

MINUTES OF THE GLADES COUNTY BOARD OF COUNTY COMMISSIONERS
REGULAR MEETING ON MONDAY, NOVEMBER 24, 2014 AT 6:00 P.M. IN THE
COUNTY COMMISSIONERS MEETING ROOM, GLADES COUNTY COURTHOUSE,
MOORE HAVEN, FLORIDA

The Glades County Board of County Commissioners met on Monday, November 24, 2014 at 6:00 p.m. with the following Commissioners present:

Donna Storter Long, Chairman
Tim Stanley, Vice Chairman
Paul Beck
John Ahern
Weston Pryor

Others present:

Julie Mann Braddock, Administrative Secretary
Sandra H. Brown, Clerk of Court
Tiffany Patterson, Finance Director
Brenda Choban, Assistant Finance Director
Richard Pringle, County Attorney
Paul Carlisle, County Manager
Gail Jones, Glades County Tax Collector
Jack E. Lundy, County Judge
Lori Ward, Glades County Property Appraiser
Mary Ann Whitney, Human Resources Director
Stuart Whiddon, Glades County Sheriff
Bob Jones, Public Safety Director
Terri Anascavage, E911 Coordinator
Tracy Whirls, Glades County EDC Executive Director
Missie Barletto, AIM Engineering
Mr. Brickel, MHES Principal
Dale Milita, CAS Governmental Services
Connie Vanassche, CAS Governmental Services
Ellen Beers
28 citizens

Chairman Storter Long called the meeting to order at 6:00 p.m.

PRAYER

Commissioner Beck gave the invocation.

A moment of silence was held for the late Ken Grimes.

PLEDGE

Commissioner Weston Pryor led the Pledge of Allegiance.

AGENDA AMENDMENTS

There were none.

PRESENTATIONS / AWARDS

1. Swearing in of Commissioners John Ahern and Weston Pryor

Chairman Storter Long stated CAS Governmental Services had provided refreshments for everyone and that the Board would take a short recess following the swearing in ceremony.

Judge Jack E. Lundy came forward and swore Commissioner John Ahern in as County Commissioner District 4. Laura Ahern, his wife, held the Bible for him.

Judge Jack E. Lundy swore Commissioner Weston Pryor in as County Commissioner District 1. Haley Pryor, his daughter, held the Bible for him.

The Board took a 10 minute recess.

The Board reconvened at 6:18 p.m.

2. FHREDI Economic Development Site Selector Report

Chairman Storter Long stated FHREDI had contracted with the Site Selection Group, LLC (SSG) to conduct a Competitive Community Assessment. She asked Gina Reynolds, President/CEO – FHREDI to come forward and give the presentation.

Mrs. Reynolds congratulated the new Commissioners and stated she looked forward to working with them. She stated FHREDI was a regional economic development organization. She stated FHREDI represented DeSoto, Glades, Hendry, Highlands, Okeechobee counties, the community of Immokalee (Collier County), and the communities of Belle Glade, South Bay, and Pahokee (Palm Beach County). She stated FHREDI had hired the Site Selection Group to conduct a Community Analysis for the region as a whole and for each individual county within the FHREDI region. She stated this report was on the community as a whole and not one specific department or agency. She stated this analysis looked at education, economic development, permitting, infrastructure, etc. She stated SSG was an advisory firm located in Dallas, Texas. She stated their purpose was to advise corporate companies where they should locate or expand their businesses. She stated SSG had sited and worked well over 1,000 projects nationwide and were experts in their field. She stated the project objectives were as follows: 1. Develop a series of immediate action items aimed at improving the region's ability to navigate the corporate site selection process; 2. Develop an immediate marketing strategy that identifies, organizes, and communicates the region's value proposition for corporate investment; 3. Identify and develop strategic initiatives to solve critical impediments that hinder long term economic growth. She stated the first step was to do a community visit. She stated they had met with each of

