



Alachua County Board of County Commissioners
Minutes

October 22, 2024, 11:30 AM

Present: Chair Mary Alford, Vice Chair Charles S. Chestnut, IV,
Commissioner Anna Prizzia, Commissioner Marihelen Wheeler

Absent: Commissioner Ken Cornell

A. Invocation

Commissioner Chestnut provided the Invocation.

B. Pledge of Allegiance

C. Call to Order

Chair Alford called the meeting to order at 11:30am with Commissioner Cornell absent.

D. Approval of Regular and Consent Agenda

Commissioner Prizzia exits meeting room at 11:34am

Commissioner Chestnut moved approval of the Regular and Consent Agenda as printed adding item 1C to the agenda.

2nd Commissioner Wheeler

Commissioner Prizzia returns to meeting at 11:35am

The motion carried 4-0 with Commissioner Cornell absent.

To approve the Regular and Consent Agenda.

E. Announcements

Communications Director, Mark Sexton, presented the following announcements:

- Alachua County Veterans Day Celebration will be November 11th 9:00am - 12:30pm at Veterans Memorial Park 7400 SW 41st Place in Gainesville fl. There will be a flag ceremony, military displays, guest speakers, drill team demonstration, tables set up by veteran organizations and more. This event is open to the public.
- Introduced Heather Akpan as the new Assistant County Manager
- Introduced Carl Smart as the new Executive Liaison for Public Safety and Community Relations

F. Approval of Recognitions

Commissioner Prizzia moved approval all Proclamations on the agenda.

2nd Commissioner Wheeler

The motion carried 4-0 with Commissioner Cornell absent.

1. Approval of a Proclamation Declaring October 1, 2024, as National Arts and Humanities Month in Alachua County, Florida - 24-00929

Commissioner Wheeler presented the above proclamation declaring October 1, 2024 as national arts and humanities month in Alachua County, Florida.

Jessica, Greg Johnson, Stephanie Ligy, JerryLynn Rapsack, Julie Decarmine, Judy Skinner, Season Skinella, Susan Folpher, and Brad Gamble accepted the Proclamation.

Chair Alford exits the meeting at 11:47am

Chair Alford returns to the meeting at 11:48am

Proclaim October 2024 as National Arts and Humanities Month in Alachua County, Florida

2. Approval of a Proclamation Declaring October 24, 2024, as Lights on After School Day in Alachua County Florida - 24-00946

Commissioner Chestnut presented the proclamation declaring October 24, 2024 as Lights on After School Day in Alachua County, Florida.

Children's Trust of Alachua County Executive Director Marsha Kiner accepted the proclamation.

Thursday October 23rd, 2024, at 4:30pm there will be food trucks, vendors and more for the community at NW Boys and Girls Club

Proclaim October 24, 2024 as Light on After School Day in Alachua County, Florida

3. Approval of a Proclamation Declaring October 2024, as American Pharmacists Month in Alachua County, Florida - 24-00950

Commissioner Prizzia presented the proclamation declaring October 2024 as American Pharmacists Month in Alachua County, Florida.

William accepted the proclamation.

Proclaim October 2024 as National Pharmacists Month in Alachua County, Florida

G. Additional Unanticipated revenues from FEMA Public Assistance Program for Hurricane Helene - 24-00972

Solid Waste Director Gus Olmos presented the above item.

Disaster Debris Collection update:

Original Assumptions:

- Collection started October 3rd
- Estimated 300,000 cubic yard in unincorporated Alachua County +50,000 cubic yards from municipalities
- Estimated 30 days to do initial countywide pass. Follow u passes to be performed as necessary
- Collected 49,551 cubic yards
- Added citizen drop off locations - 427 cubic yards
- GFL collecting yard waste in plastic bags, paper bags and small piles
- Estimated Cost: \$8,894,756

New Developments:

- Hurricane Milton - additional resources needed statewide
- Florida Department of Transportation debris collection agreement - higher rates than many pre-incident agreements. This has created intense competition for resources
- Several municipalities have already elected to increase their rates in order to compete for those resources and complete the debris collection in a timely manner

Commissioner Prizzia, Commissioner Chestnut, County Manager Lieberman, Assistant County Manager Tommy Crosby, Solid Waste Director Gus Olmos, Commissioner Chestnut, Commissioner Prizzia, FEMA Rep Lasharda, Assistant County Manager Tommy Crosby, and County Attorney Torres presented comments.

