

REGULAR MEETING

BOARD OF COUNTY COMMISSIONERS

JULY 12, 2005

A regular meeting of the Board of County Commissioners was held at the Murdock Administration Complex in Room 119, Port Charlotte, Florida. The following members were present: Chairman Sara J. Devos and Commissioners Thomas G. Moore, Adam Cummings, Thomas C. D'Aprile and Matthew D. DeBoer. Also in attendance were County Administrator Bruce D. Loucks, County Attorney Janette S. Knowlton, Chief Deputy Board Services Tommy Q. White, Executive Assistant to the Board Bonnie Stoner, Supervisor of Minutes Diane J. Nice and Deputy Clerk Gail Manley. The meeting was called to order at **9:00 A.M.**

The **invocation** was given by **Commissioner DeBoer**, followed by the Pledge of Allegiance to the Flag.

CHANGES TO THE AGENDA

ADDITIONS:

**Regular
Business**

Agenda Item Y-4, County Attorney's Office -
Ballot to select six members to serve on the
Local Rule Review Committee for Manatee
Protection

Agenda Item Y-5, Administration - Discussion of
water issues

**COMMISSIONER DeBOER MOVED APPROVAL OF THE ADDITONS TO THE
AGENDA, SECONDED BY COMMISSIONER CUMMINGS AND DECLARED
UNANIMOUS.**

SPECIAL RECOGNITION

Proclamations:

**THE BOARD AGREED TO THE ISSUANCE OF A PROCLAMATION STIPULATING
AUGUST 1, 2005 THROUGH AUGUST 7, 2005 AS "INTERNATIONAL CLOWN**

WEEK" ON MOTION BY COMMISSIONER DeBOER, SECONDED BY COMMISSIONER CUMMINGS AND DECLARED UNANIMOUS. "Gramps and Nuzzles" from Clowns of Englewood accepted the proclamation.

THE BOARD AGREED TO THE ISSUANCE OF A PROCLAMATION STIPULATING JULY 12, 2005 AS "SUE FOSTER DAY" ON MOTION BY COMMISSIONER DeBOER, SECONDED BY COMMISSIONER CUMMINGS AND DECLARED UNANIMOUS. Sue Foster accepted the proclamation.

Employee Recognition:

Bruce D. Loucks, County Administrator, and **Commissioner D'Aprile** recognized the following employees for their service with the County: **Five Years** - Leslie "Robin" Guidry, Human Resources Risk Management; Alla V. Skipper, Purchasing; Leroy D. Wilson, Fire/EMS; **Ten Years** - Cheryl Kovitch, CCU; Charles E. Kreher, Jr., Public Works; Timothy W. Rodgers, Community Development; Michael T. Seneca, Fire/EMS; **Fifteen Years** - Martin Allen, Fire/EMS; Jay C. Nine, Fire/EMS; **Twenty Years** - Kimberly A. Corbett, Purchasing; and Mary C. Riggs, Real Estate Services.

I. CITIZEN INPUT - AGENDA ITEMS ONLY

Barbara Rendell, Charlotte County School Board Chair, spoke in support of **Agenda Item F-3, Approve Interlocal Agreement with the School Board for Gymnasium Renovations as well as construction of a new secondary gym at Port Charlotte High School**, thanked the Board for their support of the secondary gym to be built at Port Charlotte High School with the one-cent sales tax money and said they feel it will be a project that will benefit the entire community.

Miles Seter addressed **Agenda Item Y-2, Board discussion of possible uses for the renovated courthouse** and said the fate of the old courthouse should be put to a vote of the taxpayers because this has been a controversy for so long and the dollars involved were so huge.

II. COMMITTEE VACANCIES

Charlotte County is seeking volunteers to serve on the following committees:

Construction Industry Licensing Board

- one (1) consumer advocate position

Affordable Housing Advisory Committee

- one (1) volunteer for a two-year term as a Banking Industry Representative

Code Enforcement Board

- one (1) volunteer needed, preferably a Sub-contractor, to fill the position for a three-year term (Appointee on Agenda)

Gulf Cove Street and Drainage Advisory Committee

- one (1) member for a two-year term who must be a resident of Gulf Cove

Beaches and Shore Advisory Committee

- One (1) volunteer, preferably a resident of District 5, to fill an unexpired term until December 31, 2006

Planning & Zoning Board

- one (1) volunteer, who must reside in District 4, to serve as the District 4 Representative for a term expiring in May, 2008

III. REPORTS RECEIVED AND FILED

1. Charlotte Harbor Community Redevelopment Agency Advisory Committee (CRAAC), April 28, 2005, 10:00 A.M.
2. Charlotte Harbor Community Redevelopment Agency Advisory Committee (CRAAC), May 26, 2005, 10:00 A.M.
3. Charlotte Harbor Community Redevelopment Agency Advisory Committee (CRAAC), June 2, 2005, 10:00 A.M.

IV. CONSENT AGENDA

COMMISSIONER DeBOER MOVED APPROVAL OF THE FOLLOWING ITEMS, SECONDED BY COMMISSIONER CUMMINGS AND DECLARED UNANIMOUS. Commissioner DeBoer referred to Agenda Item D-1, said he had questioned the amount of money from the \$9 Million grant going to administration, in order to get the grant through he worked with Mr. Hebert to maximize the percentage under that category

with the intention to do a lot better than that and when they get further along they'll reallocate the dollars to some of the initiatives. **Commissioner DeBoer** said he wanted to take the opportunity to plug the idea of a workforce housing development using perhaps the first 100 or 125 acres of Murdock Village and maybe using some of this money to start the land trust for that purpose. **Commissioner DeBoer** referred to Agenda Item F-3, said he met with Mrs. Rendell of the School Board who brought him all the information he needed and explained the increase in expenditures were due to increased construction costs since Hurricane Charlie but the other projects were going to stay at those prices because of monies they will recover from other places. **Commissioner Moore** referred to Agenda Item F-3, said he wasn't opposed to it as it was approved a long time ago and his complaint was they got terrible paperwork on this which could have caused a very good motion to go down.

CLERK OF THE CIRCUIT COURT

A. Finance Division

Agenda Item A-1, Adoption of Clerk's Finance Memoranda

Memorandum #1 Status of Contingency Reserves - FY 03/04

Memorandum #1A Status of Contingency Reserves - FY 04/05

Memorandum #2 Total Disbursements for the period June 22, 2005
through July 5, 2005 in the amount of
\$15,572,359.29

B. Minutes Division

Agenda Item B-1, Approval of Minutes

9:00 A.M., April 26, 2005 Regular BCC Meeting

BOARD OF COUNTY COMMISSIONERS

C. Commission Office

Agenda Item C-1

Resolution #2005-116 authorizing the Chairman to execute **Agreement #2005-025** for a District Office Lease Extension with U.S. Representative Mark Foley.