the economic developers in the community and some of the stake holders and explained what they would be doing. She stated they were told that SSG would conduct a mock site visit. She stated they had taken this process just as they would a real project from beginning to end. She stated SSG had also done on site due diligence. She stated the next step had been Target Industry Validation. She stated Glades County needed to make sure they were targeting the proper industries when doing economic development. She stated the last thing the county wanted to do was to attract or try market itself towards an industry that it had no assets to support. She stated SSG had conducted the mock site visit and strategic recommendations. She stated a Marketing & Outreach Plan was being conducted now for the FHREDI region and would be shared with each of the counties. She stated were 2 areas that had a higher concentration of workers in Glades County – Protective Services and Farming, Fishing, and Forestry. She stated the 5 year growth occupation projection for Glades County showed an increase in Construction and Extraction followed by Production, Transportation and Material Moving, and Sales. She stated SSG believed Glades County also needed to focus on Agriculture/Agribusiness and pre-fab construction materials. She stated part of the process was a mock site selection. She stated Community Filtering and the GeoCision analysis occurs before a county even knows it is being considered. She stated a Request for Information was sent to the Economic Development Office and the actual site selection analysis where the employers and educators are interviewed and the operating costs are analyzed. She stated the community tours were taken last. She stated this was a process of elimination and not a process of selection. She stated SSG feels that Glades County has tremendous potential to experience economic growth. She stated the Technical Training Center would serve Glades County and the entire region. She stated this was a big deal. She stated there were not many facilities like this in existence. She stated the large scale logistics development facility could also positively impact economic growth for the region. She stated Glades County would have the ability to offer a competitive shovel ready industrial land site upon completion of the Travel Center and Training Center. She stated Glades County also had a 12% operating costs savings when compared to metropolitan markets. She stated SSG was left with the perception that Glades County had little resources available to dedicate to economic development. She stated there were significant workforce challenges present in the community. She encouraged the County to continue to work with education, both K-12 and post-secondary, to build the talent pipeline. She stated the mock site project was a manufacturing/distribution project; 150 employees; \$10 MM estimated investment in real property; \$20 MM estimated investment in machinery & equipment; 100,000 square foot building; and 10 acres. She stated the RFI was made to EDC about the communities. She stated the information typically requested was information on major employers, taxes & utilities, higher education, economic incentives, real estate information, and key contacts. She stated Glades County's RFI response was average. She stated there were essential characteristics for a RFI. She stated a critical RFI response would be submitted prior to the deadline, all critical data request were satisfied, and all preliminary site and community requirements are met. She stated the instructions are followed and staff

uses the requested format. She stated Glades County's response was organized logically and the information was mostly complete. She stated the documents needed better names in order to clarify the content. She stated the RFI was one day late. She stated this information was sent electronically via email to the EDC Office. She stated despite these flaws, the RFI response showed that the EDC professionals in Glades County were able to respond to an RFI knew where to get additional data, if needed. She stated the mock site visit to Glades County was moderately successful. She stated it was evident that there was little to no preparation. She stated the site visit commenced at a County facility. She stated although the County had prepared a community summary presentation, the majority of the introductory meeting was spent discussing the America's Gateway Logistics project. She stated SSG would recommend not allocating as much time to the details of America's Gateway unless it is of specific interest to a prospect. She stated after the meeting, SSG completed a comprehensive community windshield tour of the County. She stated the windshield tour provided SSG with a solid understanding of the County's layout. She stated SSG was shown the site of the planned travel center, training center, and the planned America's Gateway Logistics project. For a real prospect, SSG would recommend having all utility contacts meet at the site to show location of utility lines as well as discuss capacities. She stated the site visit lacked the following critical components: Meetings with existing employers; presence of community leaders and officials; and meetings with regional education institutions. She stated the planned Gateway Logistics & Manufacturing Training Center was a positive. She stated one of the weaknesses was a lack of qualified workforce. She stated Glades County needed to expand beyond just agriculture. She stated there was also a lack of production industry. She stated the County's technical training resources were undeveloped. She stated Glades County's land site offerings and current conditions were not competitive. She stated the support was there from the State, electric utilities, and FHREDI. She stated the proposed strategic initiatives for Glades County were as follows: 1. Ensure the vocational and technical education programs that would be taught at the new Training Center were compatible with the region's target industries and employer demands; 2. Finalize site preparation documentation for the County's targeted land sites; and 3. Adopt an aggressive marketing and outreach strategy. She stated SSG believed the lack of qualified workforce to be the County's and the region's most significant impediment to business investment. She stated of all of the weaknesses to address this would likely require the most time and resources. She stated Glades County had already taken the most difficult step in establishing a dedicated training center; however, developing a qualified workforce was a continual process that took place over an extended period of time. To develop a qualified workforce SSG recommends that the County ensure the planned training center offered programs that were compatible with the region's target industry and employment demands. She stated although SSG believed that the develop of the training center and travel center will bring the necessary infrastructure to the County's targeted land site, SSG strongly recommends that the County proactively conduct and gather all necessary maps, environmental assessments, and engineering reports. She stated in SSG's experience communities

with documentation supporting a site's general readiness often compete more effectively for investment.

