



## COLUMBIA COUNTY BOARD OF COUNTY COMMISSIONERS AGENDA ITEM REQUEST FORM

The Board of County Commissioners meets the 1st and 3rd Thursday of each month in the Columbia County School Board Administrative Complex Auditorium, 372 West Duval Street, Lake City, Florida 32055. The first meeting of every month is at 9:30AM while the second meeting of every month takes place at 5:30PM. All agenda items are due in the Board's office one week prior to the meeting date.

Today's Date: 2/26/2025 Meeting Date: 3/6/2025

Department: BCC Administration

### 1. Nature and purpose of agenda item:

Meeting Minutes - Regular Meeting - 2/20/2025

### 2. Recommended Motion/Action:

Approve

### 3. Fiscal impact on current budget.

This item has no effect on the current budget.

# **Columbia County Board of County Commissioners**

**February 20<sup>th</sup> 2025**

## **Regular Meeting Minutes**

The Columbia County Board of County Commissioners met in a regularly scheduled meeting in the School Board Administrative Complex. The meeting opened with invocation, followed by the Pledge of Alliance to the Flag of the United States of America.

### **Commissioners in Attendance:**

Chairman, Tim Murphy

Commissioner, Robby Hollingsworth

Commissioner, Kevin Parnell

Commissioner, Everett Phillips

Commissioner Rocky Ford

### **Others in Attendance:**

County Manager, David Kraus (CM)

Assistant County Manager, Kevin Kirby (ACM)

Columbia County Attorney, Joel Foreman

Economic Development Director, Jennifer Daniels

Deputy Clerk, Amber Taylor

### **Agenda Additions and Deletions:**

#### **Additions**

None

#### **Deletions**

Item number 5, HSJ 05 Support Legislation for 911 Fee Increase

**Motion** to approve agenda as presented by Commissioner Hollingsworth. **Seconded** by Commissioner Phillips. Motion carried unanimously.

**Proclamations:**

Proclamation No. 2025P-03 Hazardous Materials Awareness Week was read aloud into record by Commissioner Murphy. This Proclamation will declare the week of February 24<sup>th</sup> – March 2<sup>nd</sup> 2025, Hazardous Materials Week in Columbia County. Mr. Garrison Vandagriff was present to accept, on behalf of North Central Florida Regional Planning Council.

**Motion** to approve Proclamation No. 2025P-03 Hazardous Materials Awareness Week, by Commissioner Ford. **Seconded** by Commissioner Phillips. Motion carried unanimously.

**Presentation Not Requiring Vote or Action:**

**Public Hearings:**

**Louie Goodin, County Planner**

- 1.) Petition to Replat Lots 20 and 21 of Bicentennial Acres 11-7S-17-09983-13 & 11-7S-17-09983-16

**Motion** to approve SD 24-0702 Petition to Replat by Commissioner Phillips. **Seconded** by Commissioner Ford. Motion carried unanimously.

- 2.) Petition to change in Zoning Atlas from RSF-2 to RSF-MH-2 Parcel #09-4S-17-08301-017

**Motion** to approve Ordinance No. 2025-06-Z241203 by Commissioner Murphy. **Seconded** by Commissioner Phillips. Motion carried unanimously.

- 3.) Request for zoning change on lands currently zoned CI and CG to RSF/MH-2 20-3S-17-05360-000 & 20-3S-17-05352-000.

**Motion** to approve Ordinance No. 2025-07 –Z241202 zoning change, by Commissioner Parnell. **Seconded** by Commissioner Ford. Motion carried unanimously.

- 4.) Request for zoning change on following parcels RSF/MH-2 to RMH-P – 17-3S-17-04963-000, 17-3S-17-04963-001, &17-3S-17-04964-003 by Carol Chadwick.

**Motion** by Commissioner Parnell to approve Ordinance No. 2025-09- Z241101 zoning change request. **Seconded** by Commissioner Hollingsworth. Motion carried unanimously.

