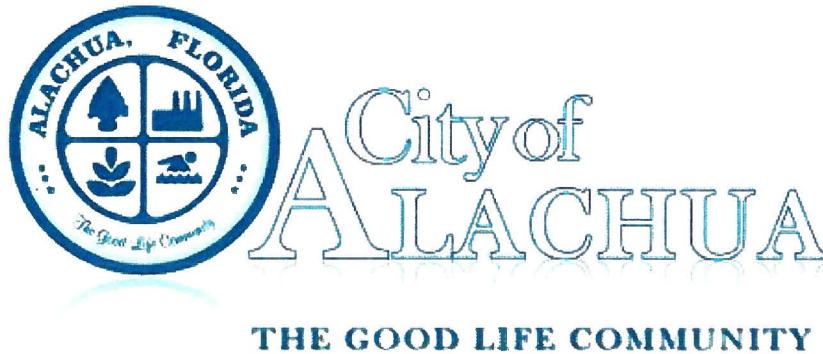




Joint City-County Commission Meeting Minutes June 14, 2021

Mayor Gib Coerper

Vice Mayor Shirley Green Brown

Commissioner Jennifer Blalock

Commissioner Dayna Miller

Commissioner Robert Wilford

Chair Ken Cornell

Vice Chair Marihelen Wheeler

Commissioner Charles S. Chestnut

Commissioner Mary Alford

Commissioner Anna Prizzia

City Manager Adam Boukari

City Attorney Marian Rush

The City Commission conducted a
Joint City-County Commission Meeting
At 6:00 PM
to address the item(s) below.

Meeting Date: June 14, 2021

Meeting Location: James A Lewis Commission Chambers

CITIZENS PRESENT: Collin Thompson, Garvin Combs, Deloris Collins, Alberta Horne. STAFF
ATTENDING: Robert Bonetti, Mike DaRoza, Adam Hall, Elliot Harris, Carlos Hunt, Kamal Latham, Donna
Myers, Brenda Phillips, Jesse Sandusky, Chad Scott, Rodolfo Valladares, LeAnne Williams, Cap Wilson,
Kathy Winburn.

Joint City-County Commission Meeting

Notice given pursuant to Section 286.0105, Florida Statutes. In order to appeal any decision made at this meeting, you will need a verbatim record of the proceedings. It will be your responsibility to ensure such a record is made.

CALL TO ORDER

Led by Mayor Gib Coerper.

Prayer led by Pastor Gary Hardesty of First Presbyterian Church of Alachua.

Pledge led by Mayor Coerper.

Chair Ken Cornell called the meeting to order.

Introduction of County Commissioners and City Commissioners.

APPROVAL OF THE AGENDA

Vice Chair Marihelen Wheeler moved to approve the agenda as amended; seconded by Member Mary Alford.

Chair Cornell opened the floor for comments.

There were no comments.

Passed by unanimous consent.

Commissioner Dayna Miller moved to approve the agenda as amended; seconded by Commissioner Robert Wilford.

Mayor Coerper opened the floor for comments.

There were no comments.

Passed by unanimous consent.

WELCOME

I. AGENDA

II. COMMISSION GENERAL AND INFORMAL DISCUSSION

III. CITIZEN COMMENTS

(Please Limit to 3 Minutes. Any citizen who did not speak during the Citizen Comments period at the beginning of the meeting may do so at this time.)

IV. ADJOURN

City Commission Meeting

V. AGENDA ITEMS

A. Fellowship Church Proposal Update

Chair Cornell presented the item and gave a report.

Chair Cornell stated he would like to know if the City of Alachua was planning to make arrangements in their budget for transportation or operation of such a facility.

Vice Chair Wheeler spoke on the merit and need of having a center in north Alachua County.

Commissioner Jennifer Blalock asked with whom the County would be meeting to discuss the Fellowship Church purchase.

Vice Chair Wheeler stated the realtor was meeting with the church officials.

