

Regular Council Meeting
November 8, 2005

Mayor Marse called to order the regular scheduled meeting of November 8, 2005 at 7:00 pm.

Members Present: Mayor J.M. Marse, Council members Ray Jackson, Mike Helton, Jean Arrant, 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 past minutes presented for approval.

Mayor Marse skipped to old business while waiting for Ms. Henninger to arrive. Mr. Charles Peters presented the reviewed tank bids and recommended to award the contract to build to Caldwell Tanks, Inc. Mayor Marse commented that the well site may actually be moved to the south side of Highway 20 if the contract with Windswept could not be worked out. Councilman Jackson motioned to accept the Resolution of award for Water Tank #4 as presented, Councilman King seconded. There was no public or council discussion. Motion passed 5-0. Resolution #05-20 was awarded.

Under planning issues:

Latilda Henninger presented the following items:

Ms. Henninger presented an update on the County's Large Scale Amendment. The Department of Community Affairs requested additional information from the County regarding a regional water and sewer plan with data to justify portions of the Large Scale Amendment. Ms. Henninger presented Mr. Brice Nist to discuss the master plan with the council. Mr. Nist presented the first draft of the document entitled "Master Plan City of Freeport Water and Wastewater Systems".

Ms. Henninger conducted and presented an impact analysis on the Cornerstone request for annexation into the city limits. Based on her findings, Ms. Henninger recommended that the Cornerstone annexation request be tabled until such time as the County's pending amendment has been approved and adopted and the City is supplied with more detailed information regarding this project. Mr. Clayton Adkinson announced that he had the ordinance with him if council decided to proceed with the first reading. After some council discussion and an address by Mr. Steve Hall with Hall and Reynolds representing Freeport Plantations, Councilman King motioned to table the first reading of the Cornerstone Annexation request, Councilman Jackson seconded. There was no additional public or council discussion, motion carried 5-0.

Ms. Henninger presented the Mannon Business Park final plat for council signatures.

Ms. Henninger was to present a code complaint to the council regarding a parcel owned by Summit Properties. However, the owner of Summit had contacted Ms. Henninger and was to have the problem taken care of. No motion was made or action taken.

Clayton Adkinson presented the following legal issues:

Requested second reading and adoption of annexation ordinance regarding some twelve (12) parcels adjoining the East, West, and South boundaries of the city limits. Councilwoman Arrant motioned to have the second reading and adoption of the proposed ordinance, Councilman King seconded. There was no public or council discussion, motion carried 5-0. Mr. Adkinson performed the second reading and Ordinance 05-31 was adopted.

Requested to have first reading of proposed ordinance for annexation of the Chandler-Huff property. This was a property that should have been included in the above

mentioned annexation request, but was missed. Councilman King motioned to have the first reading of the proposed ordinance and advertise for adoption, Councilman Jackson seconded. There was no council or public discussion. Motion passed 5-0. Mr. Adkinson performed the first reading.

Councilwoman Arrant motioned to extend the annexation moratorium until such time that the Walton County Large Scale Amendment was passed, Councilman Jackson seconded. There was no council or public discussion. Motion passed 5-0.

Charles Peters presented the following engineering issues:

The re-bid of Highway 331 Industrial Park Access Repair was opened at 4:00 pm. Burnham Paving and Striping was the apparent low bidder at \$109,820. C.W. Roberts had a bid of \$120,628 and Gum Creek Farms had a bid of \$130,350. Mr. Peters recommended taking the bids under advisement and he would discuss an overlay with Burnham Paving and Striping.

The Bayloop Sewer Phase II design has been finished and a cost analysis has been completed. Mr. Peters requested a recommendation to finish the installation of phase II sewer lines, even though the final cost will run about \$90,000 over the money to be received from FL DEP. Councilman Jackson motioned to complete installation of sewer lines around West Bay Loop, Councilman Helton seconded. There was no public or council discussion, the motion carried, 5-0.

Old Business:

Councilman King motioned to pay the engineering fees for Water Tank #4, Councilman Jackson seconded. There was no public or council discussion, motion carried, 5-0.

Councilman King motioned to accept the proposed agreement for engineering services on the previously discussed sewer system upgrades, Councilman Jackson seconded. There was no public or council discussion, motion carried, 5-0.

Councilman King motioned to accept the proposed work order #1 for the design phase of the sewer system upgrades, Councilman Jackson seconded. There was no public or council discussion, motion carried, 5-0.

Mr. Mark McMullen addressed the council on behalf of Mr. Pat O'Neil with the Black Creek RV Park. Mr. O'Neil had requested a letter of no objection from the City to the County giving him permission to build a private wastewater treatment plant on his property. After discussion regarding applicable ERU's and existing ordinances regarding possible rebates of impact fees, council agreed to provide a letter to Walton County stating that sewer will be available to Mr. O'Neil's project by July of 2006. Councilwoman Arrant motioned to provide Mr. O'Neil with the above stated letter, Councilman King seconded. With no additional public or council discussion, motion carried 5-0.

New Business:

Councilwoman Arrant recommended council interview all six applicants for the bookkeeping position on November 16, 2005 at 7 p.m. Council agreed.

Mr. Jay Lea introduced himself to the council. Mr. Lea requested permission to rent the community center on a regular, weekly basis on either Sunday mornings or Wednesday evenings for a church group. Council had no objection to the rental on an "as available" basis.

William and Peggy Grigg addressed the council. Mrs. Grigg expressed her appreciation of the council and the job they were doing. Mrs. Grigg then questioned if council would reconsider the difference in the water rates between the customers inside and outside city limits. No council action was taken.

Windswept water issues were listed on the agenda, but no homeowners actually attended. Water supervisor David Fannin provided information regarding customer complaints over high usage due to sprinkler systems.

With no other business, Councilman Helton motioned to adjourn at 9:20 p.m.

ATTEST:

APPROVED:

Robin Haynes, City Clerk

J.M. Marse, Mayor

Earl King, President of Council