



ALACHUA COUNTY, FL

Board of County Commissioners

Meeting Agenda

March 11, 2025

11:30 AM

An in-person **Public Comment** period follows all non-ministerial motions. There are two **General Comment** periods: **Noon** and **5:30 p.m.** (or at the end of the morning meeting if there is no evening meeting). **Members of the public may only speak during one of the two designated General Comment periods.** At **Noon**, commenters may be in person or call in. Commenters have 3 minutes for agenda items and 3 minutes for non-agenda matters. Those addressing agenda items can't comment again when that item comes up.

Noon call-in instructions (3 minutes for agenda items and 3 minutes for non-agenda matters):

- Dial 1-929-205-6099,
- Enter meeting ID 873 5974 1977.
- "Raise" your hand by hitting *9 (star 9). When called on, hit *6 (star 6) to speak.

For **Quasi-Judicial Items**, it is best to speak when the item comes up, as the Commission can only consider testimony given at the public hearing.

The meeting can be viewed on Cox Channel 12, the AC TV app (Apple TV, Amazon Fire, Roku), the County's [Facebook](#) and [YouTube](#) sites, and the county's [Video on Demand](#) website.

Citizens attending Alachua County public meetings downtown can enjoy free parking in the S.W. Parking Garage (105 SW 3rd St, Gainesville) starting on the 2nd floor in zones marked 35200. To obtain parking validation, download the "Passport" app on your smartphone and pay for your session. Then visit the Alachua County Manager's Office, located on the 2nd floor of the County Administration Building, on noticed public meeting days to receive a validation code.

All persons are advised that, if they decide to contest any decision made at any of these meetings, they will need a record of the proceedings and, for such purpose they may need to ensure that verbatim record of the proceedings is made which record includes the testimony and evidence upon which the appeal is to be based. (Section 286.0105 Florida Statutes)

If you have a disability and need an accommodation to participate in this meeting, please contact the Alachua County Equal Opportunity Office at (352) 374-5275 at least 2 business days prior to the meeting. TTY users please call 711. (Florida Relay Service)

12 SE 1st Street ■ Gainesville, Florida 32601 ■ Tel. (352) 264-6900 ■ Fax (352) 338-7363 ■ TDD call 711 Relay ■ Commissioners' E-Mail: bocc@alachuacounty.us ■ Home Page: www.alachuacounty.us
An Equal Opportunity Employer M.F.V.D

A. Invocation

Bishop James Dixon, Greater Faith Fellowship. Any invocation that may be offered before the official start of the Commission meeting shall be the voluntary offering of, a private citizen, to and for the benefit of the Commission. The views or beliefs expressed by the invocation speaker have not been previously reviewed or approved by the Commission, and the Commission is not allowed by law to endorse the religious beliefs or views of this, or any other speaker.

B. Pledge of Allegiance

C. Call to Order

D. Approval of Regular and Consent Agenda

Recommended Action:

To approve the Regular and Consent Agenda.

E. Announcements

F. Approval of Recognitions

- 1. Presentation of a proclamation recognizing April 19th as The Great American Cleanup Day in Alachua County, Florida - 25-00173**

Fiscal Note:

N/A

Strategic Guide:

Environment

Recommended Action:

Read and present proclamation

- 2. Presentation of a proclamation declaring March 23rd through March 29th as Zero Waste Week in Alachua County, Florida - 25-00164**

Fiscal Note:

N/A

Strategic Guide:

Environment

Recommended Action:

Read and present proclamation

G. Board and Committee Items

- 1. Presentation of Alachua County Land Conservation Board FY 2024 Annual Accomplishment Report and FY 2025 Workplan - 25-00151**

Fiscal Note:

N/A

Strategic Guide:

Environment

Recommended Action:

Receive the Report and Presentation

H. Public Comment

12:00 p.m. or as soon thereafter as possible.

Limit comments to 3 minutes on non-agenda items & 3 minutes on agenda items. Those speaking to items on the agenda cannot speak to them later. For **Quasi-Judicial Items**, it is best to speak when the item comes up, as the Commission can only consider testimony given at the public hearing.

I. Action Items

1. Request Approval of Joint Wild Spaces Public Places and Infrastructure Project with the City of Hawthorne - 25-00170

Fiscal Note:

Not to exceed \$333,333 from the Wild Spaces Public Places portion of the interlocal allocation. Fund 140.00.0000.572.81.44 Aid to Government Agencies Hawthorne.

