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MEETING NOTICE

NORTH CENTRAL FLORIDA REGIONAL PLANNING COUNCIL

There will be a meeting of the North Central Florida Regional Planning Council on **July 27, 2023**. The meeting will be held as a hybrid meeting in-person at the **Holiday Inn Hotel and Suites, Suwannee Room, 213 Southwest Commerce Boulevard, Lake City, Florida**, and via Communications Media Technology at **7:00 p.m.**

To join the meeting from your computer, tablet or smartphone:

<https://meet.goto.com/311964829>

DIAL IN NUMBER: Toll Free: 1.866.899.4679

ACCESS CODE: 311-964-829

MEETING STARTS AT 7:00 P.M.

*Please call the Council at 352.955.2200, or 800.226.0690, or email koons@ncfrpc.org by July 25, 2023 to let us know if you will be attending the meeting **in-person** or via **communications media technology**. (You can call after hours and leave a message on voice mail too.) **THANK YOU.***

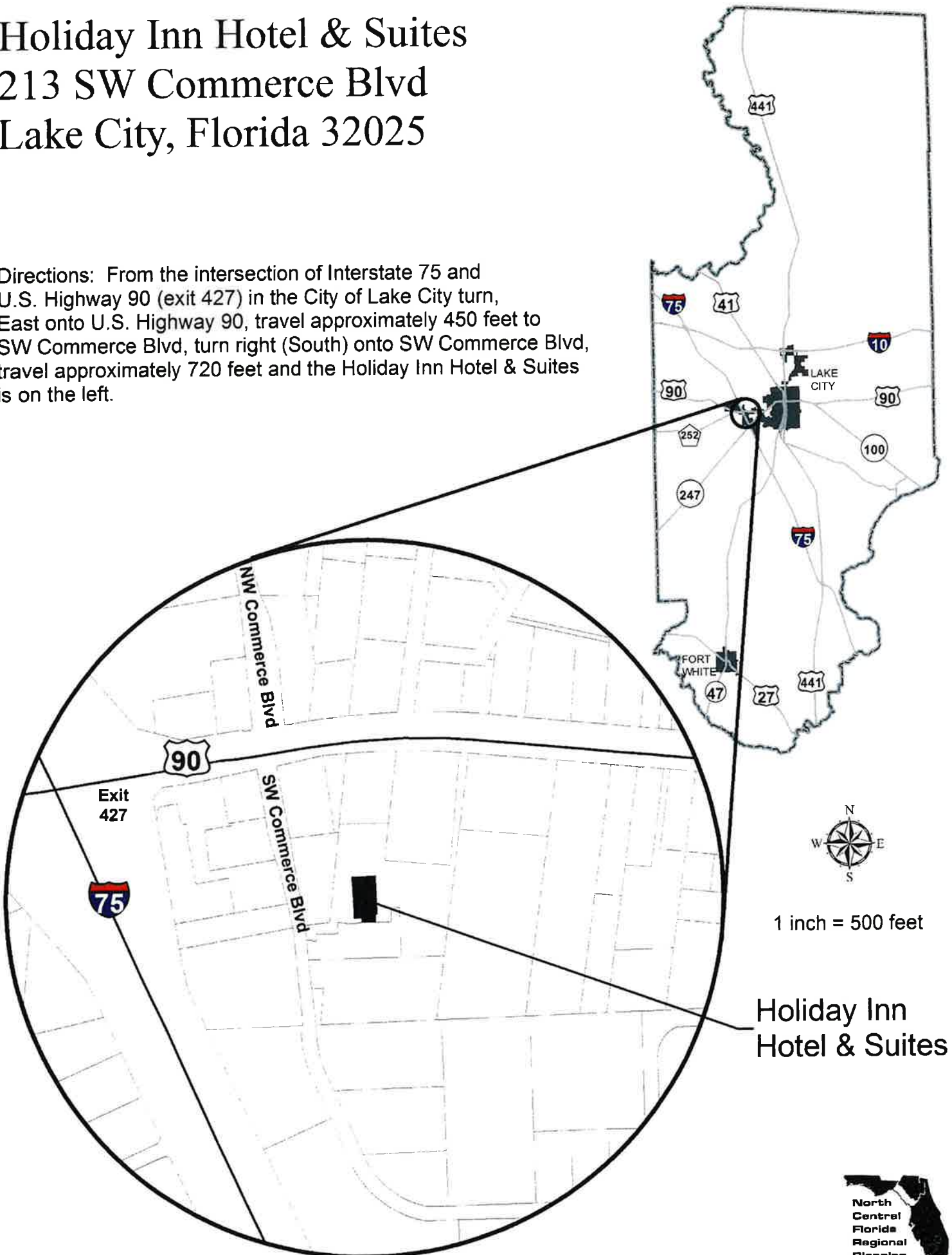
*Please be advised that the Council meeting packet is posted on the Council website at <http://ncfrpc.org> (click on **Upcoming Meetings and Meeting Packets**, then click on **North Central Florida Regional Planning Council Full Packet**.)*

Dedicated to improving the quality of life of the Region's citizens,
by enhancing public safety, protecting regional resources,
promoting economic development and providing technical services to local governments.

Holiday Inn Hotel & Suites

213 SW Commerce Blvd
Lake City, Florida 32025

Directions: From the intersection of Interstate 75 and U.S. Highway 90 (exit 427) in the City of Lake City turn, East onto U.S. Highway 90, travel approximately 450 feet to SW Commerce Blvd, turn right (South) onto SW Commerce Blvd, travel approximately 720 feet and the Holiday Inn Hotel & Suites is on the left.





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AGENDA

NORTH CENTRAL FLORIDA REGIONAL PLANNING COUNCIL

Hybrid Public Meeting
Holiday Inn Hotel & Suites
213 Southwest Commerce Boulevard
Lake City, Florida and
Via Communications Media Technology

July 27, 2023
7:00 p.m.

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2. #60 - City of Newberry Comprehensive Plan Adopted Amendment (DEO No. 22-5ER)
3. #62 - Town of Brooker Comprehensive Plan Adopted Amendment (DEO No. 23-1ER)
4. #65 - Gilchrist County Comprehensive Plan Draft Amendment (DEO No. 23-3ESR)

IX. EX-OFFICIO MEMBER REPORTS

X. PUBLIC COMMENTS

The Council welcomes you to this meeting. This time is set aside for our citizens and general public to address the Council on any matter not included on the agenda. This is not a question or answer time, it is not a political forum, nor is it a time for personal accusations or derogatory remarks to or about Council personnel. If you would like to address the Council, please complete a form, come to the podium when you are called, speak into the microphone and state your name and address for the record. Please also limit your comments to not more than three minutes. Your participation is welcomed.

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XII. COUNCIL MEMBER ANNOUNCEMENTS

This agenda item provides an opportunity for Council members to make announcements concerning community events and local government projects.

XIII. NEXT MEETING - August 24, 2023

* See Attachment

NORTH CENTRAL FLORIDA REGIONAL PLANNING COUNCIL
EXECUTIVE COMMITTEE

PURSUANT TO COUNCIL BYLAWS SECTION 8. STANDING AND SPECIAL COMMITTEES (1)(a)3.
MINUTES

Hybrid Public Meeting
Holiday Inn Hotel & Suites
Lake City, Florida and
Via Communications Media Technology

June 22, 2023
7:00 p.m.