Mayor Coerper asked if someone had looked into the buildings around the old GE plant or having land donated for the purpose of building the desired structure.

Chair Cornell stated the ideal structure would be 10,000 square feet, and Fellowship Church was 35,000 square feet, making upkeep on the structure more than the County could consider.

County Manager Michele Lieberman stated the County has looked for property in the Alachua area and has found it difficult to find.

Commissioner Wilford asked if the County had looked into grant funding.

Commissioner Miller asked if the intent was to bring the constitutional officers or County services, or a combination of both.

Vice Chair Wheeler mentioned Meridian would like a space, Adam Joy would like to have a daycare with VPK in the space, and some of the constitutional officers were interested, although not on a full-time bases.

Commissioner Miller asked what the other municipalities were saying about this project.

Chair Cornell stated they had only spoken with High Springs.

Vice Chair Wheeler stated the Mayor of Newberry said the City of Newberry would be willing to provide transportation to the facility from Newberry.

County Manager Lieberman stated it would be great to come up with a strategy as a group to make this happen. She said grants were great to look into, but the long-term upkeep on such a building should be considered.

Commissioner Miller stated she was concerned about asking the other municipalities to contribute to such a large venture, especially when considering the size of some of the cities.

Mayor Coerper stated if Meridian wanted to use a large portion of the facility, the rent would help with the upkeep.

Chair Cornell stated he would like to know if the City of Alachua would be willing to provide transportation for its citizens to get to the facility, and then work together to operate it in a way that was as inexpensive as possible.

Mayor Coerper mentioned Gainesville Regional Transit System could create a loop of outlying communities, which could include Alachua.

City Manager Adam Boukari stated the City performed a bus study 10 years ago, and the City had a ridership

of 1.5 persons per day.

Chair Cornell opened the floor for comment.

Bruce Borders stated he felt the County should purchase the building, as it was needed for the community.

B. Infrastructure Surtax - 2022 Ballot Initiative

Chair Cornell introduced the item and provided the report.

Member Anna Prizzia stated she felt this would help make the county competitive for federal funding, as it would have matching funds.

Vice Chair Wheeler stated the other municipalities had expressed concerns over affordable housing.

City Manager Boukari asked if there was a term set for the tax.

Chair Cornell stated that Wild Spaces Public Places had an eight-year term, which was due to expire in 2024, and renewing it would take it to 2032. He said if the infrastructure sales tax term was set for 10 years, this would coincide with 2032. He stated this would mean in 2032 a one cent infrastructure tax would be up for vote. He reminded the Dais this was being polled right now, and it was not an accomplished fact.

City Manager Boukari asked if the cities would have a say as to how this tax was spent.

Chair Cornell stated he felt the cities would come up with the ideas for usage, and the ideas would be put on a greater priority list to be presented to the County.

Mayor Coerper asked the Commissioners for comments for questions.

Commissioner Miller stated the City of Alachua was number-one in the county in affordable housing; therefore the City of Alachua would want to look at using the tax for infrastructure.

Commissioner Wilford requested school zone signs on Highway 235.

County Manager Lieberman stated this was a state road and the County doesn't have jurisdiction over the road. She further stated they had been in contact with the state regarding the problems.

Commissioner Wilford stated the same concerns regarding County Road 235-A by Santa Fe High School.

Vice Mayor Shirley Green Brown stated she felt polling the County was a great idea, and requested clarification as to what cities would be polled.

Chair Cornell stated all of the cities would be polled.

Commissioner Blalock stated her concerns over the unpaved portion of 235-A, and the traffic headed to I-75.

Mayor Coerper praised the Wild Spaces Public Places program. He stated the cities would want to maintain control over how the dollars were spent as a matter of Home Rule. He stated it would be beneficial to have result-oriented discussions as to the details of road paving projects for the public's understanding. He noted on 235-A, the County repaved in 1999, but the road had since deteriorated and needs repaving.