Strategic Guide:

Infrastructure

Recommended Action:

Approve the City of Hawthorne's application for Municipal Partnership Program WSPP surtax grant funding in an amount not to exceed \$333,333.00 for the design and construction of a gymnasium; find that the project constitutes an eligible use of WSPP surtax funding; find that the project has "countywide significance,"; and authorize the Chair and Clerk to sign to the attached partnership agreement.

J. Land Conservation Projects

1. Resolution 25-XX – Accepting the Donation of Real Property from Kathryn R. Williams - 25-00139

Fiscal Note:

The attached Journal Entry requests \$14,190 to complete this acquisition (Exhibit 7).

WSPP – Land Acquisition (Capital Expense):

021.41.4160.537.61.00 – 6184160 Mill Creek – Williams

- Alachua County Property Appraiser (ACPA) Just (Market) Value: \$100,000 WILLIAMS KATHRYN R TRUSTEE (02915-010-009)
- Annual tax revenue of the parcel: \$1,138.68 (2024 total)
- Estimated annual operating cost: \$606.50

Estimated Alachua County Initial 10-year Improvements: \$200.00

Please see Exhibit 6 (Acquisition and Stewardship Costs), Exhibit 7 (Fiscal Note Details), and Exhibit 8 (Budget Amendment) for additional details.

Strategic Guide:

Environment

Recommended Action:

1. Approve the attached Resolution 25-XX, accepting the donation of real property from Kathryn R. Williams Trustee for use as an Alachua County Forever (ACF) Preserve in honor of her parents, J. Warren Rauscher and Eleanor G. Rauscher, subject to the subject to subject to the completion of due diligence with the review and approval by the County Manager;

2. Delegate to the County Manager the authority to decide whether to accept or reject title exception #7 based on the County Manager's evaluation as to whether said title exception will substantially impair the County's proposed use of the property; and
3. Delegate to the County Manager the authority to decide whether to accept the donation subject to title exception #7 based on the County Manager's evaluation as to whether said title exception will substantially impair the County's proposed use of the property; and
4. Authorize staff to execute additional documents as necessary to close the transaction; and
5. Approve the attached budget amendment authorizing the expenditure of funds for due diligence and associated closing costs.

2. **Watermelon Pond - Dumford Tract Option Contract to Purchase Real Property - 25-00177**

Fiscal Note:

The attached Journal Entry requests \$721,886 to complete this acquisition (Exhibit 7).

WSPP – Land Acquisition (Capital Expense) = \$609,993 (+10% contingency)

Fund#: 140.41.4160.537.61.00 - 6194101 Watermelon Pond - Dumford &

Fund #: 021.41.4160.537.61.00 - 6184160 Watermelon Pond - Dumford

General Operating & Due Diligence (Operating Expense) = \$46,267 (+10% contingency)

Fund #: 140.41.4160.537.31.00 - 6184160

Please see Exhibits 6 (Budget Amendment) & 7 (Acquisition and Stewardship Costs) for additional details.

Strategic Guide:

Environment

Recommended Action:

1. Approve and authorize the Chair to exercise the option to purchase under the Watermelon Pond - Dumford Option Contract to purchase Real Property, subject to the County's rights to conduct due diligence inspections and notice Seller of Title Defects and Environmental Defects as set forth in the Contract; and
2. Delegate to the County Manager the authority to decide whether to accept or reject title exceptions (#5, #6, #7, #8, #9, #10 & #11) based on the County Manager's evaluation as to whether said title exceptions will substantially impair the County's proposed use of the property; and
3. Delegate to the County Manager the authority to decide whether to close the acquisition subject to title exceptions (#5, #6, #7, #8, #9, #10 & #11) based on the County Manager's evaluation as to whether said title exceptions will substantially impair the County's proposed use of the property; and
4. Authorize staff to execute additional documents as necessary to close the

transaction; and

5. Approve the attached budget amendment authorizing the expenditure of funds for due diligence and associated closing costs.

K. Public Hearings

1. **Adoption hearing on an ordinance related to small-scale alcoholic beverage production facilities - 25-00146**

Fiscal Note:

There is no fiscal impact at this time, as the advertisement will be published on the County's "Public Notices" page.