D. Administration

Agenda Item D-1

Grant #2005-022 Community Development Block Grant (CDBG) in the amount of \$9,000,000 and **Agreement #2005-026** for an Interlocal Agreement with the City of Punta Gorda to jointly manage and disburse these grant funds throughout the County.

Agenda Item D-2

Set a Public Hearing for August 9, 2005 at 10:00 A.M., or as soon thereafter as may be heard, for the CDBG for the Economic Development grant for the Publix/Airport Commerce Park.

E. County Attorney

Agenda Item E-1

Set an Executive Session for July 18, 2005 at 9:00 A.M. in the County Attorney's Conference Room to discuss phosphate issues and strategies.

F. Budget Office

Agenda Item F-1

Amends Resolution #2003-124 for the second supplement to standby bond purchase agreement for the Series 2003A and 2003B variable rate bond issue with Bank of America, N.A.

Agenda Item F-2

Resolution #2005-115 to borrow \$2,000,000 from the Pooled Commercial Paper Loan Program to fund paving projects - Grove City and Marl Road District.

Agenda Item F-3

Agreement #2005-027 with the School Board for gymnasium renovations at Charlotte and Lemon Bay High Schools and construction of a new secondary gym at Port Charlotte High School.

Agenda Item F-4

Implement Additional Debris Removal Program and **Budget Transfer #05-020** in the amount of \$415,480 to fund this program.

G. Community Development

Agenda Item G-1

Resolution #2005-117 for DRC-PD-88-4-Ypp Partial Final Detail Plan permitting Centex Homes to develop the Myakka Point Unit Two subdivision.

Agenda Item G-2

Agreement #2005-028 for a Developer's Agreement between King's Gate Associates II, Ltd. and Charlotte County for improvements per plan for Final Plat of Kings Gate Phase 6, Petition FP 02-11-09, Performance Bond No. SU 5011829 in the amount of \$16,582 for Construction Costs of Kings Gate Phase 6; and **Agreement #2005-028A** for a Developer's Agreement with the same terms but between Kingsgate Associates II, Ltd., a Florida Limited Partnership by Post Falls Management Associates, LLC, a New York Limited Liability Company, and WRI Associates and Charlotte County.

Agenda Item G-3

Apply for scenic highway designation for SR 776 by the Community Development Department.

H. Economic Development

Agenda Item H-1

Affirm Enterprise Charlotte's nomination of Jeff Mechlin to serve as Community-At-Large Representative.

J. Environmental & Extension Services

Agenda Item J-1

Set a Public Hearing for August 9, 2005 at 10:00 A.M., or as soon thereafter as may be heard, to consider revision of Chapter 4-4, County Code, concerning Hurricane storm debris, Construction, Remodeling and Demolition Debris.

Agenda Item J-2

Grant #2005-023 authorizing the Chairman to sign the mosquito control contract with the Florida Department of Agriculture and Consumer Services (FDACS) for the fiscal year October 1, 2005 through September 30, 2006.

K. Facilities Construction and Maintenance

No items.

L. General Services

Agenda Item L-1

Property deletion of inventory items for the month of July, 2005.

Agenda Item L-2

Change Order #4 to Contract #03-187, Michael Kosinski Bridge Replacement with American Consulting Engineers of Florida, Inc. in the amount of \$30,800 for a total contract amount of \$296,432.

Agenda Item L-4

Work Assignment 9, Contract #04-060, Solid Waste Engineering Services for Charlotte County Environmental & Extension Services with SCS Engineers in the amount of \$132,069.

Agenda Item L-5

Change Order #5 to Contract #03-505, Construction and Landscape Installation - Mid County Library with L.A.M., Inc. in the amount of \$37,740.47 with a revised total contact amount of \$438,749.78.

Agenda Item L-6

Rescind award of Contract #04-186, Charlotte County Mid-County Regional Library - Coffee Concession with Grit Upchurch of Port Charlotte, FL; and Award Bid No. 04-186, Charlotte County Mid-County Regional Library - Coffee Concession to Coffee Ala Carte of Punta Gorda, FL for the monthly rental fee of \$200 plus 10% of gross monthly receipts.

Agenda Item L-7

Change Order #1 to Contract #04-108, CEI Services - Veteran's Boulevard with Johnson Engineering of Port Charlotte, FL for a not-to-exceed amount of \$49,100 and a revised contract amount of \$1,593,783 for the study and evaluation of possible improvements at Veteran's Boulevard, Kings Highway and Peachland Boulevard intersections.

Agenda Item L-8

Bid #05-332, Toledo Blade Sidewalk Construction to C-Squared Certified General Contractor, Inc. of Bradenton, FL for a total cost of \$114,688.35 for construction of a concrete sidewalk on Toledo Blade Boulevard.

Agenda Item L-9

Bid #05-302, In-Home Elder Care & Support Services to multiple firms for the term from August 1, 2005 up to and including June 30, 2006 with option to renew for two additional one-year terms; **authorize** the Chairman to sign the contracts; **authorize** the County Administrator to approve renewal options at the same prices, terms and conditions, by mutual consent; **Budget Amendment #05-A31** to add additional revenue in the amount of \$270,000 to the FY05 Human Services for payment of vendor services; and a **part-time Specialist - Contract Accounting position** and related supplies to be paid with 100% grant funds for processing and monitoring of Senior Services vendor contracts and payments.

M. Human Resources

No items.

P. Information Technology

No items.

Q. Parks, Recreation & Cultural Resources

No items.

R. Public Safety

Agenda Item R-1

Grant 2005-024 for a Subgrant Agreement to provide equipment in order to fulfill the purposes specified in the Florida Strategy related to the Radio Interoperability Gateway System.

S. Public Works

Agenda Item S-1

Resolution #2005-118 authorizing the Chair to execute a County Deed releasing a drainage easement along the perimeters of the Lemon Bay Golf Club, Inc. property within the Rotonda West Long Meadow and White Marsh subdivisions.

