



Hernando County

Board of County Commissioners

Regular Meeting

Minutes

October 11, 2022

CALL TO ORDER

The meeting was called to order at 9:00 a.m. on Tuesday, October 11, 2022, in the John Law Ayers County Commission Chambers, Government Center, Brooksville, Florida.

Attendee Name

Title

Steve Champion	Chairman
John Allocco	Vice Chairman
Elizabeth Narverud	Second Vice Chairman
Wayne Dukes	Commissioner
Jeff Holcomb	Commissioner
Toni Brady	Office of Management and Budget Director/Chief Procurement Officer
James Coleman	Emergency Management Director
Scott Herring	Public Works Director/County Engineer
Jon Jouben	County Attorney
Christopher Linsbeck	Community Services Director
Michelle Miller	Acting Planning Administrator
Gordon Onderdonk	Utilities Director
Brenda Peshel	Fleet Operations Manager
Tobey Phillips	Deputy County Administrator
Aaron Pool	Development Services Director
Jeffrey Rogers	County Administrator
James Terry	Animal Services Manager
Heidi Kurppe	Deputy Clerk

Invocation

Pledge of Allegiance

AGENDA

Motion

To approve the Agenda.

RESULT: ADOPTED
MOVER: Wayne Dukes
SECONDER: Elizabeth Narverud
AYE: Champion, Allocco, Narverud, Dukes and Holcomb

DEPUTY COUNTY ADMINISTRATOR TOBEY PHILLIPS

Recognition of Commissioner Wayne Dukes by Gulf Consortium Board for 12-Years of Service

EMERGENCY MANAGEMENT DIRECTOR JAMES COLEMAN

Report Regarding Actions Taken During Hurricane Ian and Ratification of Proclamation No. 2022-01 Declaring State of Local Emergency Due to Hurricane Ian

Motion

To ratify the proclamation.

RESULT: ADOPTED
MOVER: John Allocco
SECONDER: Wayne Dukes
AYE: Champion, Allocco, Narverud, Dukes and Holcomb

ELECTED OFFICIALS

There were no Elected Officials' Comments.

CITIZENS' COMMENTS

Citizens commented on various topics and issues.

There was Board consensus to direct the staff to research data from the Sheriff's Office pertaining to the Ayers Road, Hayman Road, and Culbreath Road Intersection, and to bring it back to the Board for discussion at a future Board meeting.

Comm. Dukes temporarily left the meeting and returned shortly thereafter.

BOARD/STAFF RESPONSES

The Board and/or staff responded to questions and concerns expressed during Citizens' Comments.

Comm. Holcomb temporarily left the meeting and returned shortly thereafter.

RECESS/RECONVENE

The Board recessed at 10:45 a.m. and reconvened at 10:55 a.m.

Motion

To move up Agenda Item K.

(Note: The Motion pertained to Item K [Gift Agreement for Prominent Naming Rights With Rotary Club of Brooksville, Inc., and Rotary Club of Brooksville Charitable Trust, Inc., for Design, Construction, and Completion of Anderson Snow Park Splash Park] moving up in the Agenda to be heard before Item G.)

RESULT:	ADOPTED
MOVER:	John Allocco
SECONDER:	Elizabeth Narverud
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

COMMUNITY SERVICES DIRECTOR CHRISTOPHER LINSBECK

Gift Agreement for Prominent Naming Rights With Rotary Club of Brooksville, Inc., and Rotary Club of Brooksville Charitable Trust, Inc., for Design, Construction, and Completion of Anderson Snow Park Splash Park

Motion

To approve the staff recommendation.

RESULT:	ADOPTED
MOVER:	John Allocco
SECONDER:	Elizabeth Narverud
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

CLERK OF CIRCUIT COURT & COMPTROLLER DOUG CHORVAT, JR.

Resolution Authorizing Issuance of Non-Ad Valorem Revenue Bonds, Series 2022, to Finance and Reimburse Costs of Various Capital Improvements Within County and to Pay Costs of Issuing Bonds

Motion

To approve the staff recommendation (Resolution No. 2022-174).