Member Wheeler added to the discussion regarding 235-A. She stated she has been working on 235-A in

terms of what could be done.

Member Prizzia stated she agreed the municipalities should maintain control over the funds, but there should be a criteria for vetting as a means of accountability.

Member Alford stated she would like to see roads paved which were not necessarily in Gainesville.

City Manager Boukari stated, while he was for citizen oversight, the citizens also elected these two boards, and they were capable of getting things done. He stated the best way to get this tax passed was to approve projects the citizens could see and was in their cities. He also stated citizens like to see their local governments working together.

C. Renters Rights Ordinance

Chair Cornell introduced the item.

Director of Growth Management Missy Daniels provided the presentation.

Commissioner Wilford asked what standards would be used.

Director of Growth Management Daniels stated the standards were HUD standards.

Commissioner Wilford suggested once a house was vacant, it could then go into this program.

Mayor Coerper stated the City of Alachua would like for this to be an “opt-in” option rather than an “opt out” so the Commission could consider it carefully.

Commissioner Miller agreed with Mayor Coerper that this should be an “opt-in” option for the City for logistical reasons.

City Manager Boukari asked if there had been concerns that this program would not be fairly administered between the large landlord and the small landlord.

Director of Growth Management Daniels provided information.

Chair Cornell stated their concern was a program like this might push landlords into selling their homes and therefore removing them from the affordable housing market.

Commissioner Miller asked what the realtors association comments had been.

Chair Cornell stated they wanted the County to take their time in putting this program together.

Vice Chair Wheeler stated at this point, the County was “opting-in” as well.

Member Alford provided a presentation on an affordable housing incentive program.

Mayor Coerper stated he would like for the county to keep this as an “opt-in”.

D. Trunked Radio System Discussion

Chair Cornell introduced the item.

Alachua County Fire Chief Harold Theus provided the presentation.

City Manager Boukari stated the City has not come to resolution with GRUCom, and provided further information. He asked if there was a timeline for what the County was planning.

Fire Chief Theus stated they had looked into the cost of a system as well as discussing with GRUCom to see if there might be a way to merge the two systems, but there was no timeline yet.

City Manager Boukari stated the City's concerns.

Fire Chief Theus stated the County was looking for a countywide system which would be all- encompassing, but locating one is proving difficult.

Chair Cornell stated up until GRUCom sent the letter, he viewed the County and cities as partners in this system, but that letter made him aware that the County was just a customer to GRUCom. He stated they would be looking for a County-controlled system that would be responsive to all areas of the county.

Commissioner Wilford expressed his thanks to the County Members for their leadership in this issue.

COMMENTS FROM CITIZENS:

Chair Cornell opened the floor for comments.

Mr. Borders requested financial support for a Veterans Day celebration.

Member Comments:

Member Prizzia thanked everyone for coming out.

Member Alford told Mr. Borders she would come to a fundraiser to support his cause. She stated she had sent a few emails regarding the National Infrastructure Bank, and asked the City to pass a resolution of support. She spoke about a Rail Trail from High Springs to Newberry.

Vice Chair Wheeler provided further information regarding County Road 235-A.

Chair Cornell thanked the City for hosting the meeting.

Commissioner Comments:

Commissioner Blalock asked the board members to drive County Road 235-A.

Commissioner Miller thanked the County Board Members for coming, and invited them to upcoming events.

Commissioner Wilford thanked the Members for coming.

Vice Mayor Brown asked Members to consider how they could help the schools close the academic gap. She asked the Members to consider a staff position for Equity and Outreach Advisor and Board. She thanked them for coming.

City Manager Boukari introduced Assistant City Manager Kamal Latham as the new incoming City Manager, taking his role in August. He thanked the Members and stated it was an honor to work with them.

Mayor Coerper thanked everyone for coming. He encouraged everyone to visit all nine municipalities in the county.

ADJOURN:

Chair Cornell adjourned the meeting.