Agenda Item S-2

Resolution #2005-119 for a Local Agency Program Supplemental Agreement #408145-1-58-01 with the Florida Department of Transportation (FDOT) for construction of sidewalks on Elkcam Boulevard; and **Resolution #2005-120** for a Local Agreement Program Supplemental Agreement #404359-1-58-01 with Florida Department of Transportation (FDOT) for construction of sidewalks on Matte Road.

T. Real Estate Services

Agenda Item T-1

Resolution #2005-121 authorizing the Chairman to approve the exchange of the County's interest in one platted lot (Lot 18A, Block 1081, Port Charlotte Subdivision, Section 16) for one privately owned platted lot (Lot 21, Block 3391, Port Charlotte Subdivision, Section 46) located within the Tippecanoe Scrub Environmental Park II - Mary Carlson.

Agenda Item T-2

Resolution #2005-122 authorizing the Chairman to execute a County Deed releasing a portion of a ten (10) foot wide utility and drainage easement located in Lot 23, Block 3302, Port Charlotte Subdivision, Section 44, in Charlotte County, Florida - John Cazalet.

Agenda Item T-3

Resolution #2005-123 authorizing the Chairman to execute a County Deed releasing a portion of a ten (10) foot wide utility and drainage easement located in Lot 26, Block 2125, Port Charlotte Subdivision, Section 37, in Charlotte County, Florida - James M. Bertrand and Sandra A. Bertrand.

Agenda Item T-4

Resolution #2005-124 authorizing the Chairman to execute a County Deed releasing a portion of a ten (10) foot wide utility and drainage easement located in Lot 25, Block 113, Port Charlotte Subdivision, Section 10, in Charlotte County, Florida - Michael J. Clow and Nancy J. Anderson.

Agenda Item T-5

Resolution #2005-125 authorizing the Chairman to execute a County Deed releasing a portion of a twenty (20) foot wide utility and drainage easement located in Lot 21, Block 2393, Port Charlotte Subdivision, Section 38, in Charlotte County, Florida - Barbara Engeldrum.

Agenda Item T-6

Resolution #2005-126 authorizing the Chairman to execute a County Deed releasing a portion of a twenty (20) foot wide utility and drainage easement located in Lot 681, Block 2091, Port Charlotte Subdivision, Section 36, in Charlotte County, Florida - Whitley N. Ward and Mary L. Ward.

Agenda Item T-7

Resolution #2005-127 authorizing the Chairman to execute a County Deed releasing portions of two twenty (20) foot wide canal maintenance easements located in Lot 15, Block 5064, Port Charlotte Subdivision, Section 95 and Tract "GG", Port Charlotte Subdivision, Section 95, in Charlotte County, Florida - Sunny Dreams Development, L.L.C., A Florida Limited Liability Company.

V. Tourism Development

Set a Public Hearing for August 9, 2005 at 10:00 A.M., or soon thereafter, to discuss the ordinance increasing the County's Tourist Development Tax by one percent (1%).

W. Utilities

No items.

ITEMS FOR DISCUSSION

L. General Services

Agenda Item L-3, Approve a one (1) year extension to Contract #05-308, Federal Lobbyist, with The Ferguson Group, LLC for the period from October 1, 2005 through and including September 30, 2006 for an amount not-to-exceed \$125,000

Commissioner DeBoer said it wasn't clear what the deliverables are in this contract, the reports detail what congress was doing as opposed to stating what The Ferguson Group was doing for them as well as telling us what help they will provide in assistance with Federal Emergency Management Agency (FEMA) which was really the one single item that will have the greatest impact on the County financially and he would like more time. **Commissioner Moore** agreed. **COMMISSIONER DeBOER MOVED TO DELAY THIS UNTIL THE NEXT BOARD MEETING SO HE CAN GET MORE INFORMAITON, SECONDED BY COMMISSIONER MOORE.** **Commissioner Cummings** opined The Ferguson Group was doing a good job for the County but he didn't object to taking more time so his colleagues could get the answers they need. **Commissioner DeBoer** said he would also like to come back to the Board with more information on the FEMA side and reported he'd had a political meeting last night with someone from Washington, D.C. who told him they may want to consider something else. **CALL ON THE MOTION: DECLARED UNANIMOUS.**

N. Human Services

Agenda Item N-1, A) Approve the Hurricane Housing Recovery (HHR) Plan and B) Approve new positions, funded by the HHR plan, for the Housing Division

Commissioner D'Aprile noted funds would be available to FEMA village residents purchasing their mobile homes, asked how it will be determined how many mobile homes qualify, how much money was allocated and where will these mobile homes be moved to. Lorraine Helber, Housing Coordinator, explained the FEMA village residents will have the opportunity to purchase the mobile home they're living in but she was aware of only one or two pursuing that option, this fund was only to help them with the expenses of perhaps moving and setting up the unit but not to assist with the purchase and the \$15,000 was based on preliminary figures.

Commissioner D'Aprile said the material indicated about 200 businesses won't be re-established in Charlotte County and asked if there were any numbers on businesses interested in the Business Initiatives. Mrs. Helber said no. **Commissioner D'Aprile** asked how this would be made available to the community businesses. Mrs. Helber explained after Board approval and being sent to the state for approval staff will put out Requests For Proposal (RFPs) and advertisements. **Commissioner D'Aprile** said 15% or about \$2.8 million of the allocated funds can be used for administrative purposes, about \$1.5 million over the three years was for salaries for five new positions and asked how many were attorneys. Mrs. Helber clarified one attorney with one clerical and the other three were Housing Division staff. **Commissioner D'Aprile** said he wants as much of the money to go where it's needed most, the salaries and benefits for the first year was \$458,000 divided by five averages out to \$91,000 for each person and asked if the salaries and benefits were exact. Mrs. Helber said they were estimates and may change. **Commissioner D'Aprile** asked about the monies listed for advertising, traveling/workshops and other. Victoria Carpenter, Human Services Director, said the budget figures for the new positions came from existing County salary and benefit information for like positions, and the additional support was needed to administer the \$19 million in a quick timeframe. **Commissioner D'Aprile** asked if the administrative need would be the same for the \$9 million allocated for Charlotte County and the City of Punta Gorda. Mrs. Carpenter said that was a different program which their department hadn't been involved with. **Commissioner D'Aprile** asked if administrative efforts could be combined to save money. Mrs. Helber responded that was a good point, there are several housing programs out there now and agreed they need to be collaborative. **Commissioner D'Aprile** asked if it was anticipated to spend the entire \$19 million. Mrs. Helber said yes there was enough need. **Commissioner D'Aprile** said he didn't truly feel comfortable with this yet even though he didn't know why and since there was a time limit he didn't want to hold this back but he wanted to be kept informed on this and where the monies were going. **COMMISSIONER D'APRILE MOVED APPROVAL OF GRANT 2005-025, SECONDED BY COMMISSIONER DeBOER.** **Commissioner DeBoer** said he hoped they maintain the flexibility in these programs so they can capitalize on all these dollars and do it in a timely fashion so they don't lose it. **Chairman Devos** said she had no problem