RESULT:	ADOPTED
MOVER:	Wayne Dukes
SECONDER:	John Allocco
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

ANIMAL SERVICES MANAGER JAMES TERRY

Recognition of Donations From Pet Supplies Plus to Hernando County Animal Services for Supplies and Assistance With Adoption of Animals

CONSENT AGENDA

Amended Local Housing Assistance Plan for Use in State Housing Initiatives Partnership Program and Associated Resolution

Federally Funded Subaward and Grant Agreement With State Division of Emergency Management for FY 2022-23 Emergency Management Performance Grant and Associated Budget Resolution

FY 2022-23 State Department of Health Emergency Medical Services Grant Funds for Improvement and Expansion of Pre-Hospital Emergency Medical Services and Associated Resolution

Lobbying, Debarment and Drug Free Workplace Certification; Telecommunications and Video Surveillance Services or Equipment Certification; and Subaward Management Questionnaire for FY 2021 Edward Byrne Memorial Justice Assistance Grant Application for Sheriff's Office Purchase of Patrol Car Cameras and Court Administration Adult Drug Court Program

Modification of Mortgage for Margaret J. Riley Through Homeownership Down Payment Assistance Program

Ratification of Grant Application to U.S. Department of Agriculture for Composting and Food Waste Reduction Grant Program for Proposed Think Outside the Can: Consider Compost Pilot Project

Updated Memorandum of Understanding Between University of Florida and Hernando County for Extension Services to Provide for FY 2023 Proposed Projected Annual Expense Budget

Assignment of Leasehold Interest From Estate of Nita L. LeHeup to LeHeup Property Management, LLC, for Property Located at 16150 Aviation Loop at Brooksville-Tampa Bay Regional Airport

Consent to Mortgage of Leasehold Interest With Valley National Bank and 16020 Aviation Loop, LLC; and Leasehold Consent and Estoppel Agreement With 16020 Aviation Loop, LLC, and Valley National Bank for Improvements Located at 16020 Aviation Loop Drive at Brooksville-Tampa Bay Regional Airport

T-Hangar Lease Agreement With Mustang Technology for Hangar No. 26 at Brooksville-Tampa Bay Regional Airport

Certificate Congratulating Latin American Civic and Cultural Association of Spring Hill,

Inc., Upon Occasion of 40th Anniversary

Resolution Proclaiming October 15, 2022, as White Cane Awareness Day

Resolution Proclaiming October 16, 2022, Through October 22, 2022, as Mediation Week

Resolution Proclaiming October 2022 as Breast Cancer Awareness Month

Resolution Proclaiming October 2022 as Italian American Heritage Month

Resolution Proclaiming October 2022 as National Colonial Heritage Month

2023 County Holiday Calendar and Board Meeting Schedule

Contract With State Department of Health for Provision of Services by County Health Department for FY 2022-23

Declaration of Various Tangible Property as Surplus for Disposal and Removal From Fixed Asset Inventory

Discharges of Orders and Satisfactions of Sheriff's Office Special Master Liens for James Williams and James C. Morgan, III

Ratification of Low Income Pool Letter of Agreement and Intergovernmental Transfers Questionnaire on Behalf of Premier Community HealthCare Group and State Agency for Health Care Administration for FY 2022-23

Satisfaction of Deferred Payment Loan Agreement for Bernice Langley Through Housing Rehabilitation Program

Transmittal of List of Accounts Payable Disbursements for Weeks Ended August 26, 2022, and September 2, 2022

Transmittal of List of Accounts Payable Disbursements for Weeks Ended September 9, 2022, and September 16, 2022

Various Discharges of Orders and Satisfactions of Code Enforcement Special Master Liens

Various Interim Disposal Special Assessment Liens

Approval of Minutes for Regular Meeting of August 23, 2022

Final Plat for Cortez North Redevelopment Replat

Perpetual Easement to Withlacoochee River Electric Cooperative, Inc., for Property

Located at Braewood Mobile Home Park Lift Station Facility

Resolution Ratifying Approval of Revised Variance Submitted by Brian Garrison and Vicki McMahan a/k/a Florida Coast Shrimp, LLC

Resolution Ratifying Denial of Master Plan Petition Submitted by Ortiz Planning Solutions a/k/a Todd Mooney on Behalf of Clever Cow, LLC (H2213)

Resolution Ratifying Denial of Rezoning Petition Submitted by Shutts and Bowen, LLP on Behalf of Temple Beth David Jewish Center, Inc. (H2210)

Motion

To approve the Consent Agenda (Budget Resolution No. 2022-176 and Resolution Nos. 2022-175 and 2022-177 through 185).