Strategic Guide:

Social and Economic Opportunity

Recommended Action:

Staff recommends that the Board of County Commissioners:

1. Convene as the Land Development Regulation Commission and find the amendments consistent with the Alachua County Comprehensive Plan; and
2. Reconvene as the BoCC and approve the ordinance amending the Unified Land Development Code and authorize the Chair's signature.

L. Items Pulled From Consent

M. NOTE: This meeting will NOT reconvene at 5:01 PM

N. Closing Comments

1. **Public Comment**

Public Comment - 5:30 p.m. (Or at the end of the morning meeting if no evening meeting is scheduled). **Members of the public may only speak during one of the two designated General Comment periods.**

2. **County Attorney Comment**
3. **County Manager Comment**
4. **Commission Comment**

O. Adjournment

Recommended Action:

To adjourn the meeting.

P. Consent Items

1. **Clerk of the Court**

- a. **Request approval of the attached BOCC minutes - 25-00179**

Fiscal Note:

N/A

Strategic Guide:

All Other Mandatory and Discretionary Services

Recommended Action:

Approve publication of final BOCC minutes

2. Community Support Services

a. Children’s Trust Funding Agreement for Gun Violence Prevention Activities - 25-00174

Fiscal Note:

001.29.2973.337.6100 (Grants from Local Units Interlocal Agmt/Children’s Trust) - \$264,850.00

001.29.2973.569.82.00 (Aid to Private Organizations Aids to Private Organizations) - \$264,850.00

Strategic Guide:

Social and Economic Opportunity

Recommended Action:

Approve the agreement with the Children’s Trust of Alachua County and authorize the Chair to execute it.

3. Environmental Protection

a. Addition of Land Conservation Projects to the Alachua County Forever Active Acquisition List - 25-00176

Fiscal Note:

Lochloosa Creek Flatwoods – Little Orange Lake Investors, LLC (Fee Simple) - Cost Estimates:

Total estimated cost for acquisition and 10-year stewardship: \$1,787,659

The current annual property tax revenue of all the project parcels is: \$2,748.98

Purchase and maintenance would be funded from the Wild Spaces Public Places surtax.

Additional details can be found in Exhibits 3 and 4.

Strategic Guide:

Environment

Recommended Action:

1. Approve the addition of the Lochloosa Creek Flatwoods – Little Orange Lake Investors, LLC following property to the Active Acquisition (Full Price List), and;

2. In accordance with Land Conservation Board motion, direct staff to defer contract development on the Little Orange Lake Investors, LLC property until a contract has been executed on the Lakes of Hawthorne project to the north.

4. Growth Management

a. Staff Services Agreement between Alachua County and the Metropolitan Transportation Planning Organization (MTPO) for the Gainesville Urbanized Area - 25-00162

Fiscal Note:

Appropriate Funds and Object Codes to be initiated upon execution. The Interlocal Agreement is estimated to be budget neutral. All costs to the County shall be reimbursed by the MTPO.

Strategic Guide:

Public Safety, Infrastructure

Recommended Action:

The Board approve the proposed interlocal agreement and authorize the Chair's signature.

5. Procurement

- a. **Purchase Order to Strykers Sales Corporation, in the amount of \$138,506.40, for Fire Rescue. - 25-00154**

Fiscal Note:

The FY24/25 Mobile Integrated Health Clinic grant included \$200,000.00 for the purchase of Automatic Electronic Defibrillators. This purchase is for 60 LIFEPAK CR2 Cellular Defibrillators and Accessories for \$138,506.40. (\$19,420.80 138.54.5413.529.46.00 - Repairs and Maintenance, \$15,480.00 138.54.5413.529.41.00 – Communication Services for the data plan and \$103,605.60 138.54.5413.529.52.00 – Operating Supplies, Project 3255401 Mobile Integrated Health Clinic (MIHC) Grant 7/1/24-6/30/25.

Strategic Guide:

All Other Mandatory and Discretionary Services

Recommended Action:

Approve the issuance of a purchase order to Strykers Sales Corporation, in the amount of \$138,506.40.