providing down payment funds to County residents for building or replacing a home destroyed by the hurricane provided the people owned the home on August 10th but she did have a problem if the people purchased homes after that date because there was no way to prevent those folks from turning around and selling once they've been given that money. **Chairman Devos** opined they need to establish a length of time a person needs to live in a home and said she could approve this today but she would want Mrs. Helber to come back to the Board addressing these issues. Mrs. Helber responded any of the ownership initiatives were subject to recapture should the person who benefited from the County's money resell before 15 years. **Chairman Devos** said the point was keeping the home in the affordable housing inventory. Mrs. Helber said that was the premise behind the Community Land Trust (CLT) but agreed they hadn't looked at it from that viewpoint. **Chairman Devos** said she wanted to have the assurance whatever money was provided for rehab or new construction that the home remains in the affordable housing inventory for opined at least five years. **Commissioner D'Aprile** said he agreed with the Chair because this wasn't supposed to be just a handout, the people need to know they will be researched to ensure the applicant qualifies. Mrs. Helber concurred. **CALL ON THE MOTION: DECLARED UNANIMOUS.**

RECESS: 9:46 A.M. - 10:02 A.M.

VI. PUBLIC HEARING AGENDA

Z. 10:00 A.M.

Agenda Item Z-1, Public Works - Ordinance amending the purpose of the Gulf Cove Street and Drainage Units (Proof of Publication was in order.)

Dawn Harrison, Municipal Services District Representative, explained the proposed amendment would permit funds derived from within the Unit to be used for beautification and landscaping of the rights-of-way (ROWS) within the boundaries of the Unit. **THERE BEING NO ONE WISHING TO SPEAK FOR OR AGAINST, COMMISSIONER DeBOER MOVED TO CLOSE THE PUBLIC HEARINGS, SECONDED BY COMMISSIONER MOORE AND DECLARED UNANIMOUS. COMMISSIONER DeBOER MOVED APPROVAL TO ENACT ORDINANCE #2005-059, SECONDED BY COMMISSIONER MOORE AND DECLARED UNANIMOUS.**

V. REGULAR AGENDA

Y. Regular Business

Agenda Item Y-1, Community Development - Residential units within the commercial general zoning district

Michael Konefal, Community Development Director, explained this involved the general issue of residential dwelling units in commercial zoning districts, i.e., Commercial Office Park (COP), Commercial General (CG), Commercial Intensive (CI), Commercial Highway (CH) and Commercial Tourist (CT); it's staff's opinion residential dwelling units within those five zoning categories were allowed but under very limited circumstances; and read the following from page 1875 item (c) of the material: "Permitted accessory uses and structures. Uses and structures which are customarily accessory and clearly incidental to permitted uses and structures are also permitted in this district, including a residential dwelling unit within the same structure as the principal use for occupancy by owners or employees of permitted uses." Mr. Konefal said if the Board decides residential dwelling units were allowed throughout the County by right they would be allowing residential dwelling units in all commercial zoning areas throughout the entire County which would contradict some of the Board's current policies. Mr. Konefal explained the Transfer of Density (TDU) ordinance states there should be no additional density throughout the County and more specifically a provision in the TDU ordinance states no additional density should be added to West County. Mr. Konefal said what they're talking about was mixed use development versus traditional commercial development; mixed use categories were available in the Charlotte Harbor Community Redevelopment Area (CRA), the Murdock Village CRA and the U.S. 41 Zoning District Overlay; and the Comprehensive Plan (Comp Plan) contains a policy allowing for mixed use development but it was staff's opinion that policy has not yet been applied to the entire County. Mr. Konefal stated there was one particular development in West County referred to as De Charles Place on Placida Road that would like to do a mixed used development, staff was not opposed to the mixed use development but the zoning category was inappropriate, and the developer was advised of the following options:

1. The developer can appeal staff's determination of the code to the Board of Zoning Appeals (BZA).
2. The developer can apply for a Future Land Use Map (FLUM) and zoning amendment to mixed use with Planned Development (PD) zoning, and as part of that, the developer would have to transfer density units.

Mr. Konefal said they was asking the Board to support the staff interpretation that dwelling units are limited in general commercial zoning districts and would be limited to only one unit per building. **Commissioner Moore** asked what would staff like to see, what's good and what's bad about this. Mr. Konefal said the code in the Comp Plan was appropriate at the present time, through the community planning process they were identifying certain areas of the County where mixed use was appropriate, reiterated the processes were working and said he didn't feel they need to deviate from that right now. **Commissioner Moore** asked how far off staff was on evaluating the ones specifically for Grove City. Mr. Konefal said Grove City was still a number of months away, the community plan hasn't been started yet, opined it would be next year before staff would be submitting any recommendations to the Board, and stated there would be changes within a year from Grove City but keep in mind those changes may not be something everyone was going to agree with. **Commissioner Cummings** stated he supports staff's interpretation of the code, mixed use properly located was a good thing, at a minimum they need to require TDUs and they should do it as a mixed use zoning decision which would produce a better product for the community. **Commissioner Cummings** said as a compromise he was willing to look at a zoning change prior to development of a community plan for this project instead of making Grove City wait a year or so, summarized he felt they should stick with the program, they've been trying to promote mixed use as evidenced by the fact that they've already those adopted those policies into the Comp Plan and they should continue down that road using the tools they've set up because they're good ones. **Commissioner D'Aprile** said he didn't like the idea of having a smaller residence above than a bigger business on the bottom, questioned what was wrong with residences above businesses because he felt in years past it had always been profitable and sensible, and asked if the De Charles Place could apply for a special exception under CG zoning. Mr.