RESULT:	ADOPTED
MOVER:	Wayne Dukes
SECONDER:	Jeff Holcomb
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

CORRESPONDENCE TO NOTE

Notice of Special Exception Use Permit Action Taken by Planning and Zoning Commission on September 12, 2022

Notification of Synopsis of Petition for Approval of Rate Adjustment, Depreciation Study, Consolidated Rates and Rate Structure, and Request for Interim Rate Relief Under Florida Public Utilities Company

Receipt of Alcohol and Other Drug Abuse Trust Fund Monthly Report for August 2022

Transmittal From Clerk of Circuit Court and Comptroller Audit Services Department of Code Enforcement Compliance With Regulations and Review of Internal Controls Audit Report

Transmittal of FY 2023 Meeting Schedule for Spring Ridge Community Development District

Transmittal of Minutes From Spring Ridge Community Development District Board of Supervisors Meeting of March 9, 2022

Transmittal of Sterling Hill Community Development District Final Adopted Budget for FY 2022-23

Transmittal of Sterling Hill Community Development District FY 2022-23 Meeting Schedule

Transmittal of Waterford Community Development District Final Adopted Budgets for FY 2021-22 and FY 2022-23

Transmittal of Waterford Community Development District FY 2022-23 Meeting Schedule

COMMUNITY SERVICES DIRECTOR CHRISTOPHER LINSBECK

Gift Agreement for Prominent Naming Rights With Rotary Club of Brooksville, Inc., and Rotary Club of Brooksville Charitable Trust, Inc., for Design, Construction, and Completion of Anderson Snow Park Splash Park

This item was moved up before Agenda Item G.

COUNTY ADMINISTRATOR JEFFREY ROGERS

Ratification of Action Taken During Hurricane Ian Regarding Directed Payment Program Letter of Agreement and Intergovernmental Transfers Questionnaire for Local Providers Participation Fund

Comm. Dukes temporarily left the meeting.

Motion

To approve the staff recommendation.

RESULT:	ADOPTED
MOVER:	John Allocco
SECONDER:	Jeff Holcomb
AYE:	Champion, Allocco, Narverud and Holcomb
ABSENT:	Dukes

Update Regarding Ongoing Board Directives

Comm. Dukes returned to the meeting.

There was Board consensus to move forward with the Weeki Wachee Preserve discussion at the next Board meeting and to postpone the Impact Fee discussion until after the election in November 2022.

DEPUTY COUNTY ADMINISTRATOR TOBEY PHILLIPS

Appointment of Alison K. Papantoniou and Maxine C. Winer to Fine Arts Council Until December 31, 2025

Motion

To approve the staff recommendation.

RESULT:	ADOPTED
MOVER:	Wayne Dukes
SECONDER:	Elizabeth Narverud
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Termination of Organizational Agreement Supplementing Interlocal Agreement With Property Appraiser to Provide Information Technology Programming Support for Building Division LION Databases

Motion

To approve the staff recommendation.

RESULT:	ADOPTED
MOVER:	John Allocco
SECONDER:	Wayne Dukes
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

UTILITIES DIRECTOR GORDON ONDERDONK

Grant Agreement With State Department of Environmental Protection for Elgin Boulevard Force Main Project

Grant Agreement With State Department of Environmental Protection for Installation of Hut Pumping Station and Force Main Project

Grant Agreement With State Department of Environmental Protection for Northcliffe Boulevard Force Main Project

Motion

To approve the staff recommendation for all 3.

RESULT:	ADOPTED
MOVER:	John Allocco
SECONDER:	Wayne Dukes
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

OFFICE OF MANAGEMENT AND BUDGET DIRECTOR/CHIEF PROCUREMENT OFFICER TONI BRADY

Amended Five-Year Capital Improvement Plan for FY 2023 Through FY 2027

Comm. Dukes requested Board consensus to direct the staff to research alternative funding methods to fund the Hunters Lake project.

The Board concurred.

Motion

To approve the staff recommendation.

RESULT:	ADOPTED
MOVER:	John Allocco
SECONDER:	Wayne Dukes
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Budget Amendment Realigning Funds Within Various Municipal Service Benefit Units

Motion

To approve the staff recommendation.

RESULT:	ADOPTED
MOVER:	John Allocco
SECONDER:	Wayne Dukes
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Budget Resolution Transferring Grant Funds for Grant Agreement With State Department of Environmental Protection for Elgin Boulevard Force Main Project

Budget Resolution Transferring Grant Funds for Grant Agreement With State Department of Environmental Protection for Northcliffe Boulevard Force Main Project

Budget Resolution Transferring Grant Funds for Grant Agreement With State Department of Environmental Protection for Installation of Hut Pumping Station and Force Main Project

Motion

To approve Item Nos. O-2 through O-5 (Budget Resolution Nos. 2022-186 through 2022-188).