MEMBERS PRESENT
IN PERSON

Anthony Adams, Lafayette County
Patricia Bouie Hutchinson, City of Hawthorne
Robert Brown, Hamilton County
Thomas Demps, Taylor County
Fletcher Hope Jr., City of Archer
Janice Mortimer, City of Starke
Maurice Perkins, Suwannee County
Jody Stephenson, Dixie County
Marihelen Wheeler, Alachua County
Stephen Witt, City of Lake City

MEMBERS PRESENT
VIA COMMUNICATIONS
MEDIA TECHNOLOGY
(FOR QUORUM)

Ed Book, City of Gainesville
Frank Davis, City of Live Oak
David Stegall, City of Lake Butler
Casey Willits, City of Gainesville

MEMBERS PRESENT
VIA COMMUNICATIONS
MEDIA TECHNOLOGY
(NOT FOR QUORUM)

Mary Alford, Alachua County
Charles Chestnut IV, Alachua County
Louie Davis, City of Waldo
Ward Ketring, City of Perry
John Meeks, Levy County
Lorene Thomas, Dixie County
Donnie Waldrep, Madison County

NON-VOTING DELEGATE PRESENT
VIA COMMUNICATIONS
MEDIA TECHNOLOGY

Kristyn Adkins, City of High Springs

MEMBERS ABSENT

James Catron, City of Madison
Rick Coleman, City of Newberry
Desmon Duncan-Walker, City of Gainesville
Rocky Ford, Columbia County
William Mitchell V, City of Jasper
Edward Potts, City of Alachua
Daniel Riddick, Bradford County
James Tallman, Union County
Kenrick Thomas, Gilchrist County
Byran Williams, City of High Springs

EX-OFFICIO MEMBERS PRESENT

Ben Glass, Suwannee River
Water Management District - In-Person
Amy Roberson, Florida Department of
Transportation - In-Person

COUNCIL ATTORNEY PRESENT

Jonathan Wershow - Virtual

OTHERS PRESENT

Jimmy Crosby - In-Person
Diana Davis - Virtual
Stew Lilker - In Person
Paul Martin - In-Person
Scott Roberts - In-Person
Vivian Young - Virtual

STAFF PRESENT

Scott Koons - In Person
Lauren Yeatter - In Person

Executive Committee Members names are bold
Gubernatorial Members names are italicize

BYLAWS QUORUM REQUIREMENT

On June 22, 2023 at 7:00 p.m., at a regular Council meeting, the Council failed to assemble the requisite quorum of one-third of the voting members physically present at the meeting location for a hybrid meeting conducted pursuant to Section 120.525(4), Florida Statutes. In accordance with Council Bylaws Section 8. Standing and Special Committees (1)(a)3., when the Council fails to assemble a quorum for the purpose of transacting business at a regular or called meeting, the Executive Committee is authorized to act on behalf of the Council at the time and place of a scheduled meeting. In such instances, all members of the Council who are present may vote on items considered by the Executive Committee, and a majority of those voting shall decide any question under consideration. Actions of the Executive Committee shall be final.

I. INVOCATION

Noting a quorum of one-third of the voting members of the Executive Committee being physically present, Chair Mortimer called a meeting of the Executive Committee, pursuant to Council Bylaws Section 8. Standing and Special Committees (1)(a)3., to order at 7:01 p.m. Chair Mortimer gave the invocation.

II. PLEDGE OF ALLEGIANCE

The Council and guests pledged allegiance to the flag of the United States of America.

III. INTRODUCTIONS

Chair Mortimer welcomed Paul Martin, Dixie County citizen; Diana Davis, Executive Director, Alachua County League of Cities and wife of Council Member Louie Davis; and Stew Lilker, Columbia County Observer. She also welcomed special guests City Clerk Jimmy Crosby, City of Starke and Mayor Scott Roberts, City of Starke.

IV. APPROVAL OF CONSENT AGENDA

Chair Mortimer asked that the consent agenda be approved.

ACTION: Commissioner Brown made the motion, with a second by Commissioner Adams to approve the consent agenda. The motion carried unanimously.

- A. Minutes - May 25, 2023
- B. Monthly Financial Report - May 2023
- C. Transportation Disadvantaged Program Local Coordinating Board Appointments
- D. Transportation Disadvantaged Program Local Coordinating Board Reappointments
- E. Transportation Disadvantaged Program Local Coordinating Board Chair Appointment
Columbia Hamilton Suwannee Counties

North Central Florida
 Regional Planning Council
 Executive Committee
 Pursuant to Bylaws Section 8.(1)(a)3.
 Meeting Minutes
 June 22, 2023

V. APPROVAL OF REGULAR AGENDA

Chair Mortimer asked that the regular agenda be approved.

ACTION: Commissioner Adams made the motion, with a second by Commissioner Hope to approve the regular agenda. The motion carried unanimously.

VI. GUEST SPEAKER -

Scott Koons, Executive Director, introduced Vivian Young, Communications Director, 1000 Friends of Florida. Ms. Young made a presentation concerning Sea Level 2040/Sea Level 2070, a report prepared by 1000 Friends of Florida and the University of Florida Center for Landscape Conservation. Chair Mortimer thanked Ms. Young for her presentation.

VII. CHAIR REPORT

A. Resolution of Appreciation

1. Dayna Miller, City of Alachua

ACTION: Commissioner Brown made the motion, with a second by Commissioner Hope, to approve a Resolution of Appreciation for former Council member Dayna Miller, City of Alachua. The motion carried unanimously.

B. Committee Appointments

ACTION: Commissioner Adams made the motion, with a second by Commissioner Brown to ratify the committee appointments as recommended by the Chair for Program Year 2023-24. The motion carried unanimously.

VIII. COMMITTEE REPORTS

A. Executive Committee - None

B. Clearinghouse Committee - Committee Level Comprehensive Plan Review Items

Commissioner Bouie Hutchinson, Chair of the Clearinghouse Committee, reported that the Clearinghouse Committee did not achieve a quorum earlier in the evening. She presented the staff recommendations concerning the following local government comprehensive plan amendments which were included on the Council agenda for consideration.

- #53 - City of Gainesville Comprehensive Plan Adopted Amendment (DEO No. 23-1ESR)
- #55 - City of Newberry Comprehensive Plan Adopted Amendment (DEO No. 23-1ESR)

Commissioner Bouie Hutchinson stated with regards to these items, staff found that the local government comprehensive plans, as amended, were not anticipated to result in significant adverse impacts to regional facilities, Natural Resources of Regional Significance or adjacent local governments. She stated that staff recommends forwarding these findings to the respective local governments and the Florida Department of Economic Opportunity.

ACTION: Commissioner Brown made the motion, with a second by Commissioner Adams, to approve the staff recommendations concerning Item #53 - City of Gainesville Comprehensive Plan Adopted Amendment (DEO No. 23-1ESR); and Item #55 City of Newberry Comprehensive Plan Adopted Amendment (DEO No. 23-1ESR). The motion carried unanimously.

IX. EX-OFFICIO MEMBER REPORTS

Amy Roberson, Planning Supervisor, Planning and Environmental Management Office, Florida Department of Transportation District 2, stated that the District will be accepting Transportation Alternatives and Sun Trails grant applications for bicycle and pedestrian facilities later this year. She also reported that the District is conducting a study to determine maintenance needs of multi-use trails.

Ben Glass, Legislative and Community Affairs Manager, Suwannee River Water Management District reported that most of the counties throughout the District received between eight to 12 inches of rainfall during the past seven days. He noted that the Aucilla River is at flood stage and the Santa Fe River is near flood stage.

X. CITIZEN COMMENTS

Stew Lilker, Columbia County Observer, discussed the Council website meeting calendar, Transportation Disadvantaged Program workshops and recording of Council committee meetings.

XI. EXECUTIVE DIRECTOR REPORT

A. Florida Regional Councils Association Monthly Activity Report

Mr. Koons reported that the Florida Regional Councils Association is the statewide organization of the ten regional planning councils. He stated that the Association strengthens Florida's regional planning councils, partners with government and the business community to enhance regional economic prosperity and improves the consistency and quality of regional planning councils programs to ensure they add value to state, regional and local initiatives. Mr. Koons also stated that the Association strives to accomplish these goals by carrying out the activities listed in the May 2023 activity report included in the Council meeting packet. He reviewed the activities listed in the May 2023 report.