Konefal said probably yes. **Commissioner D'Aprile** said he felt this was a very worthwhile project, Grove City residents like it, they need to be more visionary and he doesn't feel this project will be a detriment to Charlotte County. **Commissioner DeBoer** stated it wasn't his intention to address this specific project but to talk about policy and whether the Board wants to change that. **Commissioner DeBoer** said outside of the CRAs and areas with adopted community plans he felt they had two choices - leave the existing policy as it is or create an alternate process that defines the criteria that has to be met and allows mixed use within those zoning categories without changes to the Comp Plan and the FLUM. **Commissioner DeBoer** said he was having a hard time in his mind defining how they would establish the criteria for mixed use. Mr. Konefal responded they had already set up some criteria in the Comp Plan for mixed use. **Commissioner DeBoer** asked how the other Board members felt, whether this was the direction they wanted to go. **Chairman Devos** noted there were processes in place for developers to still proceed and the Board can still address these on a case-by-case basis. **Chairman Devos** said she was more comfortable with establishing specific areas first, she was very hesitant to make exceptions to policies currently in place, she felt they should encourage TDUs in areas where services were available and she agreed with staff's interpretation since developers have options to move through the system. **Commissioner Moore** said **Commissioner DeBoer** likes policy and not single shots and he respects him for that, and they may get the specifics on Grove City through community planning but it won't be a policy. **Commissioner Moore** stated he doesn't see a risk to this development, opined the rules don't permit this type of structure today, said he was interested in fixing it by establishing a new category and establishing a County-wide policy. **Commissioner Cummings** reiterated he felt mixed use was a good thing; said it seems to be something the Board and staff and the Comp Plan have said repeatedly so there seems to be consensus on that; he supports the TDU process in the course of getting the zoning change and opined it was best to do it as part of a community or sector plan. **Commissioner Cummings** opined the developer has the greatest likelihood of approval through a community plan but they can't stop the developer from filing for a special exception. **Commissioner DeBoer** stated he agreed with all the Board's comments and he also felt there might be a need for a process outside of the community plans or

CRAs. **Commissioner DeBoer** said one of his greatest concerns was they'd gotten so far ahead of staff with their initiatives and vision of where they want Charlotte County to go that staff was running like crazy trying to catch up and the Board was getting frustrated with them, so this wasn't the time to start another one. **Commissioner DeBoer** stated for now he would side with the other Board members that they need to stick with the existing policies and processes but later on he wanted to talk about TDUs and mixed use development. **Commissioner DeBoer** added that he was also a little concerned that in the planning areas he wanted to make sure they don't allow a community plan to circumvent the TDU policy because that has been such a foundation block of what they've been doing for their planning and he didn't want to start creating loopholes for people to get away from that, not until they bring that inventory down to where it's manageable. **Chairman Devos** agreed this concerned her as well. **Commissioner D'Aprile** reiterated he has problems with the way things stand now, and opined they need to consider what's best for a particular community and in this case it is the best. **Commissioner D'Aprile** said he was appealing to staff and the developer to find a solution, perhaps a special exception could be made with certain provisions that were very stringent. **Chairman Devos** summarized the Board had given staff direction and they should bring back answers to the concerns they raised.

Agenda Item Y-2, Administration - Board discussion of possible use for the renovated courthouse

Commissioner DeBoer noted the only use he didn't see on the list was a library and the only two that might have monies to bring would be a 50/50 share with the state if they get the District Court of Appeals and grant dollars with the library. **Commissioner Cummings** opined the courthouse wasn't big enough for a library, said he felt pretty confident they were going to need more court space for a number of reasons and the courtroom use seemed much more likely especially since it is supposed to be located in the County Seat. **Commissioner Moore** said he would like to see an appeals court because he's been told they'd share some of the expense, his second choice would be Supervisor of Elections and noted these were only likely if they finish the building which he wasn't sure of. **Commissioner D'Aprile** recalled four years ago the hot topic was to renovate the courthouse but said lately there's a tremendous difference of

opinion on what should be done, said he felt they should restore it, and the City of Punta Gorda could benefit from using it but the County needs to find specific uses that would benefit the County or they shouldn't do it at all. **Chairman Devos** agreed they haven't moved very far but said it was due to a lack of funding made even more critical since Hurricane Charley, the courthouse has a lot of historical value but the County wasn't in a position to spend \$3 million and she felt the only practical use was as a courthouse. **Chairman Devos** stated she was uncertain how the City will use their portion of the sales tax money but unless there were huge amounts of money coming forward she was almost ready to just walk away from it and since Charley the courthouse was not as high a priority as some other projects. **Commissioner Cummings** said he thought courts were supposed to be in the County Seat, there's no doubt more court space will be needed in the near future and it was less costly to construct a new building. **Commissioner DeBoer** stated he didn't believe the courts had to be in the County Seat just the court records. **Commissioner DeBoer** said it appears everyone agrees if they're going to use the courthouse the primary use was court use with a focus on whether they can get the District Court of Appeals approved along with funding from that, secondary would be local court uses, thirdly general County uses which would offset current rental costs for County departments and when you consider increasing land values financially it makes sense to renovate the building and put those people in there. **Commissioner DeBoer** summarized he was just trying to get a consensus that they have the space needs right now even within general government so if they see this as financially viable they need to move ahead with the exterior part of it, and during that time they'll focus on the courts first and then the other government uses as a secondary thing but they'll find out where the funding comes in first. **COMMISSIONER CUMMINGS MOVED APPROVAL AS STATED BY COMMISSIONER DeBOER, SECONDED BY COMMISSIONER DeBOER.** **Commissioner D'Aprile** said they need to do this as a business, let's really get something organized as quickly as possible because he didn't really want this happening again and truthfully, if it comes back again let's tear it down. **Commissioner DeBoer** said that is what they're trying to do with this motion and noted he and **Commissioner Cummings** have been dealing with this for the last 10 years. **Commissioner Moore** summarized the motion was to see if the Board will support the concept of the preferred use as a courthouse and to proceed with

