

MINUTES OF THE GLADES COUNTY BOARD OF COUNTY COMMISSIONERS
MEETING ON MONDAY, MARCH 28, 2016 AT 6:00 P.M. IN THE COUNTY
COMMISSIONERS MEETING ROOM, GLADES COUNTY COURTHOUSE, MOORE
HAVEN, FLORIDA

The Glades County Board of County Commissioners met on Monday, March 28, 2016 at 6:00 p.m. with the following Commissioners present:

Tim Stanley, Chairman
Weston Pryor, Vice Chairman
Donna Storter Long
Paul Beck
John Ahern

Others present:

Julie Mann Braddock, Administrative Secretary
Sandra H. Brown, Clerk of Court
Paul Carlisle, County Manager
Avant Brown, County Road Superintendent
Lenice Taylor, County Manager's Office
Joe Pepe, Administrator Health Department
Missie Barletto, AIM Engineering
Raoul Bataller, Hendry Glades Sunday News
Bob Jones, Public Safety Director
Ellen Beers, Planning & Zoning Board
Jim Hull, AIM Engineering
Libby Maxwell, South Florida Water Management District
Susan Whidden, SHIP Administrator
7 citizens

Chairman Stanley called the meeting to order at 6:00 p.m.

PRAYER

Commissioner Beck gave the invocation.

PLEDGE

Commissioner Ahern led the Pledge of Allegiance.

AGENDA AMENDMENTS

There were none.

PRESENTATIONS / AWARDS

1. Recognition of Glades County as 2016 Healthy Weight Champion

Dr. Joe Pepe, Administrator – Hendry/Glades Health Departments, stated the Board had worked closely with the community and the Health Department in passing guidelines and

projects that support a healthier lifestyle for Glades County. He stated the Surgeon General had authorized him to present the Board with a Certificate for the Healthiest Weight Community Champion for 2016.

2. Proclamation Supporting May 15th – May 21st as American Public Works Week

County Manager Carlisle stated that each year the Board recognized the Road Department (Public Works Department). He stated this Proclamation recognized the work that the Road Department did to make the community what it is. He stated the Road Department made numerous sacrifices to keep the residents healthy, safe, and comfortable.

ON MOTION of Commissioner Storter Long seconded by Commissioner Beck the Board approved a Proclamation designating May 15th through May 21st, 2016 as National Public Works Week.

Chairman Stanley read the Proclamation into the record.

Motion carried by 5 – 0 vote.

Chairman Stanley stated he appreciated the job that the Road Department did for Glades County.

Commissioner Ahern stated the Road Department worked well with the City of Moore Haven, the School, and the County. He stated he appreciated everyone working together for the better of the County.

PUBLIC INPUT ON AGENDA ITEMS

There were none.

PUBLIC HEARINGS

There were none.

CONSENT AGENDA

- 3. Approved payment of County Warrants. (Exhibit A)
General Fund : 77998 – 78149
Intergovernmental Radio: 10296
EMS Award: 1922
Buckhead Ridge Utility: 210**
- 4. Approved the Minutes of the March 8, 2016 Regular Meeting.**

ON MOTION of Commissioner Ahern seconded by Vice Chairman Pryor the Board approved the Consent Agenda items.

Motion carried by 5 – 0 vote.

BUSINESS AGENDA

5. Resolution 2016-8 Amending the 2015-2016 General Fund Budget

County Manager Carlisle stated the County had received a \$50,000.00 grant from the SWFL Community Foundation, \$614.00 from donations/collections to the Library, and \$1,506.00 from miscellaneous – EMS cards. He stated the Board had to officially amend the budget to recognize these revenues.

Commissioner Storter Long questioned the EMS cards revenue.

Tiffany Patterson, Finance Director, stated the EMS cards were a reimbursements from where the EMS Director ordered different cards for classes such as CPR certification. She stated this Resolution would designate that money to the Public Safety Department's education supplies.