- 5.) Request for Amendment to Future Land Use map 17-3S-17-04963, 17-3S-17-04963-001 & 17-3S-17-04964-003.

**Motion** by Commissioner Parnell to approve Ordinance No. 2025-10-CPA 241101 request for amendment. **Seconded** by Commissioner Hollingsworth. Motion carried unanimously.

6.) Request for zoning change for zoning change from AG-3 CI on Parcel # 21-4S-17-08637-000

**Motion** to approve Ordinance No. 2025-11 request for zoning change by Commissioner Hollingsworth. **Seconded** by Commissioner Phillips. Motion carried unanimously.

7.) Request for zoning change to Future Land Use Map from AG-3 to Commercial Parcel #21-4S-17-08637-000.

**Motion** to approve Ordinance No. 2025-12 request for zoning change by Commissioner Phillips. **Seconded** by Commissioner Hollingsworth. Motion carried unanimously.

8.) Request for change of zoning atlas of land development regulations from AG-3 and RSF/MH-2 to ILW Parcel #05-3S-17-04849-000 & 06-3S-17-04859-000.

**Motion** to approve Ordinance No. 2025-13 – Z250102 by Commissioner Parnell. **Seconded** by Commissioner Hollingsworth. Motion carried unanimously.

9.) Request for change to Future Land Use Map from AG-3 to Commercial on Parcel #21-4S-1708637-000.

**Motion** to approve Ordinance No. 2025-14 CPA 250101 by Commissioner Parnell. **Seconded** by Commissioner Hollingsworth. Motion carried unanimously.

**Joel Foreman, County Attorney**

10.) Mr. Foreman provided the Commission with update on the opt-out process, for Live Local Act Tax Exemptions. Resolution No. 2025-R-04 was read aloud by Mr. Foreman for the record.

Dylan Adams addressed the board in regards to housing development locations and costs.

Jeffery Hill addressed Commission with correction to Florida Statute.

Barbra Linley addressed the Board with question pertaining to decision on surplus, being challenged or appealed on a State level.

Lengthy Discussion ensued.

Mr. Foreman offered clarification to public hearing comments.

**Motion** to adopt resolution No. 2025R-04 to opt out of Live Local Tax exemption by Commissioner Hollingsworth. **Seconded** by Commissioner Ford. Motion carried unanimously.

11.) Ordinance No. 2025-04 Amending County's Land Development Regulations Relating to Campgrounds and RV Parks

Lengthy discussion ensued.

Workshop for 1<sup>st</sup> meeting in March 2025 on this issue, was requested by Commissioner Ford

Mr. Foreman gave overview to Commission as to what Ordinance No. 2025-04 encompasses.

**Motion** by Commissioner Ford to table this issue until Second meeting in March 2025. **Seconded** by Commissioner Hollingsworth. Motion carried unanimously.

12.) Amending Columbia County Building Code Ordinance and Land Development Regulations for National Flood Insurance Program Requirements Ordinance No. 2025-05

**Motion** to approve Ordinance No. 2025-05 by Commissioner Ford. **Seconded** by Commissioner Parnell. Motion carried unanimously.

**Motion** by Commissioner Phillips to approve consent agenda. **Seconded** by Commissioner Hollingsworth. Motion carried unanimously.

**Motion** to adopt consent agenda by Commissioner Hollingsworth. **Seconded** by Commissioner Ford. Motion carried unanimously.

**Action Items:**

**Joel Foreman, County Attorney**

1.) Approval of proposed terms for donation, pertaining to Lake Shore Hospital Authority to Columbia County.

Mr. Foreman reviewed conditions put in place by Hospital Authority concerning donation of property.

**Motion** to approve conditions for donation by Lake Shore Hospital Authority by Commissioner Ford. **Seconded** by Commissioner Hollingsworth. Motion carried unanimously.

Mr. Foreman requested the Board approve a thorough survey of potential donated properties.