B. Florida Chamber Foundation Scorecard™

Mr. Koons reported that the Florida Chamber Foundation has developed the Florida Scorecard™ to provide Florida leaders the metrics needed to secure Florida's future. He stated that the Florida Chamber Foundation's objective to developing a 20-year, statewide strategic plan requires a commitment to measuring our current status and progress toward the stated goals of the Six Pillars 20-year Strategic Plan. Mr. Koons noted that the Scorecard reports metrics for each of the following Six Pillars: Talent and Supply Education, Innovation and Economic Development, Infrastructure and Growth Leadership, Business Climate and Competitiveness, Civic and Governance Systems, and Quality of Life and Quality Places. He reviewed the June 2023 Scorecard™ that was included in the Council meeting packet.

C. Broadband Opportunity Grant Program

Mr. Koons reported that the third set of awards through the state-funded Broadband Opportunity Grant Program was recently made to expand access to broadband internet for underserved communities. He noted a total of \$14,973,800 in funding was awarded to four projects in the north central Florida region, including the communities of Cedar Key, Chiefland, Fanning Springs, Hampton, Inglis, Otter Creek, Starke, Trenton and Williston.

D. Rural Infrastructure Fund Grants

Mr. Koons reported Suwannee County was awarded \$9,600,000 in funding through the Rural Infrastructure Fund program to construct a wastewater treatment plant and install collection lines to create 269 jobs. He noted that the award through the Rural Infrastructure Fund program is in conjunction with the more than \$1.9 million awarded last year to Suwannee County through the Florida Job Growth Grant Fund for infrastructure expansion in August 2022, and more than \$760,000 awarded to Suwannee County through Rural Infrastructure Fund in December 2022 for infrastructure to support economic development opportunities.

E. Commissioner Janice Mortimer Receives Home Rule Hero Award

Mr. Koons reported that the Florida League of Cities recently recognized Commissioner Janice Mortimer, City of Starke, as a recipient of a 2023 Home Rule Hero Award. He stated this prestigious award was presented for tireless efforts to advance the Florida League of Cities legislative agenda and help protect the home rule power of Florida's cities during the 2023 Legislative Session.

F. Financial Disclosure Report Filing

Mr. Koons reported that all members of the Council are required to file a financial disclosure form by July 1st of each year. He stated that financial disclosure forms filed by county commissioners and city commissioners for their elected offices fulfill this requirement. Mr. Koons noted that local elected officials are required to file the form online this year and all other filers will be required to file the form online next year. He stated gubernatorial members must file a financial disclosure form with the Supervisor of Elections office in their respective counties to fulfill this requirement.

XII. COUNCIL MEMBER ANNOUNCEMENTS -

Chair Mortimer announced that the Fourth of July Bash will be held on July 4, 2023 beginning at 11:00 a.m. in the Starke.

Commissioner Perkins announced that State Senator Corey Simon and State Representative Jason Shoaf recently opened district offices at the Suwannee County Chamber of Commerce in Live Oak.

XIII. NEXT MEETING

Chair Mortimer stated that the next Council meeting is scheduled to be held on July 27, 2023.

The meeting was adjourned at 8:06 p.m.

Janice D. Mortimer, Chair

7/27/23
Date



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July 20, 2023

TO: Council Members
FROM: Scott R. Koons, AICP, Executive Director
SUBJECT: Monthly Financial Report - June 2023

Please find attached a copy of the Monthly Financial Report for the Council's activities for June 2023. The following paragraphs discuss revenues and expenditures to the budget for the month and year to date.

Revenue

The total revenue for the Council for year to date is within budgeted figures. Revenue at the end of nine months is 102 percent of budget.

Expenditures

The total expenditures for the Council for year to date are within budgeted figures. Total expenditures at the end of nine months are 61 percent of budget.

Conclusion

In conclusion, staff is pleased with the financial condition of the Council. The adjusted general fund balance should remain at an acceptable level at the end of the fiscal year.

Overall, as is regularly reported, the financial condition of the Council is sound. Staff is not aware of anything in the current fiscal year that will change this situation.

If you have any questions concerning this matter, please do not hesitate to contact me.

Attachment

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NORTH CENTRAL FLORIDA REGIONAL PLANNING COUNCIL
Summary Financial Statement (Unaudited)
June 30, 2023

BALANCE SHEET

ASSETS

Current Assets	
Checking / Savings	2,285,113
Accounts Receivable	719,734
Other Current Assets	36,580
Total Current Assets	<u>3,041,427</u>
TOTAL ASSETS	<u>3,041,427</u>

LIABILITIES & EQUITY

Liabilities	
Current Liabilities	
Accounts Payable	1,346
Other Current Liabilities	79,528
Total Liabilities	<u>80,874</u>
Equity	<u>2,960,553</u>
TOTAL LIABILITIES & EQUITY	<u>3,041,427</u>

NORTH CENTRAL FLORIDA REGIONAL PLANNING COUNCIL
Summary Financial Statement (Unaudited)
June 30, 2023

SUMMARY STATEMENT

	Adopted Budget FY 2022-23	June 2023	Year to Date	Percent of Budget
Revenue	1,705,200	357,102	1,731,697	102%
Expenses	1,705,200	116,869	1,042,389	61%

NORTH CENTRAL FLORIDA REGIONAL PLANNING COUNCIL
Summary Financial Statement (Unaudited)
June 30, 2023

REVENUE

Account	Adopted Budget FY 2022-23	June 2023	Year to Date	Percent of Budget
Program Development	37,500	2,799	55,709	149%
Regional Planning				
Regional Planning & Review	70,000	0	70,012	100%
Regional Mitigation Resiliency	87,000	0	0	0%
Public Safety & Regulatory Compliance				
Hazardous Waste Monitoring	58,900	0	223,103	379%
Local Emergency Planning Committee	123,200	31,700	48,700	40%
Hazards Analyses	14,800	0	0	0%
Transportation				
Gainesville Urbanized Area Transportation Planning	299,400	162,024	496,996	166%
Gainesville Urbanized Area Mass Transit	244,100	0	0	0%
Transportation Disadvantaged - Alachua County	25,600	7,734	16,200	63%
Transportation Disadvantaged - Region	205,500	65,781	150,063	73%
Economic Development				
Economic Strategy & Technical Assistance	115,000	17,500	97,508	85%
Original Florida Tourism Task Force Staffing	36,500	8,501	25,759	71%
Original Florida Tourism Task Force	67,500	0	90,197	134%
Vision North Central Florida	0	0	2,500	
Local Government Assistance				
General Technical Services	20,000	0	20,003	100%
City & County Planning Services	244,200	61,063	381,087	156%
Community Development Block Grant Administration	56,000	0	53,860	96%
Total Revenue	1,705,200	357,102	1,731,697	102%

NORTH CENTRAL FLORIDA REGIONAL PLANNING COUNCIL
Summary Financial Statement (Unaudited)
June 30, 2023

EXPENDITURES

Account	Adopted Budget FY 2022-23	June 2023	Year to Date	Percent of Budget
Audit	18,000	0	0	0%
Building Occupancy & Grounds	110,000	5,057	41,322	38%
Contractual Services	88,000	9,166	36,149	41%
Dues, Publications, Subscriptions & Training	40,000	2,110	34,958	87%
Furniture & Equipment	25,000	0	32,828	131%
Insurance & Bonding	25,000	5,433	16,299	65%
Legal Services & Public Notices	8,000	541	6,461	81%
Machine Rental & Maintenance	7,000	1,158	3,778	54%
Meeting Expenses	20,000	1,443	11,559	58%
Moving Expense	10,000	0	0	0%
Office Supplies	25,000	154	19,189	77%
Personnel	1,163,600	82,938	722,151	62%
Postage	9,000	172	3,661	41%
Printing	2,000	0	2,250	113%
Recruiting	2,000	0	0	0%
Reproduction	20,000	640	8,631	43%
Telephone	8,000	491	4,386	55%
Travel	30,000	2,188	19,605	65%
Original Florida Tourism Task Force	67,500	5,378	79,162	117%
Contingency	27,100	0	0	0%
Total Expenses	1,705,200	116,869	1,042,389	61%



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July 20, 2023

TO: Council Members
FROM: Scott R. Koons, AICP, Executive Director *SRK*
SUBJECT: Transportation Disadvantaged Program Resolution of Appreciation

RECOMMENDATION:

Approve the attached resolution of appreciation for Carl Sims, Jr.