Commissioner Prizzia moved the following:

1. Increase the amount of money paid to contractors so that they will get the job done.
2. That we reiterate to them that the 90-day deadline is really important to us because we really need the FEMA reimbursement.
3. Ask them to consider using local resources (local landscaping and tree companies) to expand their reach in these communities that they cannot get to.
4. Authorize the County Manager to enter into these agreements based on the parameters set by the Board.
5. Find that immediate action is required to address the public emergency that cannot be delayed by a competitive solicitation and authorize the Chair to sign second amendment to agreement #10046: Agreement to Disaster Debris Removal, Reduction and Disposal with Ashbritt, Inc. that includes additional, temporary rate schedule (consistent with FDOT

agreement) for prospective services performed in response to Hurricane Helene under DEM Order 24-014, and that adds performance standards (as identified by the County Manager). The findings are Clearing Road Hazards, Debris impairing the emergency vehicles, Fire Hazards, and Rodent infestation.

6. The Board is moving forward with providing debris removal to the municipalities. The County will request FEMA reimbursement, but the Board accepts the risk of non-reimbursement as it is a safety issue.
7. Bring back a conversation about this as a county-wide service and have a discussion about competitive procurement for this in the future and ways in we which we structure our contract so that we can be safe before next hurricane season.
8. Approve adoption of resolution for unanticipated revenues which includes budget amendment to account for recovery for damages from Hurricane Helene. Approve a revised inter-fund loan amount not to exceed ~~\$9,750,000~~ \$12,000,000 for purposes of cash flow until the FEMA reimbursement is received. The original request was a not to exceed amount of \$4,000,000.

2nd Commissioner Chestnut

Public Comment

FEMA Rep Lasharda, Tamara Robbins, and Khalil Blount presented comments.

The motion passed 3-0 with Commissioner Wheeler and Commissioner Cornell absent.

Approve adoption of resolution for unanticipated revenues which includes budget amendment to account for recovery for damages from Hurricane Helene.

Approve a revised inter-fund loan amount not to exceed \$9,750,000 for purposes of cash flow until the FEMA reimbursement is received. The original request was not a not to exceed amount of \$4,000,000.

H. Board and Committee Items

1. Affordable Housing Advisory Committee (AHAC) Annual Work Plan and Accomplishments - 24-00764

RD Bonnaghan, Chair and Ralston Reodica, Liaison presented the above item.

Major Accomplishment (2023-2024):

- Reviewed Community Engagement related to housing projects and began the process of compiling committee recommendations. (Ongoing)
- Educated on topics related to housing and to the committee and its structure, including Sunshine Law, BoCC priorities regarding geographic parameters for affordable housing, past and/or active housing projects (Budget Inn, Harbor Cove, Dogwood Village, Woodland Park), and other relevant topics, including HFA funding and parameters, cottage neighborhoods, local nonprofit housing providers, and inclusionary housing.
- Offered feedback and suggestions regarding the pilot Alachua County Energy Efficiency Program and plan to meet with staff again prior to transitioning from the pilot to the full program.

Goals and Objectives (2024-2025):

1. Maintain an active board and officer structure that engages members, and the community at-large on housing issues.
2. Meet requirements the Committee was founded on.
3. Serve as a liaison between the community at-large by representative to consider any and all housing projects under consideration by the County.
4. Review housing plans, priorities, and policies with an eye toward promoting affordable, equitable housing across our community in alignment with current County plans and priorities.
5. Meet with the City's AHAC for a joint meeting.
6. Consider additional ways to engage the community

Commissioner Prizzia, and Chair Alford presented comments.

Hear and receive the presentation

I. Public Comment

Chair Alford recognized Mark Goldstein(handout given), Brandie McKinney, Bill Riddingly, Brian Lewis, Gavin, Khalil Blount, Barry J, Eddie S, and Tim Wiser,

Isabell Brazel, Tamara Robbins, and Mark Vansusbergen who presented comments.

Commissioner Prizzia exits the meeting at 12:04pm

Commissioner Prizzia returns to the meeting at 12:07pm

Commissioner Prizzia exits the meeting at 12:28pm

Commissioner Prizzia returns to the meeting at 12:34pm

Commissioner Wheeler exits the meeting at 12:57pm

J. Presentations

1. Cuscowilla Nature & Retreat Center Summer Camp Recap and Facility Update, 24-00975

Cuscowilla Manager Jaime presented the above item.

Projects Completed:

Low Ropes Course

- 5 Elements were added to the area located behind the existing climbing wall to create a challenge course for both campers and rental groups to use.
- Grant provided by the Friends of Cuscowilla awarded from the Arie Foundation.

