



Walton County  
Board of County Commissioners  
**AGENDA ITEM REPORT**

**24-0678**

**Meeting:** Board of County Commissioners - May 06 2024

**Department:** Board of County Commissioners

**Submitted by:**

**Staff Contact:**

Consent Agenda       Regular Agenda       Public Hearing

**TITLE/REQUESTED ACTION:**

11:00 a.m. - Seacoast Collegiate High School Dual Enrollment and Workforce Center Expansion project at Northwest Florida State College



## MINUTES

### Board of County Commissioners

Monday, May 6, 2024 @ 11:00 AM

Freeport BCC Boardroom

Special Meeting

#### COMMISSIONER ATTENDANCE

**PRESENT:** Chair Tony Anderson, Vice Chair Donna Johns, Commissioner Brad Drake, Commissioner Danny Glidewell and Commissioner Willaim "Boots" McCormick

**STAFF PRESENT:** Acting County Attorney Clay Adkinson, County Administrator Stan Sunday and Chief Financial Officer Melissa Thomason

#### INVOCATION AND PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

#### CALL TO ORDER

Chair Anderson called the meeting to order at 11:00 a.m..

#### SPECIAL MEETING

1. 11:00 a.m. - Seacoast Collegiate High School Dual Enrollment and Workforce Center Expansion project at Northwest Florida State College

Nick Valhos, Vice President of Seaside School Foundation, introduced the project.

The following individuals spoke on the project: Tom Glavine, Former Atlanta Braves Baseball Player and member of Seaside School Foundation Board, Whitney Rutherford, General Counsel and Chief of Staff at Northwest Florida State College, Kamilah Padilla, recent graduate of Seacoast Collegiate High School and Northwest Florida State College, and Megan Harrison, President and CEO of Walton Area Chamber of Commerce.

Chair Anderson thanked the Seaside Foundation Board for their participation in this project.

Motion by Commissioner Glidewell, second by Vice Chair Johns, to instruct Acting County Attorney Clay Adkinson to schedule and advertise the Public Hearings within the required time frames, draft the required documents and present them to the Board for their consideration.



## MINUTES

### Board of County Commissioners

Tuesday, May 14, 2024, @ 1:00 PM

DeFuniak Springs BCC Boardroom

Regular Meeting

#### COMMISSIONER ATTENDANCE

##### PRESENT:

Chair Tony Anderson, Vice Chair Donna Johns, Commissioner Brad Drake, Commissioner Danny Glidewell, Commissioner William "Boots" McCormick

##### STAFF PRESENT:

Acting County Attorney Clay Adkinson, County Administrator Stan Sunday, and Chief Financial Officer Melissa Thomason

#### OPENING COMMENTS

Chair Anderson recognized City of DeFuniak Springs Councilmember Tony Vallee.

#### INVOCATION AND PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

#### RECOGNITION OF GUESTS

##### Recognition of Employee of the Quarter (Quarter 1) - Shella Harman and Exceptional Customer Service Award (Quarter 1) - Paula Mazan

Administrator Sunday recognized Shella