

Nassau County Board of County Commissioners
Workshop Session, October 28, 2019, 5:00 P.M.
Regular Session, October 28, 2019, 6:00 P.M.
Commission Chambers, 96135 Nassau Place, Yulee, Florida

Call to Order, Invocation and Pledge of Allegiance to the American Flag

Commissioners:

Present: Chairman Justin Taylor, Commissioners Daniel B. Leeper, Aaron C. Bell, Pat Edwards, and Thomas R. Ford.

Other Officials Present: Michael S. Mullin, County Attorney/County Manager, and Taco Pope, Assistant County Manager.

Staff Present: Megan Diehl, Office of Management and Budget Director; and representing the Clerk's office Brenda Linville and Peggy Snyder, Deputy Clerks.

Official Agenda Summary:

ADDITIONAL MEETING

WS191028 - 5:01:32 (Tab A) Workshop Session to discuss park operations and maintenance.

Discussion: Dr. David Barth, Barth Associates, LLC, Public Realm Planning, Design and Facilitation, provided a PowerPoint presentation regarding the operations and maintenance framework for Nassau County's park and recreation system. He discussed the projected growth of the County and the need for a Parks and Recreation System Master Plan. The County will be bringing in an operations and management consultant, PROS Consulting, as part of the Parks and Recreation Master Plan. He discussed the costs associated with more acres of parks. A Municipal Services Taxing Unit (MSTU) for funding was suggested.

Public Input: Greg Matovina, local developer, commented that the housing needs and recreational activities for the children of the millennial generation may be different.

Designing local parks with open space for multi-purpose uses has been the latest trend.

Steven Sloan, Vice President of Callahan Little League, came forward to request clarification of the Park Master Plan and public input process.

The Board recessed at 5:54 p.m. and reconvened in regular session at 6:02 p.m.

Audience Input: Non-Agenda Items

RS191028 - 6:04:01

None.

Audience Input: Agenda Items

RS191028 - 6:04:15

None.

PRESENTATION(S) :

RS191028 - 6:05:00 (Tab B) Gil Langley, President and CEO, Amelia Island Convention and Visitor's Bureau (AICVB) regarding quarterly report.

Discussion: Mr. Langley provided a PowerPoint presentation and indicated that the Amelia Island Tourist Development Board (AITDC) had another record year. He provided the quarterly update.

Amy Boek, Chief Marketing Officer, reviewed the Fiscal Year 2020 Marketing Plan goals, objectives and strategies.

CONSENT ITEM(S) :

RS191028 - 6:20:36 Approve the following: **(Tab C)** Finance Package 2019-31 and associated Resolutions. **(Tab D)** Finance Package 2020-01 and associated Resolutions. **(Tab F)** Chairman to execute Engagement Letter between the Bedell Firm and Nassau County [Raydient v. Mullin & Nassau County]. **(Tab G)** Resolution of the Board of County Commissioners of Nassau County, Florida, providing for the extension of the 2019 Assessment Rolls pursuant to Chapters 197.323 and 193.122, Florida Statutes; and providing an effective date.

Motion: Approve Consent Items Tabs C, D, F, and G (See Attachment "A" for Tab C and Attachment "B" for Tab D)
Maker: Commissioner Leeper
Second: Commissioner Bell
Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor
Follow Up: Finance, OMB, County Manager, County Attorney, Tax Collector, Contract Management

RS191028 - 6:03:19 (Tab E) For recording purposes only, consider the re-plat for Oakleaf Lot 8, filed by Jeffery Holton, owner, to create Lots 8 and 8b. The property is zoned Open Rural and is located off Yellow Oak Court, six miles northwest of the City of Hilliard along U.S. Hwy.1.

Motion: Continue to December 9, 2019 consideration of Tab E as stated above.
Maker: Commissioner Bell
Second: Commissioner Leeper
Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor
Follow Up: Planning and Economic Opportunity

REGISTER:

The Chairman signed the register for the following warrants: Warrant Nos. 258114 thru 258138 dated 10-16-19 for a register total of \$75,656.58; Wire Transfer Nos. 2000173 thru 2000175 dated 10-16-19 for a register total of \$732,586.08; Warrant Nos. 258139 thru 258258 dated 10-18-19 for a register total of \$688,186.31; Warrant Nos. 258259 thru 258275 dated 10-18-19 for a register total of \$79,888.83; Wire Transfer 2000176 dated 10-17-19 for a register total of \$143.86; Wire Transfer No. 2000258 dated 10-18-19 for a register total of \$229.52; Warrant Nos. 258276 thru 258314 dated 10-22-19 for a register total of \$67,186.93; Warrant Nos. 258315 thru 258359 dated 10-22-19 for a register total of \$115,603.84; Wire Transfer No. 2000422 dated 10-22-19 for a register total of \$153,000.00; Warrant Nos. 258360 thru 258423 dated 10-24-19 for a register total of \$5,591.13; Warrant Nos. 258424 thru 258479 dated 10-25-19 for a register total of \$487,757.32; and, Warrant Nos. 258480 thru 258503 dated 10-25-19 for a register total of \$66,737.94.