Commissioner Beck asked how far people would travel for a job.

Mrs. Reynolds stated people would travel at 45 minutes or more, especially in the rural areas. She stated it was not about mileage, but time and distance.

Vice Chairman Stanley thanked Mrs. Reynolds for the presentation.

PUBLIC INPUT ON AGENDA ITEMS

There was none.

PUBLIC HEARINGS

There were none.

CONSENT AGENDA

3. **Approved payment of County Warrants. (Exhibit A)**
General Fund: 74779 – 74896
Court Facilities Surcharge: 1006-1008
Law Enforcement Trust Fund: 1071
SHIP: 1601 – 1602
Buckhead Ridge Utility: 194
Intergovernmental Radio: 10256
4. **Approved the Minutes of the November 12, 2014 Regular Meeting.**
5. **Acknowledged receipt of Barron Water Control District's Notice of Meetings.**

ON MOTION of Commissioner Beck seconded by Commissioner Ahern the Board approved the Consent Agenda items.

Motion carried by 5 – 0 vote.

Chairman Storter Long noted that Mr. Baird signed the letter from Barron Water Control District but that Judi Kennington-Korf was now the General Manager.

BUSINESS AGENDA

6. **Consider Request of Moore Haven Elementary School Advisory Council**

James Brickel, MHES Principal, stated the Moore Haven Elementary School had received an "A" grade for the third time in a row. He stated the District had scored 11th in the State of Florida. He stated the Governor's wife and the Deputy Commissioner of Education had both recently visited. He stated Moore Haven Elementary School had always worked to be a part of the Glades County Community. He stated many

community organization joined them for their first Open House/Block Party. He stated the school also sponsored a Community Breakfast each year, along with a Halloween Carnival, and the annual Christmas on the Caloosahatchee. He stated the school had requested that the Board help out last year with a fireworks presentation for the school's 45th anniversary celebration. He stated the presentation had gone really well last year and asked that the Board consider donating funds again this year. He stated the fireworks presentation would be held at the end of the annual Christmas on the Caloosahatchee which was scheduled for December 11th around 7:30 p.m. He showed a short film of some of the fireworks from last year's celebration.

Chairman Storter Long stated the Board had donated \$350.00 from promotions last year. She stated funding was available.

Commissioner Pryor commended Mr. Brickel on his school and staff. He stated he was proud to say that his daughter attended school at Moore Haven Elementary.

ON MOTION of Commissioner Pryor seconded by Commissioner Beck the Board approved the donation request in the amount of \$350.00 to Moore Haven Elementary School from Promotions line item.

Motion carried by 5 – 0 vote.

Commissioner Ahern commended Mr. Brickel on the program he was doing with the YMCA. He stated he had attended the ribbon cutting and believed the program would benefit many children and parents.

Mr. Brickel stated the program would also help keep the kids safe.

7. Encumber SHIP Funds from 2013-2014 Funding

ON MOTION of Commissioner Ahern seconded by Commissioner Beck the Board approved the encumbrance and expenditure of up to \$15,000.00 of SHIP Funding for Applicant No. 14-2 and authorized the Chairman to execute the Mortgage and Loan Agreement, providing all necessary documents and income verifications were approved.

Vice Chairman Stanley questioned why the applicant was not named. He questioned possible conflicts of interest when voting.

Commissioner Ahern stated he did not believe anyone was related to the applicant.

County Manager Carlisle stated the funds would be encumbered provided the applicant got all necessary paperwork, mortgage and loan agreement, income verifications, etc.

Chairman Storter Long asked if a statement was signed that declared that the applicant was not related to anyone on the Board. She agreed with Vice Chairman Stanley

regarding the possible conflict of interest. She asked if not disclosing this information put the Board in jeopardy.

Attorney Pringle stated if there was a concern about a conflict of interest it could be addressed prior to the item coming before the Board for consideration. He stated he could make the question part of the application process.

Motion carried by 5 – 0 vote.

8. MOU for Implementing Programs under the Rural Promise Zone Program

County Manager Carlisle stated the Southwest Florida Regional Planning Council had requested that the Board approve a Memorandum of Understanding for the implementation of the program if the Board was the successful recipient of the Promise Zone designation.

