuance of tax exempt bonds.

**2. Clerk of the Court**

- a. **Request approval of the attached BOCC minutes - 25-00444**

**Fiscal Note:**

N/A

**Strategic Guide:**

All Other Mandatory and Discretionary Services

**Recommended Action:**

Approve publication of final BOCC minutes

**3. Community Support Services**

- a. **Amendment to the State Housing Initiative Partnership Local Housing Assistance Plan (LHAP) - 25-00453**

**Fiscal Note:**

Not applicable. This is a technical update only

**Strategic Guide:**

Housing

**Recommended Action:**

Approve the LHAP 2023-2026, amended as presented, and authorize submission of the same to the State

**4. County Attorney's Office**

- a. **6/10/25 Litigation Report – Request for Authority to Initiate or Defend - 25-00427**

**Fiscal Note:**

The County Attorney has budget established in 001.03.0300.514 to be able to initiate or defend cases.

**Strategic Guide:**

All Other Mandatory and Discretionary Services

**Recommended Action:**

Approve the County Attorney's authority to initiate or defend the cases in the attached list.

**5. County Manager's Office**

- a. **Request Approval for County Manager to attend ICMA 2025 Global Exchange in Eswatini and South Africa - 25-00446**

**Fiscal Note:**

The estimated costs for this trip (as of 5/23/2025) are approximately \$4,833.00. The estimated cost covers flights, hotels, registration costs and per diem. It is possible that the costs for the trip may be different than anticipated due to cost changes when the trip is booked. There are sufficient

funds in the County Manager's Office travel budget (Fund 001.17.1700.512.40.13) to cover the costs associated with this trip.

**Strategic Guide:**

All Other Mandatory and Discretionary Services

**Recommended Action:**

Authorize County Manager Michele Lieberman to participate in the 2025 ICMA Global Exchange in Eswatini and South Africa from September 2 through September 12, 2025, as part of her service on the ICMA Global Engagement Committee.

**6. Environmental Protection**

- a. **Addition of Land Conservation Projects to the Alachua County Forever Active Acquisition List - 25-00454**

**Fiscal Note:**

**Watermelon Pond – Yoh Jau W Trustee (Fee Simple) - Cost Estimates:**

*Total estimated cost for acquisition and 10-year stewardship: \$530,474*

The current annual property tax revenue of all the project parcels is: \$8,077.56

Purchase and maintenance would be funded from the Wild Spaces Public Places surtax.

*Additional details can be found in Exhibits 3 and 4.*

**Strategic Guide:**

Environment

**Recommended Action:**

Approve the addition of the following property on the Active Acquisition List

1. Watermelon Pond – Yoh Jau W Trustee (Full Price List)

- b. **Resolution Updating the Citizen Climate Advisory Committee to Have a Voting Youth Member - 25-00395**

**Fiscal Note:**

N/A

**Strategic Guide:**

Environment

**Recommended Action:**

Adopt the updated resolution

**7. Growth Management**

- a. **Revised Final Plat for Flint Rock Phase 2B - 25-00434**

**Fiscal Note:**

N/A

**Strategic Guide:**

## All Other Mandatory and Discretionary Services

### **Recommended Action:**

The Development Review Committee reviewed the Plat at its May 15, 2025, hearing and recommended the Board of County Commissioners approve the Plat based on a finding of consistency with Florida Statutes, the Alachua County Comprehensive Plan, the Alachua County Unified Land Development Code, and approved Final Development Plan.

## **8. Parks & Open Space**

### **a. Special Pay Request for Logokick, LLC - 25-00459**

#### **Fiscal Note:**

This purchase of \$6,071.88 exceeds the \$3,500.00 limit. The funds will be covered by the General Fund and will come out of 001.41.4100.572.52.70 at 25% of the cost, and 008.41.4100.572.52.70 at 75% of the cost. The Department will reallocate budget from other operating accounts to cover the \$2,020 total shortfall in the uniform account lines.

#### **Strategic Guide:**

All Other Mandatory and Discretionary Services

### **Recommended Action:**

Approve the special pay request for the Logokick, LLC invoice for Parks and Open Spaces

## **9. Procurement**

### **a. Change Order 1 to Blanket Purchase Order 25-509 to United Rentals, increasing the amount by \$75,000.00 for Public Works. - 25-00422**

#### **Fiscal Note:**

Public Works has budget in account 149.79.7900.541.44.22 (Rentals and Leases)

#### **Strategic Guide:**

All Other Mandatory and Discretionary Services

### **Recommended Action:**

Approve the issuance of Change Order 1 to Purchase Order 25-509 to United Rentals, increasing the amount by \$75,000.00, for Equipment Rental Services. The revised Purchase Order Total is \$155,000.00.

### **b. Fourth Amendment to Agreement with Career Center Inc. d/b/a Spherion Staffing, LLC. (12029). - 25-00423**

#### **Fiscal Note:**

Sufficient funds exist in various accounts and various funds

#### **Strategic Guide:**

All Other Mandatory and Discretionary Services

### **Recommended Action:**

Approve and authorize the Chair to execute Fourth Amendment to Agreement with Career Center Inc. d/b/a Spherion Staffing, LLC. (12029), in an amount not to exceed \$600,000.00 annually.