Large Pavillion

- Completed early this summer and offers a huge asset for our summer camp programs and future events.

Nature Center

- Our outdoor classroom is complete and is being used! Thanks to Duke Energy, the county and Friends of Cuscowilla for helping complete this project over the past few years to make it the ultimate outdoor education space.
- The Firepit with seating around was the last project completed as well as the ADA ramp and parking space.

Field Trips:

- Currently offering Life Science based field trips for grades K- 12 at Cuscowilla.
- Some options would be exploring the pond and swamp areas of the park and comparing water quality or studying life cycles of the plants and insects around the park.

Summer Camp:

- Offered 8 weeks of Day Camp for ages 7- 12 years old. We averaged 75 campers per week and offered weekly scholarships thru the Alachua County Children’s Trust and the Friends of Cuscowilla.
- Swim lessons were offered by a licensed Swim instructor during camp swim time as well as on the weekends for ages 3-6 on Saturday mornings before the pool opened to the public.
- Campers took field trips once a week to places around Alachua County such as the Alachua County Sports and Events Center, The Hippodrome, Poe Springs, the Natural History Musuem, Cade Musuem and more!
- Partnered with UF IFAS again this year to provide a week of programming provided by the extension staff as well as off camp field trips to the Beef, Sheep and the Natural Area Lab.
- New this summer was our Cuscowilla “Chill Zone.” This was grant provided by the Friends of the Library thru the Friends of Cuscowilla. A classroom space was transformed to provide a cool down spot for campers to lounge with a book or quiet puzzle and take a moment to themselves.
- New! Teen Week, Ages 10-14 were able to choose a tract for the week based on their interest such as Outdoor Adventure, Art and Music and Leadership skills in working with Elish Cash and her team in HR to create speakers on what attributes make a leader.
- Accreditation visit from the American Camping Association this summer as well and should hear the results of that soon.
- Summer 2025 registration will open March 1, 2025, and our theme next summer is WILD about Nature!

Summer Camp Demographics

- 46 Campers received scholarships to be able to attend camp from the Friends of Cuscowilla and the Children's Trust of Alachua County.
- 536 Total Registrations with an average of 5-8 on a waitlist each week.
- 28% African American
- 46% Caucasian
- 12% Hispanic
- 6% Other
- 66% male
- 45% female

In FY24, revenue increased 77% with its main contribution being camp and programs.

Expenses decreased by 10%.

Commissioner Prizzia, and Chair Alford presented comments

Hear presentation

K. Land Conservation Projects

1. Watermelon Pond – Biro Tract Option Contract to Purchase Conservation Easement - 24-00961

Andi Christman program manager land conservation and management presented the above item.

Biro Conservation Easement Natural Resources:

- Natural Communities:
 - Sandhill, xeric hammock, scrub and successional hardwoods
- Located within:
 - ¼ mile east of Watermelon Pond ACF Project Area
- Addition to Larger Scale Projects:
 - Contributes towards the goal of protecting as much of the Watermelon Pond area as feasible and adds to Alachua County's southern wildlife

corridor.

– The Biro Property is separated by one parcel from the Alachua County-owned Watermelon Pond Preserve - Warny Tract.

Biro Conservation Easement Land Use Zones:

Designated land use zones allow specified uses while also requiring certain conditions or limitations to protect the conservation values of the property.

- Preservation Zone – 84.88 acres (sandhill, xeric hammock, scrub and successional hardwoods, existing dirt roads and utilities)
- Building Envelope – 11 acres (Primary residence of landowner & equestrian barn)

A conservation easement does not include the right of public access.

Biro Conservation Easement Acquisition Land Management Principles:

1. Maintenance, enhancement and ecological restoration of native plant and wildlife habitat.
2. Protection of unique and fragile natural areas and rare species habitats, specifically sandhill, xeric hammock and scrub.
3. Protection and maintenance of natural resource values in avoiding land fragmentation.
4. Protection of open space and the scenic and other distinctive natural characteristics of the landscape.
5. Maintenance of soil health and control of soil erosion.
6. Protection of surface water and ground water quality and recharge to the Floridan Aquifer, wetlands, riparian areas, and specifically Watermelon Pond's wetland systems.
7. Maintenance of the health of the forest resources.
8. Protection of federal and state listed imperiled species and their habitats.