OLD BUSINESS:

RS191028 - 6:21:05 (Tab H) Continue discussion regarding the Stewardship District and House Bill 1075. No action taken.

RS191028 - 6:21:05 (Tab I) Discussion on the status of paving, design and right-of-way acquisition of Crawford Road. No action taken.

NEW BUSINESS:

RS191028 - 6:03:29 (Tab J) Consider request to waive the Special Event Fee for the 2019 Yulee Holiday Festival and Parade.

Motion: Approve to remove Tab J from the agenda.
Maker: Commissioner Bell
Second: Commissioner Leeper
Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor
Follow Up: County Manager

RS191028 - 6:21:33 (Tab K) Release final retainage in the amount of \$92,627.98 to Florida Infrastructure for completion of the South 14th Street Improvements from Sadler Road to Amelia Island Parkway. Funding source: 63000000-205500 S14SR.

Motion: Approve Tab K as stated above.
Maker: Commissioner Leeper
Second: Commissioner Bell
Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor
Follow Up: Finance, OMB

RS191028 - 6:21:54 (Tab L) Approve a Resolution of the Board of County Commissioners of Nassau County, Florida, establishing no parking and no U-turn restrictions on the west side of Ballpark Road in Callahan at the Callahan Intermediate School, providing for findings by the Board of County Commissioners; providing for placement of "No

Parking" signs and "No U-Turn" Signs; providing for penalties; and providing for an effective date.

Motion: Approve Tab L as stated above and authorize Chairman to sign Resolution 2019-162 regarding same.

Maker: Commissioner Edwards

Second: Commissioner Ford

Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Follow Up: Engineering Services

RS191028 - 6:22:26 (Tab M) Consider a Resolution of the Board of County Commissioners of Nassau County, Florida, relating to prohibiting through truck traffic on Dyal Road and Pratt Siding Road from US 1 to CR 115 providing for findings by the Board of County Commissioners; providing for placement of both "No Thru Trucks" symbols and "Local Deliveries Only" signs on Dyal Road and Pratt Siding Road from US 1 to CR 115; and providing for an effective date.

Motion: Approve Tab M as stated above and authorize the Chairman to sign Resolution 2019-163 regarding same.

Maker: Commissioner Ford

Second: Commissioner Leeper

Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Follow Up: Engineering Services, Road Department, Sheriff's Office

RS191028 - 6:23:15 (Tab N) Approve and authorize the Chairman to sign Amendment No. 5 to the agreement with Connelly & Wicker, Inc., Contract No. CM2371-A5, for Design Services for the Pages Dairy/Chester Road Intersection Improvement Project.

Motion: Approve Tab N as stated above.

Maker: Commissioner Edwards

Second: Commissioner Leeper

Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Follow Up: Finance, OMB, Engineering, Contract Management

NON-QUASI-JUDICIAL PUBLIC HEARING(S) :

RS191028 - 6:23:41 (Tab O) First public hearing for consideration of LDC 19-009, an Ordinance of the Board of County Commissioners of Nassau County, Florida, amending Article 15 of the Land Development Code, Commercial Neighborhood (CN) allowing for the sale of alcoholic beverages with alcoholic content above fourteen (14) percent for on-premises consumption as a conditional use in the Commercial Neighborhood (CN) District; providing for findings; providing for severability; and providing an effective date.

Mr. Mullin read the legislative procedures for Tabs O through S.

Motion: Open the floor to public discussion.
Maker: Commissioner Leeper
Second: Commissioner Bell
Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Discussion: Ms. Burke reviewed the request.

No public input.

Motion: Close the floor to public discussion.
Maker: Commissioner Leeper
Second: Commissioner Ford
Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Noted: Second public hearing scheduled for November 18, 2019 at 6:00 p.m., or as soon thereafter as the matter may be heard, for consideration of Tab O as stated above.