ON MOTION of Vice Chairman Pryor seconded by Commissioner Beck the Board adopted Glades County Resolution No. 2016-8 amending the 2015-2016 General Fund budget by additional revenues received.

Motion carried by 5 – 0 vote.

Chairman Stanley read the title of the Resolution into the record.

6. Resolution 2016-9 Appointing Tourism Development Council Members

County Manager Carlisle explained that in the past the Board had appointed members to the Tourism Development Council strictly by application and a vote of the Board. He stated that during a review of the Ordinance governing the Tourism Development Board it was discovered that all members were to be appointed by Resolution. He asked that the Board adopt this Resolution appointing the current members to the Tourism Development Council.

Commissioner Storter Long asked if there was an expiration date for appointments.

County Manager Carlisle stated there was not according to the proposed Resolution.

Commissioner Storter Long questioned the term limits.

County Manager Carlisle stated the members usually served a 4 term which would begin now.

Commissioner Storter Long asked if each of these members had agreed to serve under the position named.

County Manager Carlisle stated the new Resolution listed only the names and not positions since the Board did not appoint the positions.

Commissioner Storter Long stated that at one time the representative from the Commission served as the Chairman to the Tourism Development Council.

County Manager Carlisle stated who served as the Chairman was not written into the Ordinance, it simply stated that the TDC would appoint their own Chairman.

Chairman Tim Stanley named the individuals who were being appointed to the Tourism Development Council with the adoption of this Resolution:

Tim Stanley - Glades County Board of County Commissioners
Patty Register - Gatorama
Ed Massey - Uncle Joe's Fish Camp
Brooke Hendry - Fisheating Creek Outpost
Mayor Bret Whidden - City of Moore Haven
Jacquie Kellenberger - Meadowlark Shores RV Park
Susan Loren - Northlake Estates RV Park
Susan Adams - Mickey's Bait and Tackle

ON MOTION of Commissioner Ahern seconded by Commissioner Storter Long the Board adopted Glades County Resolution No. 2016-9 appointing Tourism Development Council members.

Motion carried by 5 – 0 vote.

Chairman Stanley read the title of the Resolution into the record.

7. Request for Proposals #02-2016 Sale of the glades Inn

County Manager Carlisle stated the Board had requested that a RFQ with specific uses be drafted for the Glades Inn when the property escheated back to the County. He stated the bids had been opened on March 17th at 2:00 p.m. He stated only bid had been received from LM Group Enterprises, LLC. He stated he had met with several representatives and Mr. Zeig which was present tonight to answer any questions the Board may have. He stated the proposal was for a motel/hotel with a restaurant/bar as an ancillary use. He stated they had offered \$205,000.00 cash money and proposed to be open in 10 months. He stated the deal had been caveated with a structural review of the site to determine if the building would have to be razed and a new one built. He stated there had also been discussion about the parcel behind the motel. He stated the LM Group Enterprises, LLC had offered to purchase this parcel for \$3,000.00. He stated the RFP was consistent with what the County had asked for. He stated the Board could either

accept the proposal; authorize the County Manager and County Attorney to negotiate the final terms of the agreement or reject the bid and seek other offers.

Commissioner Beck expressed concern with the caveat regarding a structural review of the site and the possibility that the building may have to be razed.

County Manager Carlisle stated when the agreement was negotiated the time frame for construction would be set. He stated if the terms of the agreement were not met the property would revert back to the County.

Commissioner Storter Long asked why the County did not have a structural review done prior to putting the property out to bid. She stated she did not see Exhibit A part 2 in the proposal package.

County Manager Carlisle stated Exhibit A part 2 had not been filled out.

Commissioner Storter Long stated she would rather negotiate a lower price and the building be conveyed to the new owner versus it reverting back to the County.

County Manager Carlisle stated the agreement was that the purchaser would either raze the building and build new or re-model the existing structure. He clarified that there was not a caveat. He stated the purchaser would have the review done and go from there. He stated it would be open in 10 months if the building was structurally sound and a year if it had to be razed and a new one built.