RESULT:	ADOPTED
MOVER:	John Allocco
SECONDER:	Wayne Dukes
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Approval of Backup Cooperative Agreement With Quality Sod and Landscape, LLC, d/b/a Florida ULS Operating, LLC, and Tom’s Sod Service, Inc., for Sod Delivery, Pickup, and Installation (Contract No. 22-CP0149/PH; Amount: \$50,000.00)

Final Close-Out of Contract With Seggie Custom Builders, LLC, for Airport Water Reclamation, Glen Water Reclamation and Ridge Manor Wastewater Treatment

Facilities Roof Project (Contract No. 19-R00007; Amount: \$7,578.78)

Ratification of Emergency Purchase Order to Asphalt Paving Systems, Inc., for Roadway Repairs on Beachwood Court

Ratification of State Department of Environmental Protection Recreation Development Assistance Program Grant Application for Pioneer Park/Stewy’s Skate Park Improvement Project

Motion

To approve Item Nos. O-6 through O-9.

RESULT: ADOPTED
MOVER: John Allocco
SECONDER: Wayne Dukes
AYE: Champion, Allocco, Narverud, Dukes and Holcomb

FLEET OPERATIONS MANAGER BRENDA PESHEL

Purchase of Various Vehicles and Equipment Through Fleet Replacement Program

Motion

To approve the staff recommendation.

RESULT: ADOPTED
MOVER: Wayne Dukes
SECONDER: Jeff Holcomb
AYE: Champion, Allocco, Narverud, Dukes and Holcomb

PUBLIC WORKS DIRECTOR/COUNTY ENGINEER SCOTT HERRING

Amendment No. 2 to Grant Agreement With Florida Fish and Wildlife Conservation Commission for Florida Boating Improvement Program Grant Funding for Improvements at Lake Townsen Park Boat Ramp

Motion

To approve the staff recommendation.

RESULT: ADOPTED
MOVER: Wayne Dukes
SECONDER: Elizabeth Narverud
AYE: Champion, Allocco, Narverud, Dukes and Holcomb

Declaration of County Owned Property Located on Heckleman Street as Surplus

Property and Consideration of Purchase Offer Submitted by Donna Armstead (Key #38453)

Declaration of County Owned Property Located on Lake Lindsey Road as Surplus Property and Consideration of Purchase Offers Submitted by Potential Buyers (Key #1339938)

Declaration of County Owned Properties Located on Thrush Avenue as Surplus Properties and Consideration of Purchase Offer Submitted by Daniel Correa Escobar (Key #16173 and Key #563893)

Motion

To approve Item Nos. Q-2 through Q-4.

RESULT:	ADOPTED
MOVER:	Wayne Dukes
SECONDER:	Elizabeth Narverud
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

PLANNING ADMINISTRATOR MICHELLE MILLER

Petition Submitted by Fortunata Festante, Timothy Mobley, and Chelsea Mobley for Family Hardship Relief From Subdivision Regulations

Motion

To approve the staff recommendation (Resolution No. 2022-189).

RESULT:	ADOPTED
MOVER:	Wayne Dukes
SECONDER:	John Allocco
AYE:	Champion, Allocco, Dukes and Holcomb
NAY:	Narverud

RECESS/RECONVENE

The Board recessed at 12:05 p.m. and reconvened at 12:15 p.m.

PUBLIC HEARINGS

Proofs of publication of Notices of Public Hearing were noted for the scheduled public hearings.

Ex Parte Communications

Comms. Allocco and Dukes announced that they had had no ex parte communications concerning the quasi-judicial petitions being considered at this meeting.

Chairman Champion and Comms. Holcomb and Narverud announced the ex parte communications that they had had concerning the quasi-judicial petitions being considered at this meeting.

County Attorney Jon Jouben advised the Commissioners that any ex parte communications, however received, could play no part in their deliberations.

Adoption of Informational Packet

The Agenda packet that was submitted to the Board included written information regarding the cases to be considered which needed to be accepted into evidence for the hearings.

The staff recommended that the Board accept the Agenda packet, including the staff reports, into evidence as if read aloud in their entirety.

Motion

To approve.

RESULT:	ADOPTED
MOVER:	Wayne Dukes
SECONDER:	Jeff Holcomb
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Master Plan Petition Submitted by Hillpointe, LLC, on Behalf of John Grubbs (H2227)

Master Plan Petition Submitted by Cabot Citrus OPCO, LLC (H2261)

Master Plan Petition Submitted by Continental 682 Fund, LLC (H2244)

Motion

To postpone all three to a date certain of November 8, 2022.

(Note: The Motion pertained to Agenda Item Nos. S-1, S-2 and S-4.)