RS191028 - 6:27:27 (Tab P) Consider an Ordinance of the Board of County Commissioners of Nassau County, Florida, amending Ordinance No. 81-22, as amended, amending Nassau County Code of Laws and Ordinances; specifically amending Section 4-1 and changing the title from Wine and Beer Vendors License Limited to Sale Without State License Prohibited; amending Section 4-2 and changing the title from Limitation on Number of Liquor Licenses Issued, Exceptions (as set forth in Special Act 81-440, as amended) to Applicability of Zoning to Alcoholic Beverage Licenses; amending and renumbering Section 4-3 and changing the title

from Distance Restrictions for Certain Land Uses and Hours of Sale to Hours of Sale; adding division to Section 4-7, Definitions; amending Section 4-11; providing an effective date.

Motion: Continue to December 9, 2019, at 6:00 p.m., or as soon thereafter as the matter may be heard, consideration of Tab P as stated above.

Maker: Commissioner Bell

Second: Commissioner Ford

Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Follow Up: Planning and Economic Opportunity

RS191028 - 6:27:56 (Tab Q) Consider LDC19-010, an Ordinance amending Article 25 of the Land Development Code, Planned Unit Development [PUD], rescinding the requirement for recording of the Final Development Plan of a Planned Unit Development in the public records; providing for findings; providing for severability; and providing an effective date.

Motion: Open the floor to public discussion.

Maker: Commissioner Bell

Second: Commissioner Ford

Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Discussion: Ms. Burke reviewed the request.

No public input.

Motion: Close the floor to public discussion.

Maker: Commissioner Ford

Second: Commissioner Bell

Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Motion: Approve Tab Q as stated above and authorize Chairman to sign Ordinance 2019-26 regarding same.

Maker: Commissioner Bell

Second: Commissioner Ford

Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Follow Up: Planning and Economic Opportunity

RS191028 - 6:30:39 (Tab R) First public hearing to consider an Ordinance of the Board of County Commissioners of Nassau County, Florida, amending Ordinance No. 97-19, as amended, known as the Nassau County Land Development Code, specifically amending Section 28.02 by adding Mother-in-Law Dwelling; amending Section 28.14 by adding Mother-in-Law Dwelling; providing for codification; providing for severability; and providing for an effective.

Motion: Open the floor to public discussion.

Maker: Commissioner Bell

Second: Commissioner Leeper

Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Discussion: Mr. Pope reviewed the request.

No public input.

Motion: Close the floor to public discussion.

Maker: Commissioner Ford

Second: Commissioner Bell

Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Noted: Second public hearing scheduled for November 18, 2019 at 6:00 p.m., or as soon thereafter as the matter may be heard, for consideration of Tab R as stated above.

RS191028 - 6:03:34 (Tab S) Consider LDC19-008, an Ordinance of the Board of County Commissioners of Nassau County, Florida, amending Article 28, Supplementary Regulations, specifically amending Section 28.02, Erection of More than One Residential Dwelling Unit on a Lot or Parcel; providing an effective date.

Motion: Continue to November 18, 2019, at 6:00 p.m., or as soon thereafter as the matter may be heard, to consider Tab S as stated above.

Maker: Commissioner Bell

Second: Commissioner Leeper

Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Follow Up: Planning and Economic Opportunity

QUASI-JUDICIAL PUBLIC HEARING(S) :

RS191028 - 6:37:40 (Tab T) Consider Rezoning application R19-002, filed by Castle Used Cars, Inc., owner, and Robert Hamame, agent for owner, to rezone approximately 3.78 acres from Open Rural (OR) and Commercial General (CG) to Commercial General (CG). Property is located on the north side of State Road 200/A1A between Peeples Road and Lofton Creek, Yulee area.

Mr. Mullin noted that there was no one in the audience; therefore, the reading of the quasi-judicial hearing procedures could be waived.

Motion: Open the floor to public discussion.
Maker: Commissioner Bell
Second: Commissioner Ford
Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Discussion: Ms. Burke reviewed the request.

No public input.

Motion: Close the floor to public discussion.
Maker: Commissioner Leeper
Second: Commissioner Bell
Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor

Motion: Approve, based upon competent substantial evidence in the record, Tab T as stated above and authorize Chairman to sign Ordinance 2019-27 regarding same.
Maker: Commissioner Edwards
Second: Commissioner Ford
Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor
Follow Up: Planning and Economic Opportunity

COUNTY ATTORNEY BUSINESS:

RS191028 - 6:41:40 (Tab U) Set public hearing to consider a Resolution of the Board of County Commissioners of Nassau County, Florida, electing to use the Uniform Method of Collecting Non-Ad Valorem Special Assessments levied within the incorporated and unincorporated areas of the County;

state a need for such levy; providing for the mailing of this Resolution; and providing an effective date.