Commissioner Beck suggested simply putting a year in the agreement and losing the caveat.

Vice Chairman Pryor stated he was in support of the agreement for sale. He stated he was excited to have a motel in the area again. He stated people would have a place to stay for fishing tournaments and the motel would help the economy in Glades County. He stated he would like the motel to be built so that Glades County could be proud of the structure. He encouraged the purchaser to build something that everyone would benefit from.

Commissioner Storter Long commented on adopting architectural standards for the County in the near future.

Justin Zeig, Zeig Law Firm, stated it was the intent of LM Group to develop something that would appeal to the Commission, the City, and the overall County. He stated there was a need for jobs and a building that was in line with Glades County's tourist development efforts. He stated if the building did need to be razed and re-built he was already meeting with contractors in the area and in south Florida. He stated one company was Grycon and he would be meeting with them within the next 2 weeks to formulate a

design in the event one was needed. He stated the structure would be completed within 10 – 12 months.

Commissioner Storter Long asked if Mr. Zeig had any pictures of the LM Group's resort in Israel.

Mr. Zeig stated he did not have any pictures with him. He stated the resort was fully accessible on line. He stated the name of the resort was the Red Sea Hotel at it was located in Eilat, Israel. He stated the hotel was one of the most popular tourist sites in the country and was a summer destination resort. He stated the LM Group operated 2 hotels in the area, both under the same name. He stated the LM Group recently acquired land behind the motel in Moore Haven and in conjunction with the purchase of the smaller parcel of land would be developing a single family (condo-type) residential development. He stated there was a plan and the intent was strong.

Raoul Bataller, Hendry Glades Sunday News, stated he believed the Board should have examined the structure prior to putting out the RFP. He stated the County should have known what they had prior to selling the property. He questioned the plumbing and electrical and stated the building was at least 25 years old. He asked how the County could negotiate without knowing what they had. He questioned just unloading the property. He suggested the Board sale to someone who would care enough about the County to make something out of the building.

County Manager Carlisle stated the Board would be able to negotiate the time frames. He stated there were buyer beware issues in any purchase. He stated the buyer had a responsibility to examine the facility and familiarize themselves with the property.

Chairman Stanley stated he felt the building had been sitting there as an eye sore for the County for years. He stated he felt the County was getting a fair price and would support the sale of the property.

Commissioner Ahern stated he was looking forward to having the building opened back up for business. He stated when it was open before a lot of different people were using it. He stated the bass tournament participants, duck hunters, and people simply traveling through would use the motel.

ON MOTION of Commissioner Ahern seconded by Vice Chairman Pryor the Board approved the offer for the sale of the property that escheated to the County located at 1100 US 27, Moore Haven, Florida 33471 (formerly the Glades Inn) to LM Group Enterprises, LLC; authorized the County Attorney and the County Manager to negotiate the agreement for the sale of the property; authorized the County Attorney to include the additional parcel in the agreement (for a sales price of \$3,000.00); and authorized the Chairman to sign said agreement.

Motion carried by 5 – 0 vote.

8. Planning Commission Appointments

County Manager Carlisle stated there were 3 members up for reappointment to the Planning Commission. He stated the following members had terms that would expire March 31, 2016 and had indicated that they wished to continue serving on the Commission: Shannon Hall, Jim Cianfrani, and Han Mouthaan.

ON MOTION of Commissioner Beck seconded by Commissioner Starter Long the Board approved the appointment of Shannon Hall, James Cianfrani, and Han Mouthaan to the Planning Commission for term ending March 31, 2018.

Vice Chairman Pryor thanked the members for their service.

Commissioner Ahern echoed the appreciation.

Motion carried by 5 – 0 vote.

9. Appoint Alternate Member to the Preferred Risk Management Board

County Manager Carlisle stated there were 2 seats available on the PRM Board. He stated he had been appointed in 2014 as the primary member. He stated the Board had appointed the former HR Director - Mary Ann Whitney as the secondary member. He requested that the Board appoint the new HR Director – Gabrielle Ibietatorremendia as the secondary member since Mrs. Whitney was no longer with the County.