- c. **Ranking of Request for Proposal (RFP) 26-96 Annual Laboratory Analysis Services for Environmental Protection. - 25-00441**

**Fiscal Note:**

This is for Ranking only. No fiscal impact until the agreement is approved by the Board.

**Strategic Guide:**

Environment

**Recommended Action:**

Approve the ranking and authorize staff to negotiate agreements with both vendors for RFP 26-96 Annual Laboratory Analysis Services:

1. Advanced Environmental Laboratories, Inc.

2. Eurofins Environment Testing Southeast, LLC

If contract negotiations are successful, staff intends to recommend that the BoCC awarding contracts to both vendors with the 2<sup>nd</sup> ranked vendor to be assigned a task when the primary vendor is too busy to complete that task.

- d. **Purchase Order to United Data Technologies, in the amount of \$70,098.68 for Information and Telecom Department. - 25-00445**

**Fiscal Note:**

Information and Telecom Services budget includes \$28,976.02 in account 001.16.1620.519.46.00 (Repairs and Maintenance) and \$41,122.66 in account 001.16.1620.519.64.00 (Machinery and Equipment > 15000 Machinery and Equipment).

**Strategic Guide:**

All Other Mandatory and Discretionary Services

**Recommended Action:**

Approve the issuance of a purchase order to United Data Technologies, in the amount of \$70,098.68.

- e. **Award and Agreements for Bid 25-234-MB Annual Roof Replacement for Projects under \$100,000.00, for Facilities Management. - 25-00399**

**Fiscal Note:**

Facilities Management has sufficient budget based on roofing projects needing to be done in the fiscal year in the General Fund, Accounts 001.19.1912.519.46.00, 001.19.1912.712.46.00 and 001.19.1912.529.46.00

**Strategic Guide:**

All Other Mandatory and Discretionary Services

**Recommended Action:**

Approve the Award and authorize the Chair to execute agreements for Bid 25-234-MB Annual Roof Replacement for Projects under \$100,000.00, in the amount not to exceed \$200,000.00 annually:

Agreement 14666 with Ulloa Management Group, LLC (primary)

Agreement 14667 with Next Dimension Construction, Inc. d/b/a Next Dimension Construction and Roofing (secondary)

Agreement 14668 with Advanced Roofing, Inc. (tertiary)

- f. **First Amendment to the Addendum Agreement with Zoll Medical Corporation (14405) for the Extended Warranty and Preventative Maintenance Program for Defibrillators and Monitors for Fire Rescue. - 25-00402**

**Fiscal Note:**

Sufficient funds exist in the FY25 Adopted Budget (091.54.5450.526.46.00 Repairs and Maintenance).

**Strategic Guide:**

All Other Mandatory and Discretionary Services

**Recommended Action:**

Approve and authorize the Chair to execute the First Amendment to the Addendum Agreement with Zoll Medical Corporation (14405), increasing the amount of the agreement by \$2,142.00 to a total amount of \$53,770.00.

**10. Public Works**

- a. **Authorization to Advertise for Quail Street Special Assessment District. - 25-00404**

**Fiscal Note:**

The cost of the improvements is \$62,133.16 to be amortized over 10 years. There is no cost to advertise the hearing

**Strategic Guide:**

Infrastructure

**Recommended Action:**

Authorize staff to advertise a Public Hearing to consider a resolution establishing a Special Assessment District to pay for an alternative surface treatment (chip seal) on Quail Street.

**11. Risk Management**

- a. **Examination of Sufficiency of Public Official Bond for County Officers - 25-00331**

**Fiscal Note:**

N/A

**Strategic Guide:**

All Other Mandatory and Discretionary Services

**Recommended Action:**

Examine and Approve the Public Official Bonds for County Officers

**12. Sheriff's Office**

- a. **Byrne Grant Application-Countywide Solicitation Fiscal Year 2024 - 25-00456**

**Fiscal Note:**

No matching funds required.

**Strategic Guide:**  
Safety

**Recommended Action:**  
Authorize the Sheriff, or his designee, to serve as the County Coordinator for the Fiscal Year 2024 Byrne grant.

**O. Notation for Record**

**1. Arts Council of Alachua County – March 3, 2025 Minutes - 25-00418**

**Fiscal Note:**  
N/A

**Strategic Guide:**  
All Other Mandatory and Discretionary Services

**Recommended Action:**  
No action necessary, For informational purposes only.

**2. Recreation and Open Space Committee (ROSCO) Meeting Minutes March 13, 2025 - 25-00421**

**Fiscal Note:**  
N/A

**Strategic Guide:**  
All Other Mandatory and Discretionary Services

**Recommended Action:**  
No action necessary, For informational purposes only.

**3. Infrastructure Surtax Oversight Board – March 24, 2025 Minutes - 25-00430**

**Fiscal Note:**  
N/A

**Strategic Guide:**  
Infrastructure

**Recommended Action:**  
No action necessary. For informational purposes only.

**P. Notice of Upcoming Meetings**

Below is the link to the most up-to-date Alachua County Meetings & Events Calendar.  
<https://alachuacounty.us/events/Pages/default.aspx>