Motion: Schedule public hearing for December 9, 2019 at 6:00 p.m., or as soon thereafter as the matter may be heard, to consider Tab U as stated above.
Maker: Commissioner Leeper
Second: Commissioner Bell
Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor
Follow Up: County Attorney

RS191028 - 6:42:15 (Tab V) Approve and authorize Chairman to execute the Transportation Mobility Contribution Credit Agreement with Three Rivers Developers, LLC, Contract No. CM2774.

Motion: Approve Tab V as stated above.
Maker: Commissioner Edwards
Second: Commissioner Bell
Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor
Follow Up: County Attorney, Contract Management

EXPANSION ITEMS:

RS191028 - 6:04:27 (1) Approval and adoption of Board of County Commission meeting minutes from February 19-22, 2018 and February 26-27, 2018. (2) Approve and authorize the Chairman to sign the Acceptance of Federal Funding Assistance Form for Award of Edward Byrne Memorial Justice Assistance Grant - JAG County-wide funding totaling \$47,212.00.

Motion: Expand the meeting to consider two (2) items as stated above.
Maker: Commissioner Leeper
Second: Commissioner Bell
Action: Aye: Commissioners Leeper, Bell, Edwards, Ford, and Taylor
Follow Up: County Attorney, County Manager

RS191028 - 6:42:39 Expansion Item #1: Approval and adoption of Board of County Commission meeting minutes from February 19-22, 2018 and February 26-27, 2018.

Motion: Approve expansion item 1 as stated above.
Maker: Commissioner Leeper
Second: Commissioner Ford
Action: Aye: Commissioners Leeper, Bell, Edwards,
Ford, and Taylor
Follow Up: County Manager

RS191028 - 6:43:12 Expansion Item #2: Approve and authorize the Chairman to sign the Acceptance of Federal Funding Assistance Form for Award of Edward Byrne Memorial Justice Assistance Grant - JAG County-wide funding totaling \$47,212.00.

Motion: Approve expansion item 2 as stated above.
Maker: Commissioner Edwards
Second: Commissioner Bell
Action: Aye: Commissioners Leeper, Bell, Edwards,
Ford, and Taylor
Follow Up: Finance, OMB, Grants, Sheriff's Office

RS191028 - 6:43:42 Mr. Mullin commented regarding the success of the Recycling Event held on October 26, 2019.

INFORMATIONAL ITEM(S):

RS191028 - 6:45:39 (Tab W) Informational only: authorized employee travel.

DISCUSSION ITEMS:

RS191028 - 6:45:48 Commissioner Edwards' Business:

Request: Road Department to repair potholes on Pages Dairy Road due to the recent storms.

RS191028 - 6:46:06 Commissioner Bell's Business:
None.

RS191028 - 6:46:07 Commissioner Ford's Business:
None.

RS191028 - 6:46:09 Commissioner Leeper's Business:

- Engineering Services to research designing a temporary roundabout at the intersection of Amelia Island Parkway and Buccaneer Trail to safely address the traffic backups during the Concours d'Elegance Car Show with the costs being passed onto the event organizer.
- Request staff to design or convert the County-owned oceanfront property located in the 600 block of South Fletcher Avenue into some type of recreational use such as a park with a boardwalk. Mr. Pope advised that his office, Planning and Economic Opportunity staff, and the Facilities Maintenance staff are working together to assess this property for a potential park. Mr. Pope will bring back his findings to the Board.

RS191028 - 6:48:12 Commissioner Taylor's Business:
None.

There being no further business, the workshop and regular session of the Nassau County Board of County Commissioners adjourned at 6:49 p.m.

Justin Taylor, Chairman

Attest:

John A. Crawford, Ex-Officio Clerk

ATTACHMENT "A"

Finance Package 2019-31

Resolutions:

1. Resolution 2019-159 regarding budget amendment in the Amelia Island Tourist Development Fund in the amount of \$606,477.00 for tourist development tax received in excess of the amount budgeted in Fiscal Year 2018/2019.

Other Items for Consideration:

Approve signing authority for Valerie Feinberg, Planning and Economic Opportunity/Code Enforcement, up to \$2,000.00 in the Municipal Services - PEO, Account No. 042475; and Municipal Services Code Enforcement Fund, Account No. 042435.