- b. **Purchase Order to Vermeer Southeast, in the amount of \$55,738.50 for Public Works. - 25-00169**

Fiscal Note:

Public Works budgeted \$55,738.50 in accounts: 149.79.7900.541.64.00 (Machinery & Equipment over \$15,000) \$7,061 and 190.79.7900.541.64.00 (Machinery & Equipment over \$15,000) \$48,678. Project 3792501 Trail-Go FDEP Grant TG026.

Strategic Guide:

Environment

Recommended Action:

Approve the issuance of a purchase order to Vermeer Southeast, in the amount of \$55,738.50.

- c. **Award and Agreement with Ulloa Management Group, LLC (14532), for Bid 25-525-LC Renovation of Alachua County Facility to Community Supportive Housing (Old Scottish Inn), for Facilities Management. - 25-00180**

Fiscal Note:

Facilities Management has \$4,079,409.00 budgeted in account 230.00.0060.525.62.00 Capital (Buildings) project 9232901. Funds are

available through the US Treasury Emergency Rental Assistance Program under the Affordable Housing category.

Strategic Guide:
Housing

Recommended Action:

Approve the Award and authorize the Chair to execute Agreement with Ulloa Management Group, LLC (14532), for Bid 25-525-LC Renovation of Alachua County Facility to Community Supportive Housing (Old Scottish Inn), for a total fiscal impact of \$4,079,409.00.

- d. **Award to Alachua Farm & Lumber, Inc., Boot Barn, Inc. and Maaeka III, LLC, d/b/a Red Wing Shoe Store for Bid 25-209 Annual Purchase of Safety Shoes for Procurement. - 25-00181**

Fiscal Note:

Departments have sufficient funds in various accounts and funds.

Strategic Guide:

All Other Mandatory and Discretionary Services

Recommended Action:

Approve the Award of Bid 25-209 Annual Purchase of Safety Shoes to Alachua Farm & Lumber, Inc., Boot Barn, Inc. and Maaeka III, LLC, d/b/a Red Wing Shoe Store.

- e. **Purchase Order to Everglades Equipment Group, in the amount of \$54,489.00 for Parks and Open Spaces (West End) via Public Works. - 25-00182**

Fiscal Note:

Parks and Open Spaces budgeted \$54,489.00 in accounts: 140.41.4100.572.52.00 (Operating Supplies) and 140.41.4100.572.64.00 (Machinery & Equipment over \$15,000).

Project Number: 6244102 Alachua County Golf Course: Operating Expenses

Strategic Guide:

All Other Mandatory and Discretionary Services

Recommended Action:

Approve the issuance of a purchase order to Everglades Equipment Group, in the amount of \$54,489.00.

6. Public Works

- a. **Acceptance of Utility Easements for Santa Fe Hills Water System Improvements - 25-00171**

Fiscal Note:

Recording Fees in the amount of \$142 are required for the conveyance. Fees would be paid from the Santa Fe Hills Water System Fund account: 235.56.5600.533.49.00 with the account description of other charges and obligations.

Strategic Guide:
Infrastructure

Recommended Action:

Accept the donation of the Utility Easements, authorize the Chair to sign the Resolution and Utility Easements for the purpose of indicating the County's acceptance, and any other documents approved by the County Attorney necessary to complete this conveyance.

Q. Notation for Record

1. **Arts Council Minutes – December 9, 2024 - 25-00161**

Fiscal Note:

N/A

Strategic Guide:

All Other Mandatory and Discretionary Services

Recommended Action:

No action necessary. For informational purposes only.

2. **Equity Advisory Board November 2024 Minutes - 25-00195**

Fiscal Note:

N/A

Strategic Guide:

All Other Mandatory and Discretionary Services

Recommended Action:

No action necessary. For informational purposes only.

R. Notice of Upcoming Meetings

Below is the link to the most up-to-date Alachua County Meetings & Events Calendar.

<https://alachuacounty.us/events/Pages/default.aspx>



Agenda Item Summary

File #: 25-00173

Agenda Date: 2/12/2025

Agenda Item Name:

Presentation of a proclamation recognizing April 19th as The Great American Cleanup Day in Alachua County, Florida

Presenter:

County Commissioner

Description:

A Formal Announcement or declaration to raise about important issues or causes impacting Alachua County

Recommended Action:

Read and present proclamation

Prior Board Motions:

N/A

Fiscal Note:

N/A

Strategic Guide:

Environment

Background:

N/A