the exterior repairs and it implies they will go from there on the interior as the plans shape up. **Commissioner DeBoer** clarified the intent was to give them a focus on the courts as a primary use and secondary use as general GCC government offices, the exterior renovation of the building was currently being designed, after that it will go out for bids and the numbers will come back to the Board again. **Chairman Devos** said she doesn't support the motion, she only wants to continue spending money on that building if they know for certain they're going to have an end use for it and the only way to know the end use was to get the dollar figures. **Commissioner DeBoer** clarified his motion didn't address funding, he was trying to get consensus to stop moving ahead until they have numbers but not hearing a consensus in either direction, just give us focus on where to look in terms of the two areas of possible uses. **Chairman Devos** said she thought they were continuing with the engineering. **Commissioner DeBoer** responded he didn't have that in the motion. **Chairman Devos** said if the motion was to not spend any money then what were they accomplishing because she just wants to make sure they were moving toward something and she was troubled with the motion. **Commissioner Cummings** said as **Commissioner DeBoer** pointed out the decision for the engineering on the exterior renovations has already been made, the only thing this motion does was select a primary use for the courthouse as a courthouse and the secondary use as other government office space, it allows staff to have a direction to pursue finding out what it going to cost to do the interior renovations. **Chairman Devos** said then let's back up because she didn't want to spend money on engineering, not another red cent. Bruce D. Loucks, County Administrator, stated **Commissioner Cummings** was correct the contract has been approved, the engineering work was close to being done, it will then be put out to bid and it will then be brought back to the Board for acceptance or rejection of the bid to do the exterior renovations and take care of the roof. **Chairman Devos** said that was her point, she wanted to stop the process, she didn't want to spend one red cent or have anything go out to bid until they have accurate figures and if voting yes on this motion will accomplish getting more accurate figures, fine she was ready for it. **Commissioner DeBoer** stated he didn't mind once they call this question of having another motion on the floor to stop all expenditures until they have an accurate financial appraisal of what this is going to cost, he's never been comfortable with these numbers because they're the same

numbers they had three years ago, he's almost hearing three Commissioners say tear it down today and if somebody wants to put that motion on the floor today that's fine because he doesn't want to deal with this decision forever. **CALL ON THE MOTION: DECLARED UNANIMOUS.** Commissioner DeBoer said he would be willing to make a motion that based on the use being for courts that staff only move ahead with what expenditures were necessary to bring back to the Board an accurate estimate for those costs. Mr. Loucks asked if 'stop expenditures' meant not doing any more work on the engineering contract that's been let so far and give them a stop order now for the roof and the exterior improvements, if that's the case then that's fine and staff can find out what's needed to get different cost estimates now that they have a use in place, or was the Board saying finish out this contract but don't put it out to bid and then come back with the other numbers. Commissioner DeBoer responded Mr. Loucks was the only one who has the inside information but if the contractor was far enough along to give them an estimate of the construction costs for the envelope of the building then that's all they need to complete, and the other expenditure that's needed was for an architect or an engineer to tell them the cost to renovate the inside of that building based on a court use. Mr. Loucks asked on renovating the inside of the building did the Board want to bring it to historical standards or bring it to functional standards with an eye toward historical preservation where possible. Chairman Devos said they need figures both ways. Commissioner Cummings opined the most likely outcome was they would complete the engineering contract assuming it was close to being done. Mr. Loucks stated he would verify where they really were on the engineering contract. Chairman Devos opined no additional motions were needed because she felt they'd given staff direction. Commissioner DeBoer summarized the Board was directing staff to only expend what funds were necessary to estimate the costs to restore the building envelope, to renovate the building interior with a leaning toward it's historic ambiance and to find out what grants or offsetting dollars were available. Chairman Devos said this was the most productive discussion they've ever had on the courthouse.

Agenda Item Y-3, Commission Office - Appoint one member of the Code Enforcement Board for a three year term, preferably a Sub Contractor

The Board completed the ballots and passed them to Mr. Loucks. **Chairman Devos** announced there was a unanimous decision for Joan T. Hayes. **COMMISSIONER DeBOER MOVED APPROVAL TO APPOINT JOAN HAYES TO THE CODE ENFORCEMENT BOARD FOR A THREE YEAR TERM, SECONDED BY COMMISSIONER D'APRILE AND DECLARED UNANIMOUS.**

Agenda Item Y-4, County Attorney's Office - Ballot to select six members to serve on the Local Rule Review Committee for Manatee Protection (LRRCMP)

The Board completed the ballots and passed them to Mr. Loucks. Daniel Gallagher, Jr., Deputy County Attorney, clarified the selection was required by Florida Statute and non-voting members were allowed to partake as well. **Chairman Devos** asked if any of the Board members wanted to attend as a non-voting member. **COMMISSIONER DeBOER NOMINATED COMMISSIONER MOORE, SECONDED BY CHAIRMAN DEVOS AND DECLARED UNANIMOUS.** **Chairman Devos** announced the results of the ballot were Brenda Bossman, Perry Cook, Marian Schneider, Robert Hill, Mack McCarthy and Thomas McCoy. **COMMISSIONER DeBOER MOVED THE SLATE AS READ INTO THE RECORD BY THE CHAIR, SECONDED BY COMMISSIONER CUMMINGS AND DECLARED UNANIMOUS.**

Agenda Item Y-5, Administration - Discussion of water issues

Mr. Loucks explained the purpose of this item was to update the Board on the most recent events dealing with the Water Authority (WA), in terms of the expansion there were two issues - the first issue was the most recent draft contract received earlier this morning dealing with the expansion itself and the second issue was one that just evolved last week where the WA took a vote, with **Commissioner Cummings** opposed, on the proposed stop-gap measures dealing with the gap in water availability the last couple years before the expansion was actually online. Roger Baltz, Assistant County Administrator, reviewed the handout of the following items: Lawsuit filed by North Port against the WA; Intervener action by Sarasota County; Water Supply Contract status for new expansion; and Proposed "Bridging the Gap" strategies presented by the WA > 4 mgd from current plant > 2

mgd from interconnect from Peace River Plant to City of Punta Gorda. Mr. Baltz referred to the additional pages of the handout detailing the WA's "Bridging the Gap" strategies to provide water to different members to meet their needs from now until the next expansion was complete and reviewed the following: Potential 2009 Water Supply Gap (5.1 mgd gap amount); Potential Sources; Surface Water Supplies; Peace River Facility (Potential Yield / System Reliability); Recommended Action Plan; Surface Water Supplies; and Ground Water Supplies. Mr. Baltz reported the County gets over 95% of its water from the plant, with 22 mgd the reliability of the plant drops to 71%, and the WA indicated they would try to mitigate against that drop in reliability by trying to get permit modifications for primarily ground water sources that other member counties have but staff hasn't found those reassurances very compelling or very satisfactory. **(Discussion ensued and various questions were raised concerning the three other water treatment plants in Punta Gorda, North Port and Bradenton; the interconnect between CCU and the City of Punta Gorda and the interconnect between the WA plant in DeSoto County and the City of Punta Gorda; lack of SWFWMD funding; and the City's role as a bulk seller of water to the WA for distribution to any WA member.)** Mr. Baltz advised at the last WA Board meeting **Commissioner Cummings** made this Board's concerns known and voted against proceeding with these strategies, and said it would be helpful to staff for the Board to have a strategy discussion and if there would be any value in the County having intervener status on the lawsuit that's occurred. **Chairman Devos** said additional withdrawals from Shell Creek for use outside Charlotte County bothered her. **(Discussion ensued on supporting the interconnects, North Port's lawsuit, need to review impact to Charlotte Harbor due to increasing withdrawals, taking action to get the WA Board direction implemented, the new water supply contract doesn't meet the required conditions, 2 mgd for North Port cannot come from this County, the Englewood Water District, and the need for a regional approach.)** **Commissioner Moore** said he wasn't happy with the Peace River Facility's contribution, reducing the system reliability to 71% was too high a risk, he supported a regional approach, the Englewood Water District (EWD) would be able to help but they need help with SWFWMD permitting, they need to start making friends and working together, the County needs to consider levying higher rates to high water users, and he felt the WA staff should have done what they were directed to