BACKGROUND:

The attached resolution of appreciation is regarding Florida’s Transportation Disadvantaged Program established by Chapter 427, Florida Statutes. Carl Sims, Jr. served as the voting Elderly Representative on the Madison County Transportation Disadvantaged Coordinating Board.

If you have questions concerning this matter, please do not hesitate to contact me.

Attachment

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RESOLUTION

WHEREAS, Carl Sims Jr. has served as the voting Elderly Representative on the Madison County Transportation Disadvantaged Coordinating Board since May 2017; and

WHEREAS, Carl Sims Jr. ably discharged the duties of the voting Elderly Representative on the Madison County Transportation Disadvantaged Coordinating Board;

NOW, THEREFORE, BE IT RESOLVED: That the members and staff of the North Central Florida Regional Planning Council do hereby express their appreciation to Carl Sims Jr. for dedicated service rendered to the Madison County Transportation Disadvantaged Coordinating Board and concern for the transportation disadvantaged needs of Madison County and the State of Florida; and

BE IT FURTHER RESOLVED: That this expression of appreciation be spread upon the minutes of the North Central Florida Regional Planning Council for all citizens of the community to view and recognize the accomplishments and service of Carl Sims Jr.

Janice D. Mortimer, Chair

ADOPTED BY THE NORTH CENTRAL FLORIDA REGIONAL PLANNING COUNCIL

July 27, 2023

Date



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July 20, 2023

TO: Council Members

FROM: Janice D. Mortimer, Chair

SUBJECT: Florida Association of Counties
 Presidential Advocate Awards

At the Florida Association of Counties Annual Meeting held in Orlando on June 30, 2023, Florida Association of Counties President Lee Constantine awarded Presidential Advocate Awards to Alachua County Commissioner Mary Alford, Hamilton County Commissioner Robert Brown, Alachua County Commissioner Charles Chestnut IV, Taylor County Commissioner Thomas Demps, Columbia County Commissioner Rocky Ford, Levy County Commissioner John Meeks and Suwannee County Commissioner Maurice Perkins.

The Presidential Advocate Award recognition is given to county commissioners who have shown exceptional leadership in serving on policy committees of the Florida Association of Counties, guiding the policy development process and advocating with the Florida Association of Counties during the 2023 Legislative Session to advance the legislative agenda of counties.

Congratulations to Commissioner Alford, Commissioner Brown, Commissioner Chestnut, Commissioner Demps, Commissioner Ford, Commissioner Meeks and Commissioner Perkins.

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July 20, 2023

TO: Council Members

FROM: Janice D. Mortimer, Chair

SUBJECT: Florida Association of Counties
Board of Directors Election

At the Florida Association of Counties Annual Meeting held in Orlando on June 30, 2023, Levy County Commissioner John Meeks was elected to the Board of Directors.

The Florida Association of Counties helps counties effectively serve and represent Floridians by strengthening and preserving county home rule through advocacy, education and collaboration. For more than 85 years, the Florida Association of Counties has represented the diverse interests of Florida's counties, emphasizing the importance of protecting home rule - the concept that communities and their local leaders should make the decisions that impact their community.

The Florida Association of Counties is the only association representing Florida's counties - bringing together the collective experience and knowledge of 377 county commissioners and supported by thousands of county professional staff. The Florida Association of Counties provides the cohesive platform that enables county officials and staff to speak with a unified voice on behalf of all Floridians. Through the Florida Association of Counties, counties are better able to serve not only their communities, but the entire state of Florida.

Throughout the state, Florida's counties perform vital public services such as public safety, fire and emergency medical services, jails, parks, libraries, healthcare, growth management, economic development, and roads.

Congratulations to Commissioner Meeks.

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July 20, 2023

TO: Council Members

FROM: Janice D. Mortimer, Chair

SUBJECT: Florida Small County Coalition
Officers and Board of Directors Election

At the Florida Small County Coalition Meeting held in Orlando on June 28, 2023, the Coalition elected officers and Board of Directors. Levy County Commissioner John Meeks was appointed as an At-Large-Member of the Executive Committee. Lafayette County Commissioner Anthony Adams was elected to serve on the Board of Directors of the Coalition.

The Coalition is a statewide alliance of county commissions from small and rural counties. The purpose of the Coalition is to give increased visibility and support to the issues to small counties and rural communities. The Coalition's primary mission is to help Florida's small and rural counties address legislative issues from a small county/rural perspective and work effectively with state agencies leadership.

The Coalition believes in the importance of a state rural policy that protects the character of our small and rural areas; promotes economic development; and, maintains and promotes the viability of existing small county economies such as agriculture and eco-tourism. The Coalition supports programs that improve the financial viability and fiscal capacity of Florida's local governments in small counties.

The Coalition supports programs that help provide services to Floridians who reside in small counties; Floridians who visit their communities for enjoyment; and, visitors from outside the state who travel through small counties in route to destinations in and out of Florida.

Congratulations to Commissioner Meeks and Commissioner Adams.

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July 20, 2023

TO: Council Members
FROM: Scott R. Koons, AICP, Executive Director
SUBJECT: Land, Warehouse and Office Building

RECOMMENDATION

Authorize the Executive Director to re-advertise for sealed bids to sell the land, warehouse and office building located at 2009 NW 67th Place, Gainesville, Florida with a minimum bid sale price of \$1,332,198.

BACKGROUND

On August 4, 1999, the Council purchased the office building and warehouse located at 2009 NW 67th Place, Gainesville, Florida. The office building and warehouse of pre-engineered steel construction were constructed in 1980. The Council had been renting the office building and warehouse for the previous seven years beginning on November 1, 1992.

The purchase price for the 7,560 square foot office building and 1,989 square foot warehouse located on a 4.4-acre site was \$490,400. Along with \$31,400 in cash, the Council secured a 15-year promissory note from SouthTrust Bank in the amount of \$459,000 to purchase the office building and warehouse. Since the Council is a governmental agency and is prohibited from mortgaging real property to secure a promissory note, the Council pledged certain revenues to repay the promissory note.

The January 1, 2014 payment in the amount of \$3,134.95 constituted the final payment in full satisfying the promissory note. Thus, the Council currently does not have any outstanding long-term debt. The average annual building and grounds occupancy cost, including insurance; utilities; custodial services; heating, ventilation and air conditioning services; and termite and pest control services is \$45,000.

The Alachua County Property Appraiser 2019 assessed value of the land was \$499,632 and the assessed value of the buildings was \$318,562. Thus, the total assessed value of land and buildings in 2019 was \$818,194. The Alachua County Property Appraiser 2021 assessed value of the land is \$767,380 and the assessed value of the buildings is \$307,777. Thus, the total assessed value of land and buildings in 2021 is \$1,075,157 resulting in an increase in value of 31.4 percent.

On December 12, 2019, the Council authorized the Executive Director to sign a site access agreement; authorized the Executive Director to have an appraisal of the land, warehouse and office building completed; and authorized the Executive Director to research warehouse and office building relocation options.

Pursuant to that Council action, the Executive Director signed a site access agreement; engaged Emerson Appraisal Company, Inc. to prepare an appraisal of the land, warehouse and office building; and secured the assistance of Colliers International, a commercial real estate company, to identify office space purchase and lease options for relocation.

On January 13, 2020, Emerson Appraisal Company, Inc., an appraiser, consultant and market analyst company, completed an appraisal of the property. The appraised value was determined to be \$970,000.

On May 26, 2022, the Council set a minimum bid sale price of \$1,338,309 for the land, warehouse and office building located at 2009 NW 67th Place, Gainesville, Florida; authorized the Executive Director to re-advertise for sealed bids to sell the land, warehouse and office building; and authorized the Executive Director to sign a letter of intent to lease a 6,012 square foot office building located at 2201 NW 40th Terrace, Gainesville, Florida for a five-year term at \$16.00 per square foot and leasehold improvements of an estimated amount of \$100,000 with a right of first refusal to purchase said office building. The minimum bid sale price was set at the appraised value plus the 31.4 percent increase in value over the past two years plus five percent.