ON MOTION of Vice Chairman Stanley seconded by Commissioner Beck the Board approved the Memorandum of Understanding between SWFRPC, Collier County, Glades County, and Hendry County for the purpose of applying for and implementing programs under the Rural Promise Zone Program.

Motion carried by 5 – 0 vote.

9. Resolution Amending the 2013 – 2014 Sheriff's Budget

Sandra H. Brown, Clerk of Court, stated this Resolution would amend the Sheriff's 2013-2014 budget by other sources of revenues not from the General Fund or MSTU.

ON MOTION of Vice Chairman Stanley seconded by Commissioner Ahern the Board adopted Resolution 2014-29 amending the 2013-2014 Glades County Sheriff's Budget.

Motion carried by 5 – 0 vote.

10. Resolution Amending Revenues, Expenditures and Approving Budget Transfers to amend the 2013-2014 County Budgets

Chairman Storter Long stated the Board and County staff worked 15 months out trying to establish what they believe will be needed based on the revenue that they had. She explained that a lot of times more money was spent on certain items than anticipated and the Board had to amend the budgets.

Vice Chairman Stanley stated he would get with Clerk Brown and go over the amendments. Commissioner Ahern agreed.

Chairman Storter Long thanked Ms. Brown for having the information scanned and available on the Clerk's website. She announced that the County's website was also up and running now.

ON MOTION of Commissioner Beck seconded by Vice Chairman Stanley the Board adopted Resolution 2014-30, amending revenues, expenditures, and approving budget transfers to amend the 2013-2014 County Budgets.

Motion carried by 5 – 0 vote.

11. Engagement Letter from Clifton Larson Allen for Auditing Services

Ms. Brown requested approval of an engagement letter with Clifton Larson Allen. She stated there were 2 new items added to the audit requirements this year. She stated the new items were the examination of the County's investment policy and the examination of the Clerk of Court's Court related budgetary and expenditure provisions. She stated this engagement letter would add these 2 items and there would be no additional costs.

ON MOTION of Commissioner Beck seconded by Commissioner Ahern the Board authorized the Chairman to sign the Engagement Letter dated November 4, 2014 with Clifton Larson Allen, LLP. (See Exhibit B)

Motion carried by 5 – 0 vote.

12. Contract between Glades County Board of County Commissioners and State of Florida Department of Health

Attorney Pringle stated the contract with the Department of Health had 2 revisions. He stated these changes had been reviewed and approved by legal counsel for the State and had been presented to the Surgeon General for the State for signature.

ON MOTION of Commissioner Ahern seconded by Commissioner Pryor the Board approved the contract between Glades County Board of County Commissioners and the State of Florida Department of Health for operation of the Glades County Health Department – Contract Year 2014-2015, as presented.

Motion carried by 5 – 0 vote.

13. Design-Build Agreement with Wright Construction for the Glades County Training Center Construction Project

Attorney Pringle stated County Manager Carlisle had played a very significant role in making sure that the County was very well protected in both of these matters. He stated the purpose of the document before the Board for approval was to lay the ground work for the entire design/build project. He stated this document incorporated the entire design element. He stated there was a dollar value for the pre-construction cost and this would be part of the total Guaranteed Maximum Price. He stated the agreement provided that any of the documents that were prepared during the pre-construction services would be owned by the County and could be used at a later date, if needed.

He stated the Board would be committing to pay for the services. He stated there would be a second addendum to the contract which would be presented to the Board together with the pricing from all of the sub-contractors. He stated he anticipated some meetings with Wright Construction to discuss value engineering items. He stated Wright Construction's fee was not set for the construction phase. He stated this would be determined and made a part of the Guaranteed Maximum Price and would be included in the second addendum. He stated payment by the County would be conditioned upon the County's receipt of funding from the State of Florida.

Chairman Storter Long asked if the State had approved this contract.

Attorney Pringle stated this was correct.

Commissioner Pryor asked Attorney Pringle if he was satisfied with this contract as written.

Attorney Pringle stated he was satisfied with the contract as written.

Vice Chairman Stanley asked if the costs seemed to be within the industry standards.

County Manager Carlisle stated he believed the costs were very reasonable.

Attorney Pringle stated Wright Construction was doing everything they could to assist the County with this project.