do but lawsuits were not the way to solve this problem. **Commissioner D'Aprile** stated Charlotte County was the largest customer, he didn't want to sacrifice the County's water for the sake of other counties who have water supplies that would rectify this gap. **Commissioner DeBoer** said based on enacting legislation along with contractual arrangements and settlement agreements the WA was truly a regional entity, he wondered how they arrived at this impasse, he felt something else in the system was broken and he wanted a little more time to find out what's really going on because it appears there were conflicts dealing with personalities not contractual language. **Chairman Devos** said she agreed to a regional approach but she'll never support anything that would create a 71% reliability using 95% of the County's water supply, her top priority was protecting their fresh water flows and she won't support what was presented today. David G. Schlobohm, CCU Director, said to provide the Board with a little assurance staff was proceeding as if the expansion was not going to happen or wouldn't happen in time so they were looking at interconnects with Cape Coral and Lee County, and there would be something on the Board's agenda sometime in August. **Commissioner Cummings** said Charlotte County has been the good guy right down the line in proceeding with a solution, the WA staff recommendations have consistently been threatening and outright hostile towards Charlotte County in favor of Sarasota and Manatee Counties, he felt the Board really jeopardizes their entire position when they say in front of their local media that they 'need to start making friends' because they have made every effort humanly possible short of jeopardizing their own community, the proposed settlement would reduce this County's reliability to 71% while allowing the WA to sell their capacity and keep the money, and they need to implement the agreement already on the table. **Commissioner Moore** asked if **Commissioner Cummings** felt the WA needs 5.1 mgd bridge amount. **Commissioner Cummings** said no, they need 2 mgd.

VII. PUBLIC WORKSHOP AGENDA

No agenda items.

VIII. PRESENTATION AGENDA

No agenda items.

XI. CITIZEN INPUT - ANY SUBJECT

Mac Horton said he was a confused citizen, the School Board and the City have done what was necessary to preserve their individual landmarks and if they lose the old courthouse then the next landmark for County government was the building next door. Mr. Horton said he understands the County needs 16,000 s.f. of space which is what the old courthouse is but he doesn't understand why the old courthouse has to pay for itself if it's renovated, asked why they would restore the exterior unless they were going to renovate the interior, if his group raises the \$500,000 was there a commitment to renovate that old building, and said twice the Board voted 5:0 saying yes but after hearing today's comments he didn't think the Board was committed.

Grace Amodeo said she was proud of the Board today because they finally recognized they need to know what the bill is regarding the courthouse, the old estimates can't be depended upon, recalled this was a sick building and reiterated they need to know the costs.

Gary DeGourse, DCS Group, LLC Managing Partner, commented on their De Charles Place project, said the development complies with the zoning regulations, and he was opposed to staff's interpretation to allow only one dwelling unit per structure within commercial zoning districts.

Steve Statler, DCS Group, LLC Partner, distributed and read his prepared letter which detailed his response to staff's six essential comments of the De Charles Place project and asked the Board to carefully consider their application.

(Chief Deputy Board Services Tommy Q. White was not present for the remainder of the meeting.)

Russ Pressly, Pinnacle Building Corporation Vice President and qualifying agent, said he hoped to be the bidder on the De Charles Place project, Florida Statutes Chapter 5 defines what a structure is so there was no room for interpretation and opined requiring developers to buy TDUs will be detrimental to the trend to work where you live and live where you work.

Tim Krebs, T. A. Krebs Architect, Inc., stated he was the architect for the De Charles Place project, he hoped the County wasn't saying a business owner doesn't the right to reside at his business under any circumstances, opined if the Code was supposed to read 'per building' then it should say that and staff's interpretation should be written into the Code if that's the case, and said he was very hopeful something can be done.

Audrey Shinske, representing the Grove City Civic Association and the Grove City Planning Committee, advised the plan was given to them last October, 2004 and the consensus was a project of this type would be an asset to Grove City.

Cheryl Conner, DCS Group, LLC Partner, stated the County Code was clear that residential use was incidental in commercial zoning, DCS Group has done due diligence and asked the Board to allow the De Charles Place project to move forward.

Charlotte Ventola asked if these were business condominiums, if so does the Code treat them as independent units or all one, will they be sold individually as separate units or rented out as a complex and said if they're considered condominiums it puts an entirely different complexion on this problem.

Ryland Lovett, Owner/Operator of McDonald's Restaurants in Charlotte County, said they'd been operating the Charlotte Harbor location for 30 years, they were having problems satisfying the CRA to get the building rebuilt after Charley and they have resolved everything except the 9' setback because the restaurant needs at least 20' for the drive-thru and to provide for emergency vehicles.

Adam Dealman, McDonald's Corporation Area Construction Manager, commented on the rebuilding process to date and stated the only remaining issue was the 9' setback.

Chairman Devos said the Board doesn't generally respond right now but they've all heard what's been said and suggested Mr. Dale speak with the Charlotte Harbor CRA Chair Dick Loftus who was in the back of room.