Bids for sale of the land, office and warehouse were published in the Florida Administrative Register and The Gainesville Sun on June 3, 2022 and June 10, 2022. In addition, the bid notice and bid package were posted to the Council website on June 2, 2022. No bids were submitted by June 16, 2022 at 2:00 p. m. Since no bids were received, the Executive Director did not sign a letter of intent to lease a 6,012 square foot office building located at 2201 NW 40th Terrace, Gainesville, Florida for a five-year term at \$16.00 per square foot and leasehold improvements of an estimated amount of \$100,000 with a right of first refusal to purchase said office building.

On June 23, 2022, the Council authorized the Executive Director to re-advertise for sealed bids to sell the land, warehouse and office building located at 2009 NW 67th Place, Gainesville, Florida with a minimum bid sale price of \$1,338,309. However, since both parties that had previously expressed an interest in purchasing the land, warehouse and office building informed the Executive Director that they were no longer interested in purchasing the land, warehouse and office building, the Executive Director did not re-advertise for sealed bids to sell the land, warehouse and office building.

The Alachua County Property Appraiser 2019 assessed value of the land was \$499,632 and the assessed value of the buildings was \$318,562. Thus, the total assessed value of land and buildings in 2019 was \$818,194. The Alachua County Property Appraiser 2022 assessed value of the land is \$767,380 and the assessed value of the buildings is \$303,122. Thus, the total assessed value of land and buildings in 2022 is \$1,070,502 resulting in an increase in value of 30.8 percent.

It is recommended that the Council set a minimum bid sale price of \$1,332,198 for the land, warehouse and office building located at 2009 NW 67th Place, Gainesville, Florida; authorize the Executive Director to re-advertise for sealed bids to sell the land, warehouse and office building. The minimum bid sale price is set at the appraised value plus the 30.8 percent increase in value over the past three years plus five percent.

If you have questions concerning this matter, please do not hesitate to contact me.



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July 20, 2023

TO: Council Members

FROM: Scott R. Koons, AICP, Executive Director

SUBJECT: Employee Health Insurance Proposal

RECOMMENDATION:

Review health insurance alternative proposals and either select the replacement plan or select an alternative plan for employee health insurance and life insurance for the year beginning September 1, 2023.

BACKGROUND:

United Healthcare has offered to continue health insurance coverage for the Council with an increase in premiums for the coming year beginning September 1, 2023. The total change in the cost to the Council for the coming year would be \$11,976 or 25.9 percent. The resulting total monthly cost to the Council would be \$4,853.

United Healthcare is proposing any change in life insurance premiums for the coming year.

Staff has secured alternative proposals for health insurance from United Healthcare for your consideration. Attached is a summary of the renewal plan and two alternative plans with coverage and costs. The alternative proposals include changes to benefits for employees.

Also, please find attached for your information a graph showing the total cost to the Council and employees for health, life and dental insurance costs from Fiscal Year 2014-15 through Fiscal Year 2023-24.

The Executive Committee will make a recommendation to the Council at its July 27, 2023 meeting concerning employee health insurance and life insurance for the year beginning September 1, 2023.

If you have any questions concerning this matter, please do not hesitate to contact me.

Attachments

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NORTH CENTRAL FLORIDA REGIONAL PLANNING COUNCIL

**SUMMARY OF HEALTH INSURANCE BENEFIT PLANS
UNITED HEALTHCARE**

July 20, 2023

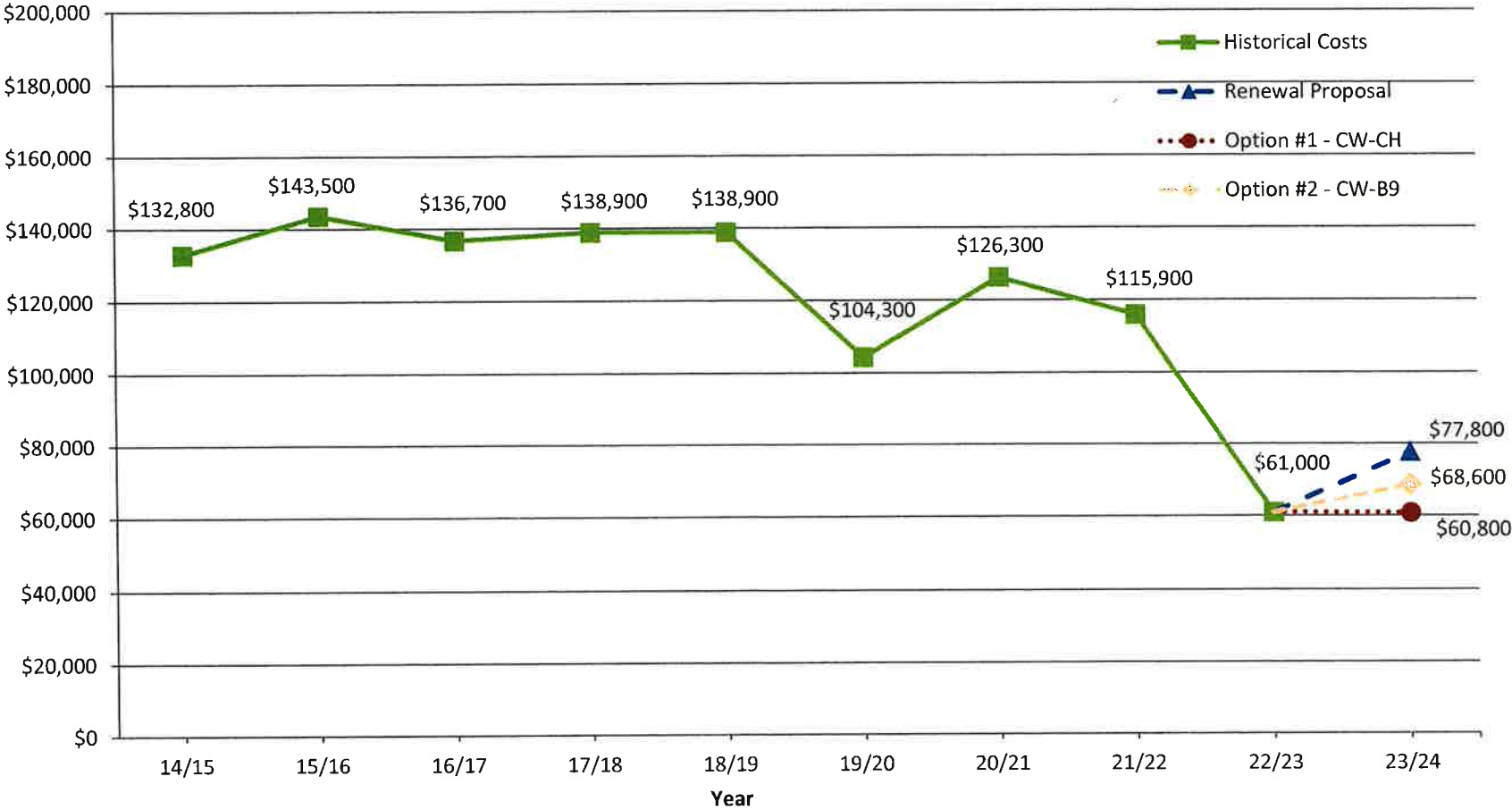
	<u>DEDUCTIBLE</u> (Individual/Family)	<u>CO-INSURANCE</u> (In Network/Out Network)	<u>OUT-OF-POCKET MAXIMUM</u> (Individual/Family)	<u>PRESCRIPTIONS</u> (Generic/Brand/ Non-Preferred)
<u>CURRENT PLAN</u> CO-1K/RXL27Y	\$3,500/\$7,000	90%/60%	\$8,000/\$16,000	\$10/\$40/\$150
<u>RENEWAL PLAN</u> CV-92/RXL27S	\$3,500/\$7,000	90%/60%	\$8,000/\$16,000	\$10/\$40/\$150
<u>OPTION #1</u> CW-CH/RXNH3S	\$6,000/\$12,000	70%/N/A	\$7,000/\$14,000	\$15/\$50/\$150
<u>OPTION #2</u> CW-B9/RXNH2S	\$8,000/\$16,000	50%/NA	\$8,500/\$17,000	\$10/\$40/\$140

