

Two public hearings and regular meeting of the City Commission of the City of Apalachicola was held on Tuesday, August 7, 2018 at 6:00 PM at the Apalachicola Community Center, #1 Bay Avenue, Apalachicola, Florida.

Present: Mayor Van Johnson, Commissioner Jimmy Elliott, Commissioner Brenda Ash, Commissioner Mitchell Bartley, Commissioner Anita Grove, City Administrator Lee Mathes, City Clerk Deborah Guillotte, Attorney Pat Floyd

Visitors: Janelle Paul, Greg Harris, Robert Osburn, William Cox, Pam Lewis, Kevin Begos, Ron Nalley, Wilbur Bellew, Bob Lindsley, Ginny Griner, Diane Brewer, Jill Rourke, Terry Henley, Augusta West, Rich Hall, Mark Milliken, Jim Bachrach, Jan Thomas, Creighton Brown, Holley Brown, Despina George, Judy Rutz, Sondra Taylor-Furbee, Terry Corcoran, Pam Richardson, Peter Gallant, Elinor Mount-Simmons, Debbie Roumelis

Public hearing opened by Mayor Johnson followed by prayer and pledge.

PUBLIC HEARING – CDBG PROJECT DISCUSSION

Debbie Roumelis stated this is a public hearing to discuss and receive public comments on the CDBG \$650,000 grant application, which consists of sewer man hole replacement/rehabilitation. Ms. Roumelis stated the grant application has a \$25,000 match that will come from the current sewer budget.

Mayor Johnson opened for public comment.

No public comment.

PUBLIC HEARING - ORDINANCE No. 2017-06 – STORMWATER MANAGEMENT UTILITY SYSTEM

Attorney Floyd read Ordinance No. 2017-06 by title as follows:

AN ORDINANCE BY THE CITY COMMISSION OF THE CITY OF APALACHICOLA PROVIDING FOR A STORMWATER MANAGEMENT UTILITY SYSTEM, SPECIFYING TERMS AND PROCEDURES FOR SAID SYSTEM; PROVIDING FOR THE REPEAL OF ALL ORDINANCES IN CONFLICT HERewith; AND ESTABLISHING AN EFFECTIVE DATE

Mayor Johnson invited public comment.

No public comment.

Public hearings closed and regular meeting opened by Mayor Johnson.

REGULAR MEETING

ADOPTION DECISION – ORDINANCE NO. 2017-06 – STORMWATER MANAGEMENT UTILITY SYSTEM

Attorney Floyd read Ordinance No. 2017-06 by title as follows:

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AN ORDINANCE BY THE CITY COMMISSION OF THE CITY OF APALACHICOLA PROVIDING FOR A STORMWATER MANAGEMENT UTILITY SYSTEM, SPECIFYING TERMS AND PROCEDURES FOR SAID SYSTEM; PROVIDING FOR THE REPEAL OF ALL ORDINANCES IN CONFLICT HEREWITH; AND ESTABLISHING AN EFFECTIVE DATE

Motion to adopt Ordinance No. 2017-06 made by Commissioner Ash, second by Commissioner Bartley.

Motion carried: 5 to 0

Voting Aye: Grove, Bartley, Ash, Elliott, Mayor Johnson

Voting Nay: None

ADOPTION DECISION RESOLUTION 2018-08 – CDBG GRANT APPLICATION

Attorney Floyd read Resolution 2017-06 in its entirety.

Motion to adopt Resolution 2018-08 made by Commissioner Bartley, second by Commissioner Grove.

Motion carried: 5 to 0

Voting Aye: Grove, Bartley, Ash, Elliott, Mayor Johnson

Voting Nay: None

RECOGNITION OF VISITORS

1. Patrick Bell – Legislative Update

Patrick Bell reported on current legislative issues, revenue enhancement options, and SRF loan default and Area of Critical State Concern status.

2. Kevin Begos – TRIUMPH – Solar Application Update

Kevin Begos reviewed solar grant application and asked Commission for guidance on how much yearly utility bill savings they would like allocated for ad valorem tax reduction.

Mayor Johnson commented he would like to have a job training program, and suggests 50% savings go towards ad valorem tax reduction and 50% go towards general operations.

Commissioner Ash asked if we can change this reduction each year or does it have to stay the same in the future once set.

Mr. Begos stated he will check with TRIUMPH committee and report back to Commission.

3. Bob Lindsley – Library Update

Ginny Griner, Philaco Women's Club president, recommends Mark Milliken to fill Library Board vacancy.

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Motion to appoint Mark Milliken to Library Board made by Commissioner Bartley, second by Commissioner Elliott.

Motion carried: 5 to 0

Voting Aye: Grove, Bartley, Ash, Elliott, Mayor Johnson

Voting Nay: None

Jill Rourke updated Commission on new extended Library hours, Memory Lab non-matching grant, and interlibrary book loan program.

Commissioner Ash inquired if non-residents are paying for library cards.

Ms. Rourke stated non-residents are charged \$10.00 per year.

4. Sondra Taylor-Furbee – Request 10' Easement Between Block 7, Lots 7 & 8 and Lots 1 & 2

Sondra Furbee stated her lots are separated by a city owned 10' easement, and would like to purchase the easement from the City.