Biro Conservation Easement Prohibitions:

1. Division, partitioning, lot-splitting, or subdivision in any manner of the Property;
2. Development rights or density credits transferred to any other property;
3. Construction or placing buildings, roads, signs, billboards or other advertising, utilities, or other structures on or above the ground not

- specifically permitted in the deed;
4. Dumping or placing soil or other substance or material such as landfill or dumping or placing of trash, waste, debris, or unsightly or offensive materials;
 5. Removing or destroying trees, shrubs, or other vegetation (excluding exotic invasive species or for ecological restoration), "Removal of Vegetation and Introduction of Exotic Plants" deed sections, or "Conservation Easement Stewardship Plan";
 6. Surface use, except for purposes that permit the land area to remain predominantly in its natural condition;
 7. Activities detrimental to drainage, flood control, water conservation, erosion control, soil conservation, or fish and wildlife habitat preservation;
 8. Commercial Water Wells are strictly prohibited on the Protected Property;
 9. There shall be no exploration for and extraction of oil, gas, minerals, peat, muck, marl, limestone, lime rock, kaolin, fuller's earth, phosphate, common clays, gravel, shell, sand, and similar substances, under and by virtue of the authority of a grant or reservation or other form of ownership of or interest in or control over or right to such substances;
 10. Obtain a mortgage superior to the priority of the Conservation Easement;
 11. Hunting or trapping outside compliance of Florida Laws or beyond, deer, turkey, and feral hogs;
 12. Introduce, or allow the intentional introduction or propagation of non-native, exotic plants;
 13. Activities that may reasonably be expected to adversely affect state and federally listed, threatened, or endangered species;
 14. Introduce, or allow the intentional introduction or propagation of non-native, exotic plants;
 15. Storage and application of Fertilizer;
 16. Construction of new trails within the Preservation Zone.

Summary of Proposed Biro CE Acquisition:

- Biro Option Contract: No Permitted Exceptions
- Non-standard exceptions the County may permit: Schedule B-II Title Exceptions #5, #6, #7:
 - #5. Reservations contained in Deed recorded in Deed Book 138, Page 341, Public Records of Alachua County, Florida.

- #6. Easements contained in instruments recorded in O.R. Book 821, Page 535; O.R. Book 1472, Page 989; O.R. Book 1808, Page 1172 and O.R. Book 1949, Page 2441, Public Records of Alachua County, Florida.
- #7. Declaration of Covenants and Restrictions for Private Road Easement and Maintenance as recorded in O.R. Book 2057, Page 1920, Public Records of Alachua County, Florida.
- Some of the title exceptions may be deleted prior to closing based on additional title examination or the survey.

Summary of Costs Biro Conservation Easement Acquisition:

- Estimated due diligence cost = \$48,500
 - Boundary survey and signage
 - Title insurance
 - Baseline Documentation Report
 - Phase I ESA
 - Attorney’s fees and recording

- Total Expenditure Request: = \$448,855.00
 - Land cost = \$359,550
 - Due diligence = \$48,500
 - 10% contingency = \$40,805

- Closing Date: March 2025

Biro Conservation Easement Acquisition Recommendations:

1. Approve and authorize the Chair to:
 - a) Exercise the Option to Purchase the Watermelon Pond – Biro Conservation Easement pursuant to the Option Contract, subject to the County’s rights to conduct due diligence inspections and notice Seller of Title Defects and Environmental Defects as set forth in the Option Contract, and
 - b) Execute the Watermelon Pond – Biro Conservation Easement Deed in advance of closing;

2. Delegate to the County Manager the authority to determine whether the County will accept the non-permitted title exceptions, #5, #6, #7; and
3. Authorize staff to execute additional documents as necessary to close

the transaction; and

4. Approve the attached budget amendment authorizing the expenditure of funds for due diligence and associated closing costs.

Commissioner Prizzia, and Chair Alford presented comments.

Commissioner Prizzia moved to approve the following staff recommendations:

1. Approve and authorize the Chair to:
2. Approve and authorize the Chair to:- Exercise the Watermelon Pond – Biro Option Contract to purchase a Conservation Easement, subject to the County’s rights to conduct due diligence inspections and notice Seller of Title Defects and Environmental Defects as set forth in the Contract, and
3. Approve and authorize the Chair to:- Exercise the Watermelon Pond – Biro Option Contract to purchase a Conservation Easement, subject to the County’s rights to conduct due diligence inspections and notice Seller of Title Defects and Environmental Defects as set forth in the Contract, and- Execute the Watermelon Pond – Biro Conservation Easement Deed in advance of closing;
4. Approve the acquisition subject to the non-permitted title exceptions, #5, #6, and #7, and to the subject to the concurrence of the county attorney and of the closing attorney;
5. Authorize staff to execute additional documents as necessary to close the transaction;
6. Approve the attached budget amendment authorizing the expenditure of funds for due diligence and associated closing costs.

2nd Commissioner Chestnut

The motion carried 3-0 with Commissioner Cornell and Commissioner Wheeler absent.

1. Approve and authorize the Chair to:
 - a. Exercise the Watermelon Pond – Biro Option Contract to purchase a Conservation Easement, subject to the County's rights to conduct due diligence inspections and notice Seller of Title Defects and Environmental Defects as set forth in the Contract, and
 - b. Execute the Watermelon Pond – Biro Conservation Easement Deed in advance of closing;
2. Approve the acquisition subject to the non-permitted title exceptions, #5, #6, and #7, and to the subject to the concurrence of the county attorney and of the closing attorney;
3. Authorize staff to execute additional documents as necessary to close the transaction;
4. Approve the attached budget amendment authorizing the expenditure of funds for due diligence and associated closing costs.

L. Public Hearings

1. Transmittal Public Hearing for Comprehensive Plan Amendment to Clarify Fire Level of Service Guidelines. - 24-00941

Ben Chumley Principal Planner presented the above item.

Proposed Policy Revisions – Capital Improvements Element

Policy 1.2.5 Alachua County shall adopt Level of Service (LOS) guidelines for Category "C" public facilities, ~~and include those facilities in the CIP.~~ These LOS guidelines are to be used for analysis and identification of Capital Improvement Project needs for these facilities to be considered for inclusion ~~included~~ in the Capital Improvements Program. The LOS guidelines for Category "C" public

facilities are the following:

a) Fire LOS guidelines are as follows:

- 1) In the Urban Cluster, initial unit response LOS guideline is within 6 minutes **travel time** for 80% of all emergency responses within a 12-month period. Land development regulations shall require that 100% of development shall provide water supply served by hydrants.
- 2) In the rural area, initial unit response LOS guideline is within 12 minutes **travel time** for 80% of all emergency responses within a 12-month period. Fire suppression/protection service level for all properties in the Rural Area shall be at the ISO (Insurance Service Office) Class Protection of <10. Development will provide adequate water supply for fire suppression and protection, and fire service compliant fire connections, required through land development regulations.

Local Planning Agency (Planning Commission) Recommendation:

The Alachua County Local Planning Agency held a public hearing on the proposed amendment on September 18, 2024, and recommended transmittal for state agency review.

Staff Recommendation:

Recommend that the Board of County Commissioners approve transmittal of Comprehensive Plan Amendment Z24-000005 to the state land planning agency and other review agencies pursuant to Sec. 163.3184, Florida Statutes.

Commissioner Prizzia moved staff recommendations to approve transmittal of Comprehensive Plan Amendment Z24-000005 to the state land planning agency and other review agencies pursuant to Sec. 163.3184, Florida Statutes.

2nd Commissioner Chestnut

The motion carried 3-0 with Commissioner Cornell and Commissioner Wheeler absent.

Approve the proposed Comprehensive Plan Amendment for transmittal to the State Land Planning Agency and other agencies for review and comment pursuant to Section 163.3184, Florida Statutes.

2. Transmittal Public Hearing for County-Initiated Comprehensive Plan Text Amendment to Implement New Requirements of House Bill 1379 Relating to Sanitary Sewer Connection Feasibility - 24-00958

Ben Chumley Principal Planner presented the above item.

Florida House Bill 1379 (2023)

- Environmental protection bill that addressed various matters relating to water quality protection and funding; effective July 1, 2023.
- New requirements for local government comprehensive plans were added to Sec. 163.3177, Florida Statutes:
 1. By July 1, 2024, incorporate policies to consider the feasibility of providing sanitary sewer services within a 10-year planning horizon for any development of more than 50 residential lots, whether built or unbuilt, with more than 1 onsite sewage treatment & disposal system per acre.
 2. Include publicly funded capital improvement projects necessary to achieve pollutant load reductions identified in a Basin Management Action Plan (BMAP) as part of the Capital Improvements Element.

Adopted Comprehensive Plan Policies Sanitary Sewer Connection:

- New development in Urban Cluster is required to connect to potable water and sanitary sewer service, with limited exceptions.
- New residential development outside Urban Cluster is limited to a density of 1 dwelling unit per 5 acres.
- Potable water and sanitary sewer lines are generally not permitted to extend outside the Urban Cluster except in limited circumstances, and with BoCC approval.

Existing Developments on Septic:

- Preliminary GIS screening of existing developments on septic with 50+ lots, where lots sizes are around 1 acre or less
- Developments less than 50 lots were included if adjacent to others that added up to 50+ lots
- 67 existing developments within Urban Cluster and 38 outside Urban Cluster to which the statute may apply.
- Each development will be further evaluated as part of more detailed feasibility analysis to determine whether the statute applies.

Proposed New Policy Language:

Potable Water & Sanitary Sewer Element:

Policy 2.1.8. Alachua County shall, in coordination with utility providers, consider the feasibility of providing sanitary sewer services to developments of more than 50 residential lots in the unincorporated area, whether built or unbuilt, with more than one onsite sewage treatment and disposal system per acre, within a 10-year planning horizon. By April 2026, and every ten (10) years thereafter, Alachua County will conduct a feasibility analysis identifying applicable developments and assessing the feasibility of providing sanitary sewer service to those developments. The feasibility analysis will include consideration of the following:

(a) Potential costs to the County and property owners associated with infrastructure improvements and right of way acquisition necessary to convert lots to sanitary sewer.

(b) Water quality risks associated with the continued use of septic systems.

(c) All other applicable goals, objectives and policies of this Comprehensive Plan.

(d) If the analysis determines that it is feasible and otherwise consistent with the Comprehensive Plan to provide sanitary sewer services to an applicable development within a 10-year planning horizon, then it shall also identify the following information:

1. The name and location of the wastewater facility that could receive sanitary sewer flows after connection;

2. The current capacity of the facility and any associated transmission facilities;

3. The projected wastewater flow at that facility for the next 20 years, including expected future new construction and connections of onsite sewage treatment and disposal systems to sanitary sewer, and

4. An estimated timeline for the potential construction of any

improvements necessary for connection to the sanitary sewer system.
(e) If the analysis determines that it is feasible to provide sanitary sewer services to an applicable development, this shall not obligate the County or utility provider to undertake or fund any improvements necessary to connect the development to the sanitary sewer system. Such improvements may be considered on a case-by-case basis by the utility provider in coordination with the County with input from the residents of the area that would potentially be served by sanitary sewer.

Background – BMAP Projects

- Basin Management Action Plans (BMAP) are management plans developed for a waterbody that does not meet state water quality standards.
- Developed by FDEP with local stakeholder input
- Goal of BMAP is to reduce pollutant loads to meet state standards. BMAP contains projects and action items to reach these standards.
- Alachua County is subject to BMAPs for Orange Creek, Santa Fe River, and Silver Springs.

Proposed New Policy Language:

Capital Improvements Element:

Policy 1.9.5 The County shall propose for inclusion in the Capital Improvements Element a list of capital improvement projects necessary to achieve the pollutant load reductions attributable to Alachua County to meet the Total Maximum Daily Loads (TMDL) as established in adopted Basin Management Action Plans for the Santa Fe River, Orange Creek, and Silver Springs basins pursuant to s. 403.067(7), Florida Statutes. This shall be completed initially as part of the Evaluation and Appraisal of the Comprehensive Plan in 2025, and subsequently reviewed annually and updated as necessary.

Local Planning Agency (Planning Commission) Recommendation:

The Alachua County Local Planning Agency held a public hearing on the proposed amendment on August 21, 2024, and recommended transmittal for state agency review.

Staff Recommendation:

Recommend that the Board of County Commissioners approve transmittal of Comprehensive Plan Amendment Z24-000005 to the state land planning agency and other review agencies pursuant to Sec. 163.3184, Florida Statutes.

Commissioner Prizzia, Chair Alford, and Commissioner Chestnut presented comments.

Commissioner Chestnut moved staff recommendations to approve transmittal of Comprehensive Plan Amendment Z24-000005 to the state land planning agency and other review agencies pursuant to Sec. 163.3184, Florida Statutes.

2nd Commissioner Prizzia

The motion carried 3-0 with Commissioner Cornell and Commissioner Wheeler absent.

Approve the proposed Comprehensive Plan Amendment for transmittal to the State Land Planning Agency and other agencies for review and comment pursuant to Section 163.3184, Florida Statutes.

M. Items Pulled From Consent

N. NOTE: This meeting will NOT reconvene at 5:01 PM

O. Closing Comments

1. Public Comment

There were no general public comments presented.

2. County Attorney Comment

There were no County Attorney comments presented.

3. County Manager Comment

There were no County Manager comments presented.

4. Commission Comment

Commissioner Prizzia moved to refer to staff to explore how to handle community meetings and development plans that are being submitted to the municipalities within Alachua County borders and to bring back recommendations for how staff monitors those and update the Board about upcoming potential impacts to the county.

2nd Commissioner Chestnut

The motion carried 3-0 with Commissioner Cornell and Commissioner Wheeler absent.

- Commissioner Prizzia states a letter was received from Alachua County Soil and Water Conservation district and would like to refer to staff to reach out to the soil and water conservation district to discuss what the county does around education and outreach. Also to see how the county may collaborate with them on their mission and their goals before the Board has a conversation regarding their funding request.

- Commissioner Prizzia states a funding request from the City of Gainesville was received regarding the Holiday Parade, asking for sponsorship. Commissioner believes this parade will be a great attraction to our community especially with Shaquille O'Neal visiting.

Commissioner Prizzia moved to work with tourism development to be the platinum sponsor for the City of Gainesville Holiday Parade using tourism development dollars.

2nd Commissioner Chestnut

The motion carried 3-0 with Commissioner Cornell and Commissioner Wheeler absent.

- Commissioner Prizzia states that Cure Violence Global was successful on achieving the grant from the Department of Justice. They received a \$3.9 million award to work with the County in Charlottesville, Virginia on a gun intervention violence program to bring their training and evaluation

framework here and do training with the county local interrupter programs and provide them with support

Chair Alford states Mayor Marlow asked if someone would like to serve on his task force. Commissioner Prizzia stated she will be happy to follow up with Mayor Marlow and see what all is involved then reach back out to the Chair.

P. Adjournment

There being no further business before the Board, the meeting was adjourned at 3:09 p.m.

To adjourn the meeting.

Q. Consent Items

1. Budget & Fiscal Services

1. Live Local Act Property Tax Exemption Opt-Out Resolution – Authorization to Advertise - 24-00908

Review Alachua County’s option to opt out of a part of the Live Local Act tax exemption; Direct County staff to set for public hearing a resolution for the Board to elect to opt-out of the tax exemption for qualified properties that house persons or families whose annual household income is greater than 80% and not more than 120% AMI, and otherwise follow the required procedural steps as provided in the law; and authorize a letter from the Chair to municipalities in Alachua County notifying of the certain property tax exemption opt-out option.

2. FY25 Unanticipated Revenue Non-Ad Valorem Hospital Assessment - 24-00957

Approve adoption of resolution for unanticipated revenues which includes budget amendment to recognize non-ad valorem hospital assessment

2. Community Support Services

1. Sunrise Residence Inn Agreement with Alachua County Housing Authority for Third Party Administration - 24-00937

Approve the Agreement with the Alachua County Housing Authority for Housing Facility Management; and authorize the Chair to sign the Agreement.

2. First Amendment to State Housing Initiatives Partnership (SHIP) Home Repair Program Provider Agreement with Neighborhood Housing Development Corporation (NHDC) to Extend Term to Dec. 21, 2024-24-00967

Approve the agreement and authorize the Chair to sign

3. Interlocal Agreement with the Bradford County Sheriff's Office for Victim Services and Rape Crisis Center services. - 24-00924

Approve the Interlocal Agreement

4. Community Health Worker (CHW) On the Job Training (OJT) Addendum and Contract - 24-00925

Approve revisions to the CHW OJT Procedures Addendum A and contract template

5. Third Amendment to an agreement with the City of Gainesville providing funding for a Victim Advocate - 24-00962

Approve the Third Amendment and Authorize the Chair to execute it.

6. Victims of Crime Act (VOCA) Funding Contract for Fiscal Year 24-25 - 24-00867

Waive the County Policy on Intellectual Property, approve the agreement and authorize the Chair to execute it. Approve the attached budget amendment and inter-fund loan of \$200,000.

3. County Attorney's Office

1. 10/22/24 Litigation Report – Request for Authority to Initiate or Defend - 24-00935

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

4. County Manager's Office

1. Approve Public Art Loan and Display Agreement with Laura Predny and authorize the Chair to sign. - 24-00919

Approve Public Art Loan and Display Agreement with Laura Predny and authorize the Chair to sign.

5. Court Services

1. Inter-Agency User Agreement with the Office of State Courts Administrator (OSCA) for Access to Criminal Justice Information via the Judicial Inquiry System (JIS) - 24-00956

Approve the Chair to sign the Inter-Agency Agreement with OSCA, which provides for access to criminal history and other criminal justice-related information through the Judicial Inquiry System (JIS)

6. Environmental Protection

1. Rayonier Right of Entry Agreement, 24-00982

Staff recommend the following Board motions:

1)Waive County's non-indemnification policy with regards to this Right of Entry Agreement with Rayonier.

2)Approve Right of Entry Agreement and Authorize Chair signature.

7. Fire Rescue

1. Revised Certification of Non-Ad Valorem Assessment Roll for the Fire Assessment. - 24-00906

Accept the Revised Certification of Non-Ad Valorem Assessment Roll and authorize the Chair to sign

8. Growth Management

1. Replat for Heatherwood Lot 23 - 24-00970

The Development Review Committee reviewed the replat at its October 17, 2024, hearing and recommended the Board of County Commissioners approve the replat based on a finding of consistency with Florida Statutes, the Alachua County Comprehensive Plan, and the Alachua County Unified Land Development Code.

9. Human Resources

1. FY 24-25 Revisions to the Senior Management and Non-Bargaining Pay Plans: request to reclassify Chief Transformation Officer, Executive Liaison-Public Safety & Community Relations and add Tourist & Economic Development Senior Office Director - 24-00955

Request approval of the Fiscal Year 2024- 2025 revisions to the Senior Management and the Non-Bargaining Pay Plans.

2. Waive Recruitment and Confirm Appointment for Assistant County Manager Chief Transformation Officer - 24-00947

Waive recruitment for the new position of Assistant County Manager – Chief Transformation Officer and confirm appointment of Heather Akpan to the position effective October 21, 2024, or as soon as the position is approved and designated by the Florida Retirement System.

10. Procurement

1. Agreement for Request for Proposal (RFP) 24-465-LC Program Manager Services for Alachua County's Fresh Food Pathways Program for Tourism and Economic Development. - 24-00903

Approve and authorize the Chair to execute Agreement 14269 with New Venture Advisors, in the amount of \$ 963,200.00.

2. Agreements for Request for Proposal (RFP) 25-172-MM Annual Vegetation Management for Environmental Protection, Land Conservation Program. - 24-00899

Approve and authorize the Chair to execute Agreements with Earth Balance Corporation (14334), Bio-Tech Consulting LLC (14336), and Barge Design Solutions, Inc. (14335) for Annual Vegetation Management, for Environmental Protection, Land Conservation Program, NTE \$450,000.00 annually.

3. Second Amendment to Agreement with Cedars Business Services (13572). - 24-00923

Approve and authorize the Chair to execute the Second Amendment to Agreement with Cedars Business Services (13572), in the amount not to exceed (NTE) \$65,000.00.

4. Second Amendment to Agreement with W.W. Gay Fire Protection, Inc. (13481). - 24-00927

Approve and authorize the Chair to execute the Second Amendment to Agreement with W.W. Gay Fire Protection, Inc. (13481), in the amount NTE \$252,000.00 annually.

5. Purchase Order to CalAmp Wireless Networks Corp, in the amount of \$85,000.00 for Public Works. - 24-00932

Approve the issuance of a purchase order to CalAmp Wireless Networks Corp, in the amount of \$85,000.00.

6. Purchase Order to SHI International Corp., in the amount of \$53,381.38 for Court Administration. - 24-00934

Approve the issuance of a purchase order to SHI International Corp., in the amount of \$53,381.38.

11. Solid Waste & Resource Recovery

1. Revised Certified Non-ad Valorem Assessment Roll - 24-00952

Approve the Revised Certified Non-ad Valorem Assessment Roll and authorize the Chair to sign it.

12. Tourism & Economic Development

1. Approve Recommended FY25 Nature and Culture Destination Enhancement Grant Program Funding Awards - 24-00926

Approve the scoring evaluation committee funding recommendation of \$1,600,000 for the FY25 Nature and Culture Destination Enhancement Grants comprised of \$1,395,403.67 in regular funding allocations plus \$204,596.33 for 8 of the organizations who experienced state funding cuts. Accept and include the application from the Star Center Theatre which was turned in past the deadline. Approve the contract agreement template and authorize the County Manager to execute agreements with each grantee, including those where the funding recommendations exceeds \$50,000. Make the legislative factual determination that the events, venues and activities recommended for funding have as one of their main purpose of the attraction of tourists as evidenced and as set forth in their respective applications, and that each grant award, inclusive of allowable operations and marketing expenditures, is primarily related to the advancement and promotion of tourism.

R. Notation for Record

1. Report of Contracts signed by County Manager or Designee in the month of August 2024. - 24-00888

No action necessary; for informational purposes only. The report and a copy of the contracts have been submitted to the Clerk for inclusion into the minutes.

2. Economic Development Advisory Committee – August 22, 2024 Minutes - 24-00942

No action necessary. For informational purposes only.

S. Notice of Upcoming Meetings