Council Cost per Month/Annum

	<u>Month / Annum</u>	<u>Annual Change</u>	<u>Percent Change</u>
Current Plan - Existing Cost	\$3,855 / \$46,260	N/A	N/A
Renewal Plan - Proposed Cost	\$4,853 / \$58,236	\$11,976	25.9%
Option #1 - CW-CH/RXNH3S	\$3,843 / \$46,116	(\$144)	(0.3%)
Option #2 - CW-B9/RXNH2S	\$4,333 / \$51,996	\$5,736	12.4%

N/A - Not Applicable

North Central Florida Regional Planning Council Total Health, Life and Dental Insurance Costs 2014-15 to 2023-24



Note: Number of Council employees decreased from 13 employees to 9 employees during Fiscal Year 2014-15.
 Number of Council employees decreased from 9 employees to 8 employees during Fiscal Year 2018-19.
 Number of Council employees decreased from 8 employees to 7 employees during Fiscal Year 2019-20.
 Number of Council employees decreased from 7 employees to 5 employees during Fiscal Year 2022-23.



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July 20, 2023

TO: Council Members

FROM: Patricia Bouie Hutchinson, Chair
Clearinghouse Committee

RE: Chair's Report

I. COMMITTEE-LEVEL REVIEW ITEMS

The next regularly-scheduled meeting of the Clearinghouse Committee is 6:00 p.m., July 27, 2023. The meeting will be a hybrid meeting conducted both in-person and via communications media technology. At its meeting, the Committee will review the following Committee-level items which require Council action. I will present an oral report on the Committee's actions and recommendations at the Council meeting held later that evening.

Local Government Comprehensive Plan Amendments

- #59 - City of Newberry Comprehensive Plan Adopted Amendment (DEO No. 22-4ESR)
- #60 - City of Newberry Comprehensive Plan Adopted Amendment (DEO No. 22-5ER)
- #62 - Town of Brooker Comprehensive Plan Adopted Amendment (DEO No. 23-1ER)
- #65 - Gilchrist County Comprehensive Plan Draft Amendment (DEO No. 23-3ESR)

Please be advised that the Clearinghouse Committee meeting packet is posted on the Council website at <http://ncfrpc.org> (click on Upcoming Meetings and Meeting Packets, then click on Clearinghouse Committee Full Packet).

v:\chouse\meeting\chair reports\2023\chairreport.270723.docx



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July 20, 2023

TO: Council Members

FROM: Scott R. Koons, AICP, Executive Director

SUBJECT: Florida Regional Councils Association Monthly Activity Report

The Florida Regional Councils Association is the statewide organization of the ten regional planning councils. The Association strengthens Florida's regional planning councils, partners with government and the business community to enhance regional economic prosperity and improves the consistency and quality of regional planning councils programs to ensure they add value to state, regional and local initiatives.

The Association strives to accomplish these goals by carrying-out the following objectives.

- Ensure regional planning councils are effective service organizations to the State of Florida, its local governments, and the citizens they serve;
- Ensure regional planning councils are consensus builders and problem solvers, and serve as conveners of the region by helping to articulate those multijurisdictional issues that need resolution;
- Encourage and promote opportunities for regional planning councils to become partners in state programs and initiatives, while promoting the unique themes of each region within the state and legislative environments;
- Monitor substantive state and federal legislative issues for the benefit of its members, and promote mutually supportive policy positions among the regional planning councils;
- Represent regional planning councils in national organizations, such as the National Association of Regional Councils, National Association of Development Organizations, and SouthEast Regional Directors Institute; and
- Foster relationships and partnerships and coordinate with state, regional, and national associations and organizations; non-profit entities; public-private partnerships; the Governor's Office; state agencies; and others, on issues of mutual interest and concern, and with whom the Association shares mutual goals and programs.

Please find attached the June 2023 Monthly Activity Report highlighting the activities of the Association.

If you have questions concerning this matter, please do not hesitate to contact me.

Attachment

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MONTHLY ACTIVITY REPORT: June 2023

RESOURCE DEVELOPMENT/CAPACITY BUILDING and OUTREACH

- Organized and distributed the Summer 2023 Florida Regional Councils Association (FRCA) Newsletter, *FRCA Forward*. Updated the FRCA website and Facebook page.
- Updated the email lists for and maintain the email listserv for approximately 2,350 individuals who receive *FRCA Forward*.
- Maintained and updated the FRCA website: www.flregionalcouncils.org.
- To enhance partnerships and strengthen the relationship between regional planning councils and their state and federal partners, organized, participated in or attended the following meetings and webinars:
 - Florida Resilience Collaborative Coordinators Forum
 - Florida Association of Counties Annual Conference
 - Florida Wildlife Corridor Town Hall
 - Florida Division of Emergency Management State Emergency Shelter Plan Meeting
 - Coordination calls with RPC Resiliency and GIS Staff

ASSOCIATION MANAGEMENT

- Hosted the June FRCA Executive Directors Advisory Committee (EDAC) and prepared for the July EDAC Meeting.
- Began coordinating for the Summer Policy Board Meeting scheduled for August 25, 2023 at the Tampa Bay Regional Planning Council.
- Continued to coordinate logistics and prepare for the 2023 summer conference schedule.
- Began preparations for the Annual EDAC Retreat scheduled for October 17 – 18, 2023.
- Distributed grant opportunities and information of interest from local, state and national organizations.



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July 20, 2023

TO: Council Members

FROM: Scott R. Koons, AICP, Executive Director

SUBJECT: Florida Chamber Foundation Scorecard™

The Florida Chamber Foundation has developed the Florida Scorecard™ to provide Florida leaders the metrics needed to secure Florida's future. The Florida Chamber Foundation's objective to developing a 20-year, statewide strategic plan requires a commitment to measuring our current status and progress toward the stated goals of the Six Pillars 20-year Strategic Plan.

The Scorecard reports metrics for each of the following Six Pillars.

- Talent and Supply Education;
- Innovation and Economic Development;
- Infrastructure and Growth Leadership;
- Business Climate and Competitiveness;
- Civic and Governance Systems; and
- Quality of Life and Quality Places.

Please find attached the July 2023 Scorecard.

If you have questions concerning this matter, please do not hesitate to contact me.

Attachment

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State of Florida Metrics

Click any metric to get more information! (What is this?)

FLORIDA POPULATION 07/17/2023

22,808,256



State of Florida Metrics (What is this?)