ON MOTION of Commissioner Beck seconded by Commissioner Ahern the Board approved the Design/Build Agreement with Wright Construction for the Training Center as presented and contingent upon the State's approval and funding.

Motion carried by 5 – 0 vote.

CONSTITUTIONAL OFFICERS

There was no discussion.

COUNTY ATTORNEY

Attorney Pringle wished everyone a Happy Thanksgiving and congratulated Commissioner Pryor and Commissioner Ahern. He stated he looked forward to working with each of them.

COUNTY MANAGER & DEPARTMENT HEADS

County Manager Carlisle welcomed the new Commissioners to the Board and looked forward to working with each of them. He wished everyone a Happy Thanksgiving. He stated he and Commissioner Beck had recently attended the Florida Association of Counties' Legislative Affairs meeting in Tampa and the feedback had been very

positive. He stated County Staff continued to work on the entrance road off of Highway 78 into the Training Center and Business Park.

PUBLIC INPUT ON NON-AGENDA ITEMS

COMMISSIONERS ITEMS AND COMMENTS

Vice Chairman Stanley stated it appeared from the budget amendments that every department had come in under budget and he thanked them for doing this. He stated the new ambulance service in Buckhead Ridge seemed to be going very well. He stated he had received only positive feedback from the community. He wished everyone a Happy Thanksgiving.

Commissioner Ahern thanked everyone for working with him to get him up to speed on everything. He stated he looked forward to working with everyone. He wished everyone a Happy Thanksgiving.

Commissioner Pryor thanked the Glades County voters for giving him the opportunity to serve them. He thanked the Glades County staff for bringing him up to par on things going on in the County and the different projects that were underway. He stated he looked forward to working with the other Board members and encouraged them to get fired up and move the County in a positive direction. He stated he had attended the community meeting in the Ranchettes recently and commended them on their efforts. He stated he had also attended the Muse Community meeting this month and thanked them for their hospitality. He stated he had attended the Manufacturers' Focus Group for Polk State College and found it very interesting. He stated others in attendance were U.S. Sugar, Florida Crystals, Wedgeworth, Suncoast Trucking, Wallace Trucking, Electrical Union, Sugar Realty, Southern Heritage, FHREDI, Florida Southwestern State College, Glades County School Board, and Wright Construction Group. He stated there would be a field trip traveling to Polk State College to look at their institute on December 12th and stated that anyone that was interested could contact Tracy Whirls for more information. He wished everyone a Happy Thanksgiving.

Commissioner Beck commented on the Legislative Conference that he and County Manager Carlisle had attended in Tampa. He stated the PILT funds were discussed and the feedback had been very positive. He stated they had been able to get the PILT funds listed as a top priority with the Urban Caucus, the Rural Caucus, the Land Acquisition - Beach Renourishment, etc. He stated Glades County would have a seat at the table this year. He stated the meetings had gone better than he could have imagined. He stated the PILT discussions seemed to be moving in the right direction.

Chairman Storter Long stated she appreciated County Manager Carlisle and Commissioner Beck for attending the conference. She stated the Muse Community was trying to resurrect their Honey Festival and had tentatively scheduled it for January

24, 2014 at the Muse Park. She invited everyone to attend the Catfish Festival on January 31st. She stated the Sour Orange Festival and the Cane Grinding Festival were both scheduled for February 7th. She commented on Mrs. Reynolds presentation. She stated if the County did not know what was wrong they could not fix it. She stated she believed it was time that, in addition to EDC, Glades County developed its own economy. She stated the Board needed to take direction themselves on economic development issues. She welcomed the new Commissioners.

Commissioner Pryor stated Mrs. McPherson had contacted him yesterday about the “Toys for Tots” program and if anyone was interested they could contact the Sheriff’s Department to make donations.

Commissioner Beck stated Terri Anascavage would also be collecting donations for the program. Chairman Storter Long stated the donations could also be mailed to P. O. Box 614, Moore Haven, Florida 33471.

ADJOURN

There being no further discussion, Chairman Storter Long adjourned the meeting at 7:40 p.m.

Donna Storter Long, Chairman

ATTEST:

Sandra H. Brown, Clerk of the Circuit Court

Approved: December 9, 2014

THESE MINUTES ARE NOT A VERBATIM RECORD. TAPES ARE AVAILABLE FOR ANYONE INTERESTED IN LISTENING TO THE ENTIRE MEETING.