ON MOTION of Vice Chairman Pryor seconded by Commissioner Beck the Board appointed Gabrielle Ibietatorremendia, Human Resource Officer, to serve as the alternate member to the Preferred Risk Management Board.

Motion carried by 5 – 0 vote.

10. Encumber SHIP Funds

County Manager Carlisle stated this request was for down payment assistance and demo/replacement housing encumbering 2014-2015 SHIP funds. He asked that the Board consider these and authorize the Chairman to sign the mortgage and loan agreements.

Chairman Stanley asked if these applicants had been reviewed and approved.

Susan Whidden, SHIP Administrator, stated all of the applicants had been approved.

Chairman Stanley expressed concern with the County being fourth in line as a mortgage holder.

Mrs. Whidden stated she had reviewed each application and the County would hold the first mortgage on one of the applications and second place mortgage on the rest.

Chairman Stanley asked if this would deplete all of the SHIP funding for the year.

Mrs. Whidden stated the expenditure of these funds would put the County approximately \$25,000.00 into the upcoming year's funding.

ON MOTION of Commissioner Ahern seconded by Vice Chairman Pryor the Board approved the encumbrance and expenditure of up to \$170,000.00 in SHIP funding for the following Applicants: Applicant #2016-DPA-1 – up to \$30,000.00, Applicant #2016-Demo-1 – up to \$80,000.00, Applicant #2016-Rehab-1 – up to \$30,000.00, and Applicant #2016-Rehab 2 – up to \$30,000.00 and authorized the Chairman to execute the Mortgage and Loan Agreements.

Motion carried by 5 – 0 vote.

11. Glades County Women's Club Arbor Day Tree Planting at the Ortona Cemetery

County Manager Carlisle stated the Women's Club had requested permission to plant an oak at the Ortona Cemetery in honor of Arbor Day.

Commissioner Storter Long stated this year was also the 100th anniversary of the Glades County Women's Club. She asked how big the oak would be.

Aletris Farnam, President of the Glades County Women's Club, stated the oak had not yet been purchased. She stated Avant Brown, Glades County Road Superintendent, believed the Club should plant 2 oaks so that the landscape design was more symmetrical. She stated the Board members wanted to plant a 20 foot tree. She stated they would also like to place a memorial marker near the tree in honor of the 100th year anniversary of the Club. She stated the Club had been formed prior to Glades County being founded. She stated the Club currently provided breast mammogram for local women who did not have the money to pay for themselves or who had no insurance. She stated 11 had been done this year. She stated the Club also gave away scholarships each year. She stated \$3,250.00 would be given this year to graduating seniors. She stated the Club also gave away food baskets each year at Thanksgiving.

Commissioner Ahern stated the Club was doing a great job and to keep up the good work.

Commissioner Storter Long suggested soliciting another service group to plant the other 20 foot oak.

Mr. Brown stated 2 trees were being provided so that they could be planted symmetrically. He asked that the Board allow the Road Department crew to assist in the planting.

ON MOTION of Commissioner Storter Long seconded by Commissioner Beck the Board approved the request of the Glades County Women’s Club to plant 2 trees at the Ortona Cemetery; authorized the Road Department to assist in the planting and maintenance of the trees; and approved the placement of a commemorative marker at the site.

Motion carried by 5 – 0 vote.

12. Agreement with Contractor for Mobile Home located: Glades County Road Department

County Manager Carlisle stated he and Attorney Pringle had prepared an agreement for the use of the mobile home located at the Road Department. He stated they had reviewed the agreement along with Deputy Naso. He stated having someone live on site would provide security and decrease the amount of overtime needed for the feeding/cleaning of the dog kennels on the weekends by the Animal Control Officer. He stated Deputy Naso had agreed to handle these duties. He stated the County would pay the first \$250.00 in electric services and the homeowner (tenant) would pay the balance. He stated there was some strict language in the agreement regarding what could and could not be done on the property.

