

Regular Council Meeting
March 23, 2006

Mayor Marse called to order the regular scheduled meeting of March 23, 2006 at 7:00 pm.

Members Present: Mayor J.M. Marse, Council members Jean Arrant, Ray Jackson, Mike Helton, Earl King and Charlie Simmons were present. Also present: City Attorney Clayton Adkinson, City Planner Latilda Henninger, and City Clerk Robin Haynes.

Councilman Helton gave the invocation and the Pledge of Allegiance was recited.

There were no meeting minutes submitted for approval.

Latilda Henninger presented the following planning items:

Quasi-Judicial Items:

Requested approval for Designer Kitchen and Bath subject to any outstanding engineering issues. This project is the first of two buildings to be used as office/warehouse/showroom spaces. Councilwoman Arrant motioned to approve Designer Kitchen and Bath subject to resolution of the engineering issues, Councilman Jackson seconded. There was no public or council discussion, the motion carried 5-0.

Mr. Adkinson swore in all parties that may give any testimony in either of the discussed projects.

Requested master plan and final approval for phase I of the Freeport Business Park on Highway 20. Mr. Roy McGuinness presented the site plan for the project. This project will consist of 29 units of varying types of businesses, but no restaurants. There was discussion among council regarding the decell lane accessing the project from Highway 20. Councilman Jackson motioned to approve phase I of the Freeport Business Park subject to resolution of any outstanding engineering issues and DOT permit submittal, Councilman Simmons seconded. There was no additional public or council discussion, the motion carried 5-0.

Requested approval of Four Mile Townhomes, a project consisting of 32 2-bedroom townhomes on 4.57 acres subject to any outstanding issues. Mr. Barnhill informed the council that they were working on a playground design to be constructed around the wetland areas of this project. Councilman King motioned to approve the Four Mile Townhomes, Councilman Helton seconded. There was no public or council discussion, the motion carried 5-0.

Final Plats:

Requested approval of Hammock Bay Pod 8 (Whispers) final plat. Councilwoman Arrant motioned to accept the final plat with the mylar being brought to City Hall next week for signing, Councilman Jackson seconded. There was no public or council discussion, the motion carried 5-0.

Requested approval of Hammock Bay Pod 9 (Passages) final plat. Councilman Jackson motioned to accept the final plat with the mylar being brought to City Hall next week for signing, Councilman Simmons seconded. There was no public or council discussion, the motion carried 5-0.

Other Items:

Updated the council on the Okaloosa-Walton TPO Transportation Plan Update meeting held on March 20.

Reminded council that the Final Adoption Hearing for Freeport's Spring 2006 Large Scale Amendment ordinances will be on at a special meeting on March 30 at 7pm.

Introduced Christine Bell with Walton County Emergency Management to explain the hazard projects that are submitted to DCA for the possibility of grant funds. Requested a motion to approve a resolution to provide for a Local Mitigation Strategy

with Walton County. Councilwoman Arrant motioned to approve resolution #06-04, Councilman Helton seconded. There was no public or council discussion, the motion carried 5-0.

Mayor Marse requested Ms. Henninger work with the county to pass a xeriscape ordinance for Walton County.

Clayton Adkinson presented the following legal issues:

Requested a motion to have 1st reading and advertise for adoption of the Citizen Board Ordinance to change the language of the land development code to allow a business owner to be eligible to be a participant on the Freeport Planning Board. Councilman King motioned to allow 1st reading and advertise for adoption the proposed ordinance, Councilman Jackson seconded. There was no public or council discussion, the motion carried 5-0. Mr. Adkinson performed 1st reading.

There was no engineer report given.

Mayor Marse informed the council that portions of the tertiary treatment grant were approved and other portions were not. There will be a meeting held later to update as to the status.

Old business:

Councilman King expressed an interest in allowing annexations in the Bay Loop area to help clean up some of the boundaries of Freeport with a possible maximum parcel size of 20 acres or so. Mr. Jack Rhodes offered to help generate a report for the council with the land owners in the area and the acreage involved with the outside areas of Bay Loop. Council took no action.

New business:

Mr. Jack Rhodes requested a waiver of the requirement to pay fire impact fees prior to issuance of the development order for Hammock Bay Pods 8 and 9 due to the pre-application of these phases being started prior to the enactment of the fire impact fee ordinance. Clerk Haynes asked Mr. Adkinson if council granted this request, would council then be subject to refund other developers fees that were collected after this ordinance was enacted. Mr. Rhodes withdrew his request. Councilman King motioned to authorize the release of the development orders for Hammock Bay pods 8 and 9, with the fire impact fees to be paid prior to signing of the plats, Councilman Jackson seconded. There was no public or council discussion, the motion carried 5-0.

Councilman Helton motioned to pay all bills in order, Councilman Jackson seconded. There was no public or council discussion, the motion carried 5-0.

Mayor Marse announced that the Freeport Elementary School kindergarden classes had toured City Hall and that he had really enjoyed the visit.

Mr. Adkinson informed the city council that he was still waiting on the approval of the bond resolution from Rural Development.

Mayor Marse notified the council that he has a meeting with Mr. Ronnie Bell next week regarding the possibility of adding county offices in the new City Hall.

With no other business, Councilman Helton motioned to adjourn at 8:20 p.m.

ATTEST:

APPROVED:

Robin Haynes, City Clerk

J.M. Marse, Mayor

Earl King, President of Council