RESULT:	ADOPTED
MOVER:	John Allocco
SECONDER:	Wayne Dukes
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Master Plan Petition Submitted by 34601 Realty Partners, LLC (H2254)

There was no public input.

Motion

To approve the staff recommendation (Resolution No. 2022-190).

(Note: The Motion pertained to Modified Performance Condition No. 7 as approved by the Planning Department.)

RESULT:	ADOPTED
MOVER:	Wayne Dukes
SECONDER:	John Allocco
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Master Plan Petition Submitted by NVR, Inc., on Behalf of Mazas Hernando Holdings, LLC (H2208)

The Board accepted public input on this matter.

Motion

To approve the staff recommendation (Resolution No. 2022-191).

(Note: The Motion pertained to Modified Performance Condition Nos. 13 and 14 as approved by the Planning Department.)

RESULT:	ADOPTED
MOVER:	Wayne Dukes
SECONDER:	Jeff Holcomb
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Master Plan Petition Submitted by William Ryan Homes Florida, Inc., on Behalf of HDP Whiting Estates II, LLC (H2250)

There was no public input.

Motion

To approve the staff recommendation (Resolution No. 2022-192).

(Note: The Motion pertained to Modified Performance Condition No. 5 as approved by the Planning Department.)

RESULT:	ADOPTED
MOVER:	Wayne Dukes
SECONDER:	John Allocco
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Rezoning Petition Submitted by DemiSar Properties, LLC, on Behalf of Larry J. Davis (H2253)

There was no public input.

Motion

To approve the staff recommendation (Resolution No. 2022-193).

RESULT:	ADOPTED
MOVER:	John Allocco
SECONDER:	Jeff Holcomb
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Rezoning Petition Submitted by Salvatore DeFranco and Vanessa DeFranco (H2245)

There was no public input.

Motion

To approve the staff recommendation (Resolution No. 2022-194).

RESULT:	ADOPTED
MOVER:	Wayne Dukes
SECONDER:	Elizabeth Narverud
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Rezoning Petition Submitted by Dennis J. Strally (H2246)

There was no public input.

Motion

To approve the staff recommendation (Resolution No. 2022-195).

RESULT:	ADOPTED
MOVER:	Wayne Dukes
SECONDER:	Elizabeth Narverud
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Master Plan Petition Submitted by GTG Spire Homes, LLC, on Behalf of My Angel Fund 1 LLC (H2257)

There was no public input.

Motion

To approve the staff recommendation (Resolution No. 2022-196).

RESULT:	ADOPTED
MOVER:	Wayne Dukes
SECONDER:	Jeff Holcomb
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Rezoning Petition Submitted by Claire Clements on Behalf of Charles Crispi, Antoinette Lombardi, Sam Crispi and Deborah Marsala (H2252)

The Board accepted public input on this matter.

Motion

To approve the staff recommendation (Resolution No. 2022-197).

(Note: The Motion pertained to Modified Performance Condition No. 17 as approved by the Planning Department.)

RESULT:	ADOPTED
MOVER:	Wayne Dukes
SECONDER:	John Allocco
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Rezoning Petition Submitted by Land Builder, LLC, on Behalf of Lesa C. Bruger, Trustee of Land Trust No. One Dated February 2001 (H2214)

Comm. Dukes temporarily left the meeting and returned shortly thereafter.

The Board accepted public input on this matter.

Comm. Holcomb made the following Motion:

Motion

For 190 and no emergency exit.

Comm. Holcomb amended his Motion as follows:

Amendment to Motion

To two years (Resolution No. 2022-198).

(Note: The motion pertained to Modified Performance Condition Nos. 10, 11, 21, 22 and 23 as approved by the Planning Department.)

RESULT:	ADOPTED
MOVER:	Jeff Holcomb
SECONDER:	Elizabeth Narverud
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

Variance Petition Submitted by Jan Quintero

Comm. Dukes temporarily left the meeting and returned shortly thereafter.

The Board accepted public input on this matter.

Comm. Holcomb made the following Motion:

Motion

To approve the staff recommendation.

Comm. Holcomb clarified his Motion as follows:

Clarification to Motion

For only this shed that is on the property right now.

Comm. Holcomb restated his Motion as follows:

Restated Motion

To approve the variance to 10-inches, and it only applies to this current shed, not to any new shed.

RESULT:	ADOPTED
MOVER:	Jeff Holcomb
SECONDER:	John Allocco
AYE:	Champion, Allocco, Narverud, Dukes and Holcomb

BOARD OF COUNTY COMMISSIONERS

The Board commented on various issues and topics.

ADJOURNMENT

The meeting adjourned at 3:15 p.m.