

**REGULAR MEETING
LEVY COUNTY BOARD OF COUNTY COMMISSIONERS
JANUARY 5, 2021**

The Regular Meeting of the Board of Levy County Commissioners was held on January 5, 2021 at 9:00 A.M. in the Meeting Room of the Levy County Annex Building with the following Commissioners present:

Chairman John Meeks
Comm. Matt Brooks
Comm. Rock Meeks
Comm. Lilly Rooks
Comm. Mike Joyner

Also present were:

County Attorney – Anne Bast Brown
County Coordinator – Wilbur Dean
Clerk of Court – Danny J. Shipp

Chairman John Meeks called the Meeting to order at 9:00 A.M. Comm. Joyner gave the invocation, followed by the Pledge of Allegiance led by Comm. Brooks.

EXPENDITURES

Comm. Joyner made a motion to approve the following expenditures presented for payment. Second was made by Comm. Rock Meeks and the MOTION CARRIES.

CHECK NUMBER	140670-140745
FUND	AMOUNT
GENERAL REVENUE	1,457,984.79
ROAD	4,543.57
TRANSPORTATION	556.01
911	15,721.33
COURT FACILITIES	2,302.19
MISC GRANTS	152,091.20
EMS	14,191.36
FIRE	4,868.44
TOURIST DEVELOPMENT	544.20
BLDG INSPECT & SAFETY	47.11
CAPITAL PROJECTS	10,945.42
ROAD IMPRV & RESTORE	8,106.11
LANDFILL	9,639.59
TOTAL	\$ 1,681,541.32
EFT/ACH PAYMENT	\$ 281,742.05

AGENDA ADDITIONS, DELETIONS, MODIFICATIONS

Comm. Brooks made a motion to approve the agenda with no changes. Second was made by Comm. Rock Meeks and the MOTION CARRIES.

PUBLIC COMMENTS

Morrison resident, Ray Anderson spoke to the Board of a Hemp farm close to his property and concerns of issues which come with these type of sites. They include hazmat, hazardous waste, decreased adjacent property values, traffic, noise and smell. Mr. Anderson stated if a developer has to go through a process which includes local government and public comment, these sites should also.

Comm. John Meeks stated this would be looked into by David Meyers, Development Department Director.

Brenda Chamberlain from United Way spoke to the Board stating during the week of January 25th, they will be conducting their annual Point in Time count. Volunteers will be assisting to get a count of those who are homeless in Levy County. The purpose of getting a total of homeless people in a community is to get federal funds for assistance. Ms. Chamberlain extended an invitation for any who wished to volunteer in this effort.

LEVY COUNTY SHERIFF'S OFFICE-911

Mike West, 911 Coordinator

Requesting the Chairman's signature on the E911 Board State Grant Application for Levy GIS Maintenance in the amount of \$136,292.

Comm. Joyner made a motion to approve the Grant Application with the Chairman's signature as requested. Second was made by Comm. Brooks and the MOTION CARRIES.

PLANNING DEPARTMENT

Stacey Hectus, Director

- A. **PUBLIC HEARING** - Requesting Board approval of Ordinance 2021-01; adopting a Small Scale Comprehensive Land Use Plan Amendment. Ms. Hectus read the Ordinance title into public record and explained this ordinance is a final request for approval requesting the change of land use on approximately 2.67 acres of land from Commercial to Urban Low Density Residential. The property is located within the Chiefland Municipal Service district, at 6550 NW 137th Street.

Comm. John Meeks asked if there was anyone in the audience wishing to speak for or against this item. The petitioner, Mr. Hyde spoke and requested the Board approve his request.

Comm. Rock Meeks made a motion to approve Ordinance 2021-01 as requested. Second was made by Comm. Rooks and the MOTION CARRIES.

B. **PUBLIC HEARING** - Requesting Board approval of Ordinance 2021-02; adopting a Small Scale Comprehensive Land Use Plan Amendment. Ms. Hectus read the Ordinance title into public record and explained this ordinance is a final request for a change of land use on approximately 3.66 acres of land from Commercial to Rural Residential located within the Chiefland Municipal Service district, at the corner of Old Fanning Road and 147th Place.

Comm. Rock Meeks made a motion to approve Ordinance 2021-02 as requested. Second was made by Comm. Rooks and the MOTION CARRIES.

SHIP

Marlon Gayle, Housing Planner

A. **PUBLIC HEARING** – Requesting Board approval of Ordinance 2021-003; updating the Levy County Code to reflect statutory requirements as it relates to Housing initiative partnerships and affordable housing.

Comm. Rock Meeks made a motion to approve Ordinance 2021-003 as requested. Second was made by Comm. Brooks and the MOTION CARRIES.

B. **PUBLIC HEARING** – Requesting Board approval of Resolution 2021-002; related to the Affordable Housing Advisory Committee. Mr. Gayle explained the existing Affordable Housing Advisory Committee (AHAC) does not have the requisite membership and as such, has to be updated to reflect the required statutory composition.

Comm. Rock Meeks made a motion to approve Resolution 2021-002 as requested. Second was made by Comm. Rooks and the MOTION CARRIES.

Mr. Gayle announced the AHAC will have its first meeting next Wednesday, January 13th at 9:00 A.M. in the Commissioners meeting room.

DEPARTMENT REPORTS

EMERGENCY MANAGEMENT

David Peaton requested Board ratification of LSE extensions, Emergency Declaration 2020-140 and Emergency Declaration 2020-141.

Comm. Brooks made a motion to ratify Emergency Declarations 2020-140 and 2020-141 as requested. Second was made by Comm. Rock Meeks and the MOTION CARRIES.

ROAD DEPARTMENT

Alice LaLonde, Administrative Coordinator

Requesting Board approval of the Agreement between Levy County and North Florida Professional Services, Inc., to provide engineering services for CR347 widening and resurfacing from US 19 to SR 500.

Comm. Joyner made a motion to approve the Agreement with North Florida Professional Services, Inc. as requested. Second was made by Comm. Rock Meeks and the MOTION CARRIES.

PROCUREMENT

Alicia Tretheway, Coordinator

Requesting Board approval to accept the lowest, most responsive quote received to replace the 30-ton modular air handler with two (2) 15-ton heat pump condensers and to waive the bid process. Mrs. Tretheway stated the Construction/Maintenance Department has received two quotes, one from Babione's and the other from Brooks Building Solutions. Babione's cost is \$58,649 with the option to purchase a 10-year warranty at an additional \$10K. Brooks Building Solutions cost is \$64,879 with a 1-year warranty. The Maintenance Department attempted to obtain a 3rd quote, but the other vendor declined to provide a quote. Mrs. Tretheway recommended acceptance of the quote from Babione's.

Comm. Joyner made a motion to accept the quote from Babione's with the 10-year warranty less the provision of any additional terms. Second was made by Comm. Brooks and the MOTION CARRIES.

COMMISSIONERS' REPORTS

Comm. John Meeks stated there is National Association of Counties conference call scheduled for later today at 3:00 P.M.

The meeting recessed at 10:02 A.M.

The meeting reconvened at 10:43 A.M.

WATER UTILITIES WORKSHOP

Comm. John Meeks called Jimmy Jones to the podium to speak regarding the Water Utilities Department. Mr. Jones spoke of the shortfalls of revenue coming in and the expense of running the department. He spoke of outsourcing the monthly billing of the water department.

Clerk of Court Danny Shipp spoke regarding the billing of the water customers, stating the Maintenance Department employee placed in the position to do the water billing has been trained by individuals in the Finance Department familiar with water system operations and is confident the employee is ready to do the job.

DRAFT

Mr. Jones stated there are currently 142 meters in University Oaks and the billing rate is \$12.38 for the first 1,000 gallons of water. Mr. Jones introduced Florida Rural Water Association representative, Fred Handy who spoke regarding things they looked for and found in their study of the University Oaks water system several years prior. He recommended a capacity analysis study be done first.

Following discussion, the Commissioners agreed by consensus to have Mr. Jones make a formal request to the Florida Rural Water Association for the capacity analysis study and rate review.

Bill Menadier spoke regarding mapping which had been done by Dewberry at University Oaks, stating it may be useful to the study.

Mr. Jones stated the Maintenance Department is in the process of renovating a space at the Annex property for the Water Department office.

Finance Director, Jared Blanton spoke regarding the financial side of the University Oaks Water Department stating it does not break even and this is typical of small water departments. This department is being subsidized by the General Revenue fund. Mr. Blanton introduced Schonna McLean, who had been training the Water Department employee spoke to the Board noting the number of billable lots in University Oaks is far more than what is being billed.

Comm. Joyner stated he was in favor of creating a Water Department separate from the Maintenance Department.

Comm. John Meeks clarified the next steps to be done regarding the studies of the University Oaks Water Department and stated the findings would be brought back to a regular Board meeting. It could then be decided if another Workshop would be necessary.

THERE BEING NO FURTHER BUSINESS TO COME BEFORE THE COMMISSION, THE MEETING
ADJOURNED AT 12:30 P.M.

ATTEST:

BOARD OF COUNTY COMMISSIONERS
LEVY COUNTY, FL

Clerk of Court, Danny J. Shipp

Chairman, John Meeks