State of Florida FutureCast

Talent Supply & Education

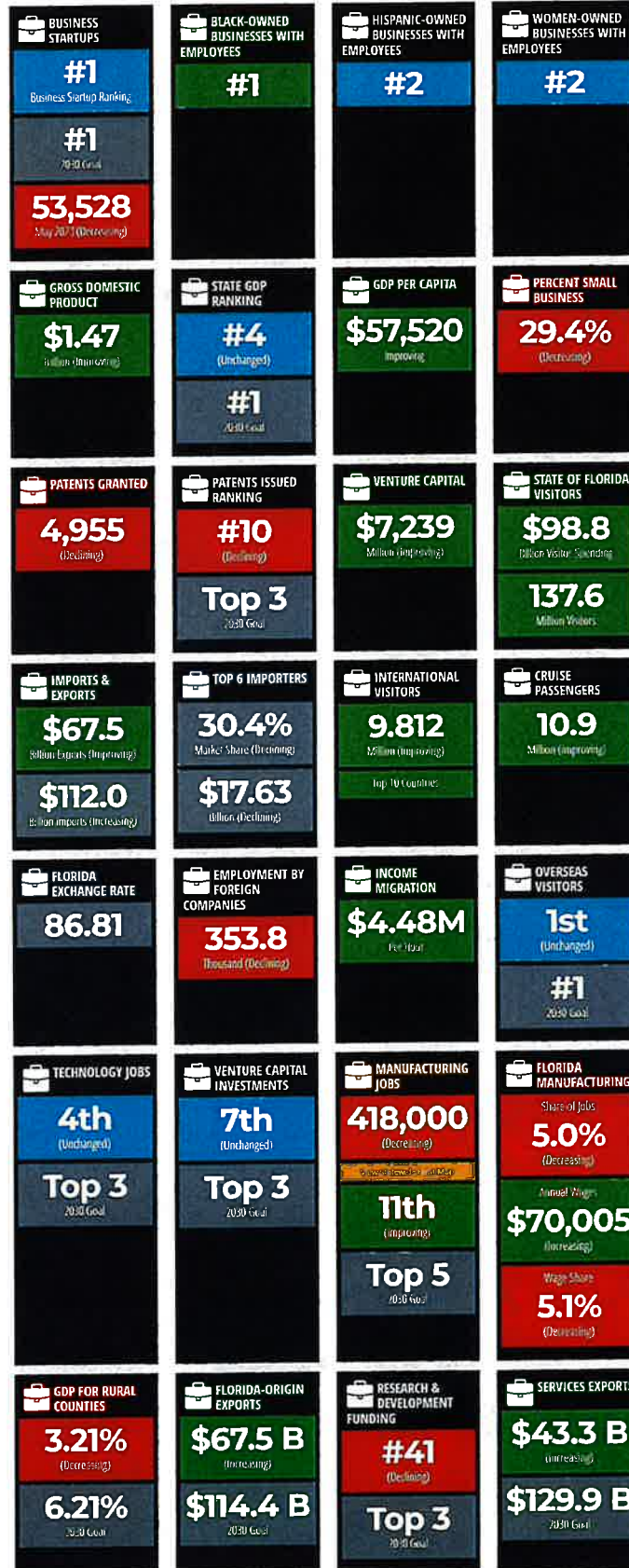
Click any metric to get more information!



State of Florida Metrics (What's What?)
Innovation & Economic Development

State of Florida FutureCyst

Click any metric to get more information



State of Florida Metrics (What is this?)

Infrastructure & Growth Leadership

State of Florida FutureCast

Click any metric to get more information!

LAND IN CONSERVATION

31%

APRIL 1, 2022 POPULATION

22.28
Million

[View Statewide Heat Map](#)

VEHICLE MILES TRAVELED

217.57
Billion (Improving)

STATE HOUSING STARTS & SALES

11,411
Starts (Improving)

26,396
Sales (Improving)

ENERGY RANKING

#50
Expenditures (Unchanged)

#45
Consumption (Decreasing)

POPULATION ESTIMATE 2030

25.57M

[View Statewide Heat Map](#)

SEAPORTS CARGO

\$72.6
Billion (Declining)

CONTAINERS (TEUS)

4.31
Million (Declining)

TRUCK CROSSINGS

15.3
Million (Improving)

HIGH SPEED COMMUNICATIONS

96.3%
(Unchanged)

[View Statewide Heat Map](#)

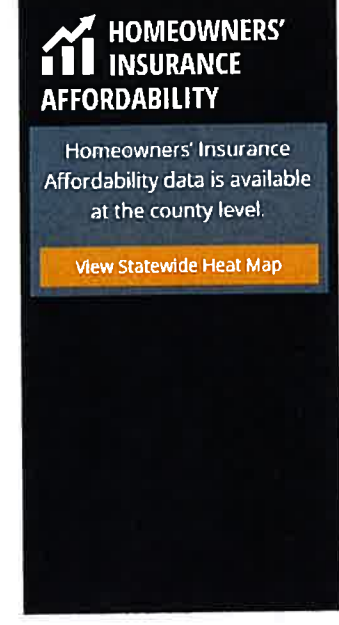
100%
2030 Goal

State of Florida Metrics (What is this?)

State of Florida FutureCast

Business Climate & Competitiveness

Click any metric to get more information!



State of Florida Metrics (What is this?)

State of Florida FutureCast

Civic & Governance Systems

Click any metric to get more information!

VOTER PARTICIPATION

54%
(Declining)

RIGHT / WRONG DIRECTION

51%/42%

INMATE POPULATION

112,659

DEPENDENCY RATIO

2015
56.5%

2030 Estimate
70%

GOVERNMENT EMPLOYMENT

246.4
Thousand (State)

713.3
Thousand (Local)

VOLUNTEERISM

22.8%
of Floridians Volunteer

50th
Florida's Rank

Top 3
2030 Goal

STATE DEBT OUTSTANDING

\$17.1
Billion

CITIZENS INSURANCE EXPOSURE POLICIES

\$534.7
Billion Exposure

1,304,332
Policies

UNDERFUNDED STATE PENSION

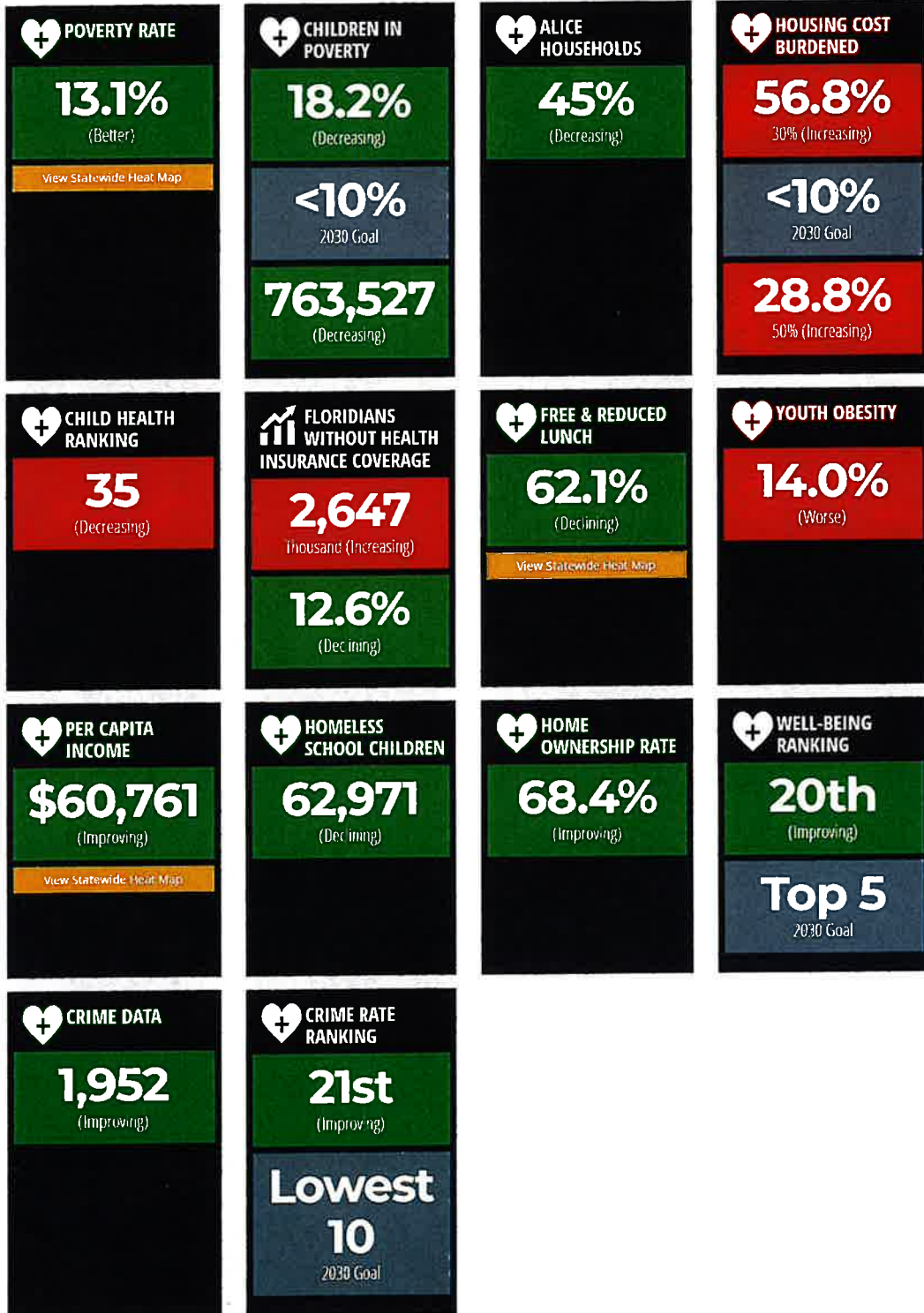
\$1120.0
Million (Increasing)

State of Florida Metrics (What is this?)