**Motion** to grant request for survey by Commissioner Ford. **Seconded** by Commissioner Phillips. Motion carried unanimously.

**Kevin Kirby, Assistant County Manager**

- 2.) Florida Department of Transportation Reimbursement Agreement BA25-26 Resolution No. 2025R-07

**Motion** by Commissioner Hollingsworth to adopt Resolution No. 2025R-07. **Seconded** by Commissioner Ford. Motion carried unanimously.

- 3.) Design and expansion of Fire Station # 51, to include retention ponds. Amendment No. 1 to contract FM883.

**Motion** to approve amendment No.1 to contract FM883 by Commissioner Hollingsworth. **Seconded** by Commissioner Phillips. Motion carried unanimously.

- 4.) Creation and description of new position. Public Information Officer

**Motion** by Commissioner Hollingsworth to approve the creation of position, Public Information Officer. **Seconded** by Commissioner Parnell. Motion carried unanimously.

**David Kraus, County Manager**

- ~~5.) HSI 05 Support Legislation for 911 Fee Increase~~

- 6.) Request for Residential Incentive pertaining to Project Ava Crest.

Mr. Kraus informed the Board, as to the process and procedure for residential incentive. The need for an agreement with Economic Development was also covered by Mr. Kraus. Ava Crest, will be the first project utilizing Residential Incentive.

Lengthy discussion ensued.

Mr. Dylan Adams addressed the Board to provide clarity on the Ava Crest Project.

Mrs. Barbra Linley addressed the Commission with questions pertaining to cost of units as well as trash pickup services and utilities.

Tim Williams, Heyart Group gave response and explanation concerning Mrs. Linley's concerns.

**Motion** to approve the tax rebate of 95% for 5 years for project Ava Crest and direct the County Attorney to draft an Economic Development Agreement with Mike and Butter by Commissioner Hollingsworth. **Seconded** by Commissioner Ford. Motion carried unanimously

#### 7.) Request for Incentive Approval on Project Flat Tire

This is a Florida Department of Transportation project utilizing Road Rangers. The purpose is to protect the I10 and I75 Corridor. Request for Incentive to create Road Rangers headquarters in Columbia County.

Jennifer Daniels offered further clarification and information on Road Rangers.

**Motion** to approve Incentive for Project Flat Tire and direct County Attorney to draft an Economic Agreement by Commissioner Ford. **Seconded** by Commissioner Hollingsworth. Motion carried unanimously.

#### **Open Public Comment:**

Dylan Adams, gave comment on Headquarters for Road Rangers will be located in Commissioner Hollingsworth District.

Edward Ottinger, addressed the Commission on campsite development that is currently underway on his property.

Daniel Bumgardner, spoke to the Board concerning the Suwannee River Water Management/Jeffery Hill property issues. Mr. Bumgardner's elderly father, resides on Mr. Hill's property.

Lengthy discussion ensued.

Mrs. Marsha Kazmerski spoke in opposition on project coming in across from HCA Hospital.

#### **Manager Updates:**

Mr. Kraus informed the Commission of request from First Baptist Church Trustees, to negotiate a lease agreement for 5 years at \$18,000 per year with an annual 3% increase, for the usage of property owned by First Baptist for parking. This is to be added to the next agenda.

Staz Guntek offered legislative update to the Board.

#### **Commissioner Comments:**

Commissioner Parnell extended gratitude to the Staff and Commission during his new role as a Commissioner.

Commissioner Ford spoke on Health Department option to go in old Lake Shore Hospital.

Commissioner Parnell and Commissioner Phillips echoed those sentiments.

Chairman Murphy spoke on abuse of code violations.

Lengthy discussion ensued.

**Adjournment:**

There being no further business, the meeting adjourned at 7:34 PM.

ATTEST:

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Chairman, Tim Murphy  
Columbia County Commissioner

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James M. Swisher, Jr.  
Clerk of Court & County Comptroller