ON MOTION of Vice Chairman Pryor seconded by Commissioner Ahern the Board approved the agreement with contractor (Deputy Naso) for the use of the mobile home located at the Glades County Road Department and authorized the Chairman to sign. (See Exhibit B)

Commissioner Storter Long asked if this arrangement was contingent upon Deputy Naso’s continued employment with the Sheriff’s Department.

County Manager Carlisle stated it was not. He stated the agreement was written as a contractor agreement versus a lease agreement. He stated this was strictly a contractor based service.

Motion carried by 5 – 0 vote.

13. Renewal of the Interlocal Agreement between City and County for the Enforcing and Administering the Provisions of the Florida Building Code

County Manager Carlisle stated the County’s current Interlocal Agreement with the City would be expiring soon. He asked that the Board approve this agreement so that the County could continue offering building permitting and inspection services for the City of Moore Haven.

ON MOTION of Commissioner Beck seconded by Commissioner Ahern the Board approved the Interlocal Agreement between Glades County and the City of Moore Haven

for building permitting and inspection services and authorized the Chairman to sign. (See Exhibit C)

Motion carried by 5 – 0 vote.

14. Property from List of Lands Available for Taxes Escheats to County

Sandra H. Brown, Clerk of Court, stated this item was for informational purposes only. She stated the properties were already in the County's name and the deeds were attached. (See Exhibit D)

15. Delete Items from Property Records and Declare as Surplus

County Manager Carlisle asked that the Board deleted these items and authorize their disposal at the upcoming County Sale.

ON MOTION of Commissioner Beck seconded by Commissioner Starter Long the Board approved the deletion of a 2004 Sterling Truck (VIN# 2FZHATAK94AM41432) (Property #2672 & 3178) and a Mobark Eager Beaver Chipper (SN# 44266834) (Property # 1402 & 3099) from the Glades County Property Records; declared the items surplus; and authorized the disposal of the items.

Motion carried by 5 – 0 vote.

CONSTITUTIONAL OFFICERS

There was no discussion.

COUNTY ATTORNEY

There was no discussion.

COUNTY MANAGER

County Manager Carlisle informed the Board that FHREDI would be coming to an end and FHREO would be formed. He stated a presentation would be made to the Board in the near future. He stated goals and objectives were being set so that the new FHREO Board could concentrate on economic development. He stated there would also be a new methodology on how the region would market itself.

Commissioner Starter Long asked if the new Board would receive appropriations from the State.

County Manager Carlisle stated the counties that made up the FHREO region were each designated as RAO (Rural Area of Opportunity) by Resolution. He stated this designation allowed Glades County to earn points for different grants and certain preferences.

Vice Chairman Pryor asked for an update on the Loves Travel Center project.

County Manager Carlisle stated the final agreement for the land would be signed tonight. He stated the DEO was working on releasing the funds for the infrastructure. He stated Loves was required to close no later than April 15th. He stated Loves construction plans had been in the Building Department for several weeks now and were under review.

Commissioner Ahern stated he had attended a GCDC meeting today. He stated attendance down a little to 180 inmates from 195. He stated the Board was still exploring opportunities for revenue.

DEPARTMENT HEADS

County Manager Carlisle stated Mr. Brown had received the prices for the repaving of Apache Trail and Oak Avenue and the proposals would be coming to the Board for approval of the use of one cent funds.

PUBLIC INPUT ON NON-AGENDA ITEMS

Nicola Dixon, resident of Moore Haven, stated Glades County was in need of a homeless shelter for needy families. She stated she worked at the school and saw a lot of families that had to relocate due to other counties because of different circumstances in their lives and the fact that Glades County did not have a shelter. She stated in Washington Park tonight there were 12 individuals who were homeless and had no place to go. She stated she had called Fort Myers, Immokalee, and Palm Beach asking about shelter space and all of them were full. She stated Palm Beach only housed Palm Beach County residents.