State of Florida FutureCast

Quality of Life and Quality Places

Click any metric to get more information!





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July 20, 2023

TO: Council Members
FROM: Scott Koons, AICP, Executive Director
SUBJECT: Broadband Infrastructure Grant Program

On July 7, 2023, a set of awards through the Broadband Infrastructure Grant Program was made to expand access to broadband internet for underserved communities. A total of \$247 million was awarded for 63 projects in 43 counties for broadband high-speed internet expansion that will impact nearly 59,000 unserved businesses, homes, farms and anchor institutions like hospitals and libraries.

These awards are in addition to the \$144 million awarded on February 2, 2023, \$22 million awarded on April 10, 2023 and \$60 million awarded on May 26, 2023 through the Broadband Opportunity Grant Program, bringing Florida's total investment through the Broadband Opportunity Grant Program to \$286 million for the expansion of broadband Internet in Florida's rural communities. The first set of awards included \$47,882,642 for 14 projects in the north central Florida region. The second set of awards included \$15,000,000 for three projects in the north central Florida region. The third set of awards included \$14,973,800 for four projects in the north central Florida region.

Administered by the Florida Department of Economic Opportunity, the Broadband Infrastructure Grant Program funds the installation and deployment of broadband internet infrastructure in unserved communities, providing valuable access to telehealth, economic, educational and workforce development opportunities.

A total of \$72,075,592 in funding was awarded to the following 11 projects in the north central Florida region through the Broadband Opportunity Program:

- **Columbia County - (\$3,435,521)** to add 110 miles of fiber optic cable to provide 1,572 unserved locations within Alachua, Columbia and Union Counties with symmetrical download and upload speeds of 1 gigabyte.
- **Cities of Archer and Newberry - (\$3,393,309)** to add 69 miles of fiber optic cable to provide 255 unserved locations within Alachua and Levy Counties with symmetrical download and upload speeds of 1 gigabyte.
- **Cities of Archer and Hawthorne, and Town of Micanopy - (\$21,290,000)** to add 783 miles of fiber optic cable to provide 5,799 unserved locations within Alachua County with symmetrical download and upload speeds of 1 gigabyte.
- **Town of Bronson and City of Williston - (\$4,828,110)** to add 195 miles of fiber optic cable to provide 3,444 unserved locations within Levy County with symmetrical download and upload speeds of 1 gigabyte.

- **City of Chiefland - (\$3,460,000)** to add 204 miles of fiber optic cable to provide 2,580 unserved locations within Levy County with symmetrical download and upload speeds of 1 gigabyte.
- **Town of Fort White - (\$3,348,337)** to add 143 miles of fiber optic cable to provide 1,702 unserved locations within Alachua, Columbia, Gilchrist and Suwannee Counties with symmetrical download and upload speeds of 1 gigabyte.
- **Town of Fort White and unincorporated areas of Five Points - (\$2,225,000)** to add 65.36 miles of fiber optic cable to provide 555 unserved locations within Columbia County with symmetrical download and upload speeds of 1 gigabyte.
- **Unincorporated areas around Town of Fort White and unincorporated areas of Five Points and West Lake City - (\$2,680,000)** to add 86.1 miles of fiber optic cable to provide 700 unserved locations within Columbia County with symmetrical download and upload speeds of 1 gigabyte.
- **Unincorporated areas around the Town of Fort White and unincorporated areas of Five Points and West Lake City- (\$2,540,000)** to add 77.01 miles of fiber optic cable to provide 631 unserved locations within Columbia County with symmetrical download and upload speeds of 1 gigabyte.
- **Unincorporated areas around Town of Fort White and unincorporated areas of Five Points and West Lake City - (\$2,260,000)** to add 61.8 miles of fiber optic cable to provide 386 unserved locations within Columbia County with symmetrical download and upload speeds of 1 gigabyte.
- **Cities Jasper, Lake City and Live Oak; and Towns of Branford, Jennings, Mayo and White Springs - (\$22,615,315)** to add 2072.42 miles of fiber optic cable to provide 1,640 unserved locations within Columbia, Hamilton, Lafayette and Suwannee Counties with symmetrical download and upload speeds of 1 gigabyte.


If you have any questions concerning this matter, please do not hesitate to contact me.



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July 20, 2023

TO: Council Members
FROM: Scott R. Koons, AICP, Executive Director 
SUBJECT: 2022-23 James H. Montgomery Certificates of Outstanding Attendance

An essential component of the ability of the Council to conduct its business is the regular attendance of members at Council meetings. A Council Member Attendance Recognition Program was established by the Council at the May 22, 2008 Council meeting to recognize the commitment of those Council members actively engaged in the organization by regularly attending Council meetings.

The Council named the Member Attendance Recognition Program the James H. Montgomery Certificate of Outstanding Attendance in honor of Mr. Montgomery at the February 26, 2020 Council meeting. James H. Montgomery served on the Council from 1976 to 2004 as a member representing the Board of County Commissioners of Columbia County, Florida. From 2010 to 2019, he served on the Council as a gubernatorial appointee. He provided 38 years of distinguished leadership and service to the Council.

James H. Montgomery served three times as Chair of the Council from 1983-84, 1994-95 and 2001-03. He also held other leadership roles during his service on the Council, including Vice-Chair, Secretary-Treasurer, Chair of the Clearinghouse Committee, Chair of the Finance Committee, Chair of the Program Committee and Chair of the Nominating Committee.

A James H. Montgomery Certificate of Outstanding Attendance will be awarded to the following members at the July 27, 2023 Council meeting in recognition of their attendance at every scheduled Council meeting during Program Year 2022-23.

County

- Anthony Adams, Lafayette County
- Robert Brown, Hamilton County
- Thomas Demps, Taylor County
- John Meeks, Levy County

City

- Patricia Bouie Hutchinson, City of Hawthorne
- Fletcher Hope Jr., City of Archer
- Janice Mortimer, City of Starke

Please join me in recognizing the service and commitment of these Council members as exhibited by their perfect attendance record.

If you have questions concerning this matter, please do not hesitate to contact me.

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July 20, 2023

TO: Council Members

FROM: Scott R. Koons, AICP, Executive Director

SUBJECT: Executive Directors Cup

In furtherance of the Council Member Attendance Recognition Program and to encourage attendance at Council meetings, the Executive Directors Cup is awarded each year to recognize the perfect attendance by either county, city or gubernatorial members during a program year.

For Program Year 2022-23, the Executive Directors Cup will be awarded at the July 27, 2023 Council meeting to county members Commissioner Anthony Adams, Lafayette County; Commissioner Robert Brown, Hamilton County; Commissioner Thomas Demps, Taylor County; and Commissioner John Meeks, Levy County. The Executive Directors Cup is prominently displayed at the Council office.

Congratulations to Commissioner Adams, Lafayette County; Commissioner Brown, Hamilton County; Commissioner Demps, Taylor County; and Commissioner Meeks, Levy County; for winning the Program Year 2022-23 Executive Directors Cup for the county members.

If you have questions concerning this matter, please do not hesitate to contact me.

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