Deletions from Inventory:

Code Enforcement, 07721, 20140171 Dell OptiPlex 7010, Serial No. BV2QX12.
Code Enforcement, 08528, 20150735 Dell OptiPlex 7020, Serial No. 2PGYT52.
NAU Billing, 8787, Dell OptiPlex Computer 7020 20160125, Serial No. 4XSZ282.
NAU Billing, 0395, 20011415 Microwarehouse Printer, Serial No. USQC064979.
Facilities Maintenance/Parks & Recreation Dept., 20010449, Tag CB13, R&B Vehicle Maintenance Shop, Bailey Road County Building.
Facilities Maintenance/Parks & Recreation Dept., 20011962, Tag #SW170, Portable Building Scale House 6x12 Finished Building.
Facilities Maintenance/Parks & Recreation Dept., 20120208 Tag #8938, Air Conditioning Unit, Serial No. LGEQ109KAED00060.
Facilities Maintenance/Parks & Recreation Dept., 20120208 Tag #8938, Air Conditioning Unit, Serial No. LGEQ109KAED00060.
Facilities Maintenance/Parks & Recreation Dept., 20060057 Tag #3954, Air Conditioning Unit-Justice Center Records Center, Serial No. Carrier 190V64018.
Building Department, 8689, 2015 Dell OptiPlex 7020 Computer, Serial No. 9GT4X52.

ATTACHMENT "A"

Building Department, 8690, 2015 Dell OptiPlex 7020
Computer, Serial No. 93Q2X52.
Building Department, 8800, 2016 Dell OptiPlex 7020
Computer, Serial No. DDFYB62.
Building Department, 8802, 2016 Dell OptiPlex 7020
Computer, Serial No. 4796082.
Building Department, 8916, 2016 Dell OptiPlex 5040
Computer, Serial No. 353HBB2.
Building Department, 8917, 2016 Dell OptiPlex 5040
Computer, Serial No. 26FKBB2.
Building Department, 5436, 2007 Dell OptiPlex 745
Computer, Serial No. HGVHZC1.
Library-Fernandina Beach Branch, 06883, 2012 Dell HP
Laserjet Printer - Public Printer, Serial No. P4515X
CNDYC67260.
Library-Fernandina Beach Branch, 05370, 2006 Server Smart
Access Manager, Serial No. 8e6R3000MSA.
Human Resources, 5874, 5/20/08 Dell OptiPlex 755, Serial
No. DELL C0RM4G1.
Human Resources, 6293, 9/30/2009 R500 Laptop Computer,
Serial No. 1S2717A8UR8CCFM3.
Human Resources, 6671, 09/30/2010 Computer OptiPlex 380
SFF, Serial No. DELL 260BKN1.
Human Resources, 5456, 06/22/2007 Dell Computer OptiPlex
745, Serial No. DELL D9XTZC1.
Human Resources, 5261, 09/15/2006 Epson Power Lite 76C
Projector, Serial No. EPSONGYHF670413L.
Human Resources, 5262, 09/15/2006 Lenovo Thinkpad R60
Laptop, Serial No. IS1953D6UL3M1523.
Tech Services, 06335, Dell OptiPlex 760, Serial No. 52RLK1.
Tech Services, 6806, Dell Alienware Desktop 2006, Serial
No. 78LSVH1.
Tech Services, 7255, Cisco ASA 5505 Firewall, Serial
No. TMX1648401A.
Tech Services, 5355, Dell Precision 690 Mini-Tower, Serial
No. 1B76401.
Tech Services, 5972, Cisco 2811 Router, Serial No.
FMK1144F1UC.
Tech Services, 6523, Cisco 2811 Router, Serial No.
FTX1202ADED.
Tech Services, 6466, Cisco 2811 Router, Serial No.
FTX1060A5Q1.
Recording Department. 0378 4/1/1996 Microfiche Read
Minolta, Serial No. 364463.
Health Department, 7652, OptiPlex 7010, Serial No. J718CY1.

ATTACHMENT "A"

Health Department, 7655, OptiPlex 7010, Serial No. H725CY1.
Health Department, 5736, 2006 Sanyo Refrigerator, Serial
No. MPR-414F.
Engineering Services, 07719, 2014 Dell OptiPlex, Serial No.
D92B212.
Engineering Services, 059201, 2008 Dell OptiPlex, Serial
No. FHV6G1.
Building Department, 8989, 5040 Dell OptiPlex computer,
Serial No. FPT6M82.
Road Department, 1479, Modular Furniture, Serial No. N/A.
Road Department, 8896, Modular Furniture, Serial No. N/A.

ATTACHMENT "B"

Finance Package 2020-01

Resolutions:

1. Resolution 2019-160, regarding budget amendment in the General Fund in the amount of \$2,589.00 for a donation received for Derrick Henry signage not anticipated in Fiscal Year 2018/2019.