Commissioner Storter Long commented on the property that was recently deemed condemned in Washington Park and the residents that were homeless tonight. She stated notice was given to the owner.

County Manager Carlisle stated the County Fire Marshall had done an inspection and found some substandard conditions. The Building Official and the Health Department had then been contacted. He stated there were electrical wires hanging out of the wall, substandard extension cords, fire hazards, no smoke alarms, no adequate bathing facilities, etc. He stated the building was very unhealthy, unsafe, and hazardous. He stated the County had no choice but to condemn the facility. He stated the owner was given 72 hours' notice.

Commissioner Storter Long stated she did not believe the County could get into providing homes for people but maybe the Salvation Army could assist.

County Manager Carlisle stated the County's Community Centers were not equipped to be shelters. He stated shelters were best left to those organizations that had the ability to meet the homeless people's needs.

Commissioner Beck stated the Board did carry some weight and suggested that the County Manager be directed to write a letter regarding the County's plight to these organizations and ask that they assist in addressing the need for a shelter.

Vice Chairman Pryor stated he agreed with Commissioner Beck.

Commissioner Storter Long asked if Ms. Dixon could get a list of organizations together and provide them to County Manager Carlisle.

It was the consensus of the Board to have County Manager Carlisle write a letter to these organizations regarding the County's plight and need for a homeless shelter.

COMMISSIONERS ITEMS AND COMMENTS

Commissioner Beck stated he was glad to see the motel back in private hands and looked forward to the opening. He stated Glades County had the best fishing on Lake Okeechobee and the County had not been able to capitalize on it for lack of motel space. He stated he looked forward to having the Moore Haven Canal project completed as well.

Vice Chairman Pryor commented on a resident in Indian Hills contacting him regarding the dark streets in the area. He stated she had asked if the County could do anything to help with the situation.

Chairman Stanley stated the street lights in Buckhead Ridge were paid through a franchise fee on the water bills.

Commissioner Storter Long stated the franchise fee was self-imposed.

Vice Chairman Pryor stated if the County paid for street lights in Indian Hills they would have to pay for them for everyone throughout the County.

Commissioner Ahern suggested encouraging her to get the homeowners together and to form an association in the area.

Vice Chairman Pryor stated he was ecstatic about the motel. He thanked Mr. Zeig for coming tonight. He stated there were things happening in Glades County again and everyone was working together.

Commissioner Ahern echoed Vice Chairman Pryor's comments. He stated there should be customers in the Training Center before long. He commented on the Americas Gateway project.

Commissioner Storter Long stated she was very grateful for the volunteers who served on the various boards and committees. She stated whatever increased tourism in the area helped everyone in the County. She also thanked Mr. Zeig for coming tonight and

stated she looked forward to the beginning of things being better for not only Moore Haven but the entire County. She commented on serving on the Canvassing Board and that she was looking forward to the August primary. She urged everyone to register to vote.

Commissioner Ahern commented on the precinct workers and thanked them for their time.

Chairman Stanley stated he served on the TDC Board and there were several things coming along that would help the County. He stated the TDC had a web page – www.visitglades.org. He stated they were trying to link all of the local businesses to the site. He stated a Community event page would be added. He stated smaller signs advertising the web page would be placed throughout the County. He stated the TDC had applied for a grant with visitFlorida.com to place pamphlets at the Turnpike. He stated he believed the TDC Board was headed in the right direction.

ADJOURN

ON MOTION of Commissioner Beck seconded by Vice Chairman Pryor the Board adjourned the meeting.

Motion carried by 5 – 0 vote.

There being no further discussion, Chairman Stanley adjourned the meeting at 7:20 p.m.

Tim Stanley, Chairman

ATTEST:

Sandra H. Brown, Clerk of the Circuit Court

Approved: April 12, 2016

THESE MINUTES ARE NOT A VERBATIM RECORD. TAPES ARE AVAILABLE FOR ANYONE INTERESTED IN LISTENING TO THE ENTIRE MEETING.