BB. County Administrator

Bruce D. Loucks, County Administrator, reported the Florida Association of Counties (FAC) was going throughout the state meeting in various locations and they have asked to meet in Charlotte County for a five county area on August 17, 2005. Mr. Loucks said he'd like to extend that invitation but the only viable facility was here in Room 119 and the Land Use Overflow meeting would be scheduled for 2:00 P.M. if necessary. (**Board consensus.**) Mr. Loucks asked Mr. Konefal to address the second item. Mr. Konefal distributed to his memorandum of July 8, 2005 titled Concept vs. Detailed Plans (Planned Developments) Request by the DRC Ad Hoc Committee, said over the last number of years PD's were getting more and more complicated and the County Code has gotten outdated, clarified currently the Code requires concept plans to be very basic, requested direction on how detailed the Board wanted concept plans to be and said he would take the Board's direction back to the DRC Ad Hoc Committee tomorrow. **Chairman Devos** asked if this was similar to the issues they've had with Manasota Key. Mr. Konefal said yes, the staff perspective was they approve a concept plan very generally then get the details months later and the developer asking why we didn't tell them right at the beginning. **Chairman Devos** said using that analogy it would make it easier for everyone if there was more detailed information in the beginning. Mr. Konefal responded that means the Code needs to be amended. **Commissioner Cummings** said he would support the Chair regarding getting more details up front but then the applicant will have greater expectations to think they should be given approval later on, so it works both ways. **Chairman Devos** asked for a legal opinion. Janette S. Knowlton, County Attorney, said the Commissioner hit the nail on the head and she had no recommendation as long as the Board was prepared to state to an applicant that this was only preliminary approval and nothing more. **Commissioner DeBoer** stated he preferred to wait. Mr. Konefal summarized he would ask for another month extension from the committee. Mr. Loucks suggested the Board could discuss this at the next Land Use meeting on July 19, 2005. **Commissioner DeBoer** responded he was okay with that provided they have time. **Chairman Devos** stated it would be put on as a discussion item at the beginning of the meeting.

CC. County Attorney

Attorney Knowlton said she wanted to update the Board on the voluntary building abatement program, they were diligently working on establishing program parameters, and they still need to come up with the number of homes so they can determine the costs the County would be possibly fronting and also determine staffing needs. Attorney Knowlton advised the Property Appraiser will provide them today with his list of uninhabitable homes then staff will compare that list to the Building Department's list of people who have pulled demolition permits because not all uninhabitable homes need to be demolished and she hoped to have more realistic numbers at the next Board meeting. Daniel Gallagher, Jr., Deputy County Attorney, agreed they need to focus on identifying the number of qualifying homes and establishing the program's criteria, the current guesstimate was approximately 2,500 homes could be eligible for demolition at a cost of \$10,000 per home or \$25 million which was cost prohibitive and the Property Appraiser's list was a starting point. Erin Mullen-Travis, Code Compliance Officer, reported per the Property Appraiser as of January 1st they've classified 5,200 structures as unusable but that figure doesn't include mobile homes, condominiums or apartment buildings and she felt conservatively they were looking at about 1,300 homes. Ms. Mullen-Travis said if the homeowner voluntarily demolishes their home they can keep the driveway, pool and slab whereas if the County does it the property will be stripped down to the bare lot. Ms. Mullen-Travis cautioned against calling this the Voluntary Demolition Sue-Back because sue-back was a code meaning Standard Unsafe Building and Abatement Code which was a procedure they use to demolish homes, a majority of the demolitions would be in the greater Port Charlotte area and in Punta Gorda and the involuntary will be all the residential structures. Ms. Mullen-Travis advised her inspectors have been working on the apartments and condominiums since Charley with about 350 units either homes or condominiums have come down, they were working on an 8-unit building in Punta Gorda at the corner of Cooper and Aqui Esta which will cost a large chunk of money if the County has to demolish it and they will be starting sue-back process right away to put the developer on a time-line. Ms. Mullen-Travis reported mobile home conventional and mobile home subdivisions/parks were handled totally separate because they're classified as vehicles and must be dealt with as junk

even though the cost per square foot was the same as a home, and she hoped to have good numbers by mid-August. Ms. Mullen-Travis said her problem was finding qualified building inspectors at hourly rate of about \$16.59, commented on other staffing problems, and said there was only about \$118,000 left in her budget which would take down about 10 houses but unfortunately that leaves a couple thousand more. **Chairman Devos** asked how many homes could be taken down with the current staff. Ms. Mullen-Travis responded last year with the legal process they took down 13. **Chairman Devos** said she just wanted everyone to understand how time consuming this process is. Ms. Mullen-Travis said with her current staffing of three inspectors there was no way they were going to be able to do the necessary inspections. **Chairman Devos** said they're going to have to do something about the staffing because there were health and safety issues to be considered. Ms. Mullen-Travis said she was looking at bringing on four more building inspectors and three customer service representatives costing about \$352,000 annually, she'd spoken with legal about the need to start foreclosing on some of the properties, they have millions of dollars in liens on properties, once a house is taken down the owner loses the homestead and the sue-back Code 601.2.3 allows the County to take the demolition costs out of the proceeds from forcing the sale of the property with the balance returned to the property owner. **Chairman Devos** said she hoped when they address this again they will be looking at how to fund all of this, they need to work very closely with the Housing Director because of the dollars they'll be getting for repairs and improvements and they're working with Project Hope as well. Ms. Mullen-Travis said they'd also been working with Project Hope.

DD. Commissioner Comments

Commissioner DeBoer referred to his email regarding the minutes of the CRA and asked the other Board members to weigh in with Administration to try to resolve the situation with McDonald's because it seems staff and the CRA were at an impasse. **Chairman Devos** said she hadn't read the minutes yet and asked that this be added to the July 19, 2005 agenda. **Commissioner Moore** asked if there was Board support for staff to handle the issue of height restrictions on the 1,200 foot area along waterways, said he supported the current codes but he has specific interest in boat storage, the rules indicate that he could build a

residential unit that loosely stated could be 35 feet high above FEMA but for a boat storage facility it was 35 feet above 'ground' and he felt the code should be changed to allow boat storage to 35 feet above FEMA. **Chairman Devos** asked staff to have this item placed on the August 8, 2005 agenda. **Commissioner Cummings** said he was willing to support that and the fact that they don't have any Blue Belting Plan was causing problems for their existing marinas. **Chairman Devos** agreed this was something that needs to be explored and it shouldn't be put off too long. Mr. Loucks responded they would get with Community Development and report back to the Board. **Chairman Devos** referred to the original areas of the Mackle Brothers homes where much of their affordable housing inventory used to exist, said there were numerous developers interested in building affordable housing so they need to have a discussion to identify affordable housing locations and opined some of the land trust dollars could be used to generate more housing.

MEETING ADJOURNED: 1:45 P.M.

Signature on file in Commission Minutes

**Sara Devos
Chairman**

ATTEST:

**BARBARA T. SCOTT, CLERK
OF THE CIRCUIT COURT AND
EX-OFFICIO TO THE BOARD
OF COUNTY COMMISSIONERS**

**By: Signature on file in Commission Minutes
Deputy Clerk**

/ksm