Attorney Floyd stated purchasing a City owned easement is not allowed, and the proper process would be for Ms. Furbee to make a formal request to have the alley officially closed.

Cindy Clark stated Ms. Furbee is making this request so that she may install a swimming pool on her other lots, but the LDC states accessory structures are not allowed on property without a principal structure.

APPROVAL OF JULY MINUTES

Motion to approve July minutes made by Commissioner Ash, second by Commissioner Bartley.

Motion carried: 5 to 0

Voting Aye: Grove, Bartley, Ash, Elliott, Mayor Johnson

Voting Nay: None

APPROVAL OF JUNE BILL LIST

Motion to approve June bill list made by Commissioner Ash, second by Commissioner Bartley.

Motion carried: 5 to 0

Voting Aye: Grove, Bartley, Ash, Elliott, Mayor Johnson

Voting Nay: None

APPROVE PROPERTY LIST FOR SALE

Ms. Mathes presented list of recommended City owned properties to sell.

Motion to approve presented list of recommended City owned properties to sell City of Apalachicola made by Commissioner Grove, second by Commissioner Bartley.

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Motion carried: 5 to 0

Voting Aye: Grove, Bartley, Ash, Elliott, Mayor Johnson

Voting Nay: None

Discussion held concerning legalities of RFP for real estate brokers/auctioneer advertisement.

Motion to authorize Ms. Mathes to place advertisement for RFP for real estate brokers/auctioneers contingent on Attorney Floyd's review made by Commissioner Grove, second by Commissioner Bartley.

Motion carried: 5 to 0

Voting Aye: Grove, Bartley, Ash, Elliott, Mayor Johnson

Voting Nay: None

HIRING OF CITY MANAGER

Commissioner Grove stated after Manager Screening Committee reference checks, recommendation is to hire Ron Nalley for City Manager position.

Motion to hire Ron Nalley to fill City Manager position with salary set at \$65,000 annually with standard benefits made by Commissioner Elliott, second by Commissioner Grove.

Motion carried: 4 to 1

Aye: Grove, Ash, Elliott, Mayor Johnson

Nay: Bartley

Attorney Floyd stated City Manager contract will now be drafted with employment conditions and will be available for approval at September regular Commission meeting.

PLANNING & ZONING

Motion to confirm June Planning and Zoning minutes made by Commissioner Ash, second by Commissioner Elliott.

Motion carried: 5 to 0

Voting Aye: Grove, Bartley, Ash, Elliott, Mayor Johnson

Voting Nay: None

Cindy Clark gave Planning & Zoning update outlining FEMA flood map changes, staff attending Flood Plain Management Class, and \$1.8 million grant application submittal to secure funding for

stormwater infrastructure improvements and water quality monitoring adjacent to Apalachicola Bay.

Ms. Clark requests approval to apply for a \$75,000 coastal resilience grant that will enable the City to complete some of the items required to gain entry into the CRS program and to purchase software that will enable planning office to electronically process building permits and track elevation certificates.

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Motion for authorize Ms. Clark to apply for State Coastal Resilience grant for \$75,000 made by Commissioner Ash, second by Commissioner Bartley.

Motion carried: 5 to 0

Voting Aye: Grove, Bartley, Ash, Elliott, Mayor Johnson

Voting Nay: None

Mrs. Clark announced a grant workshop has been tentatively set for August 16th.

CITY ADMINISTRATOR

Ms. Mathes stated she revised the budget calendar by cancelling the August 14th workshop to allow the City Manager the opportunity to be a part of the budget process.

ATTORNEY FLOYD

Attorney Floyd updated Commission on issue concerning houseboat anchored in the river and City's jurisdiction and Rich Hall/Hale Smith issue.

Mayor Johnson expressed his concern of Rich Hall/Hale Smith issue for over six months and would like to have this resolved.

Motion for authorize Attorney Floyd to proceed with lawsuit against Mr. Hale Smith made by Commissioner Elliott, second by Commissioner Bartley.

Motion carried: 4 to 1

Voting Aye: Grove, Bartley, Elliott, Mayor Johnson

Voting Nay: Ash

OTHER VISITORS & COMMENTS

No public comment.

MAYOR & COMMISSIONER'S COMMENTS

1. Commissioner Grove stated there is a possibility the food pantry is moving from Apalachicola to Eastpoint.

2. Commissioner Grove stated there are a lot of unreadable stop signs.

Ms. Mathes stated signs were ordered and about 80 signs have already been replaced.

3. Commissioner Grove stated the launch area at Battery Park is very slippery due to algae build up and needs to be pressure washed as soon as possible.

4. Commissioner Grove inquired about short term vacation rental fines.

Ms. Clark will research meeting from two weeks ago and get back with her on this.

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5. Commissioner Grove inquired about landscape plans and whether this was LDC regulated.

Ms. Clark stated landscaping is now permitted.

6. Mayor Johnson stated in order for HCA to obtain grant funding, HCA must be formally designated as a museum, not a center.

Motion to formally designate HCA as the City of Apalachicola History, Culture & Arts Museum made by Commissioner Grove, second by Commissioner Ash.

Motion carried: 5 to 0

Voting Aye: Grove, Bartley, Ash, Elliott, Mayor Johnson

Voting Nay: None

There being no further business meeting adjourned.

Van W. Johnson, Sr., Mayor

Deborah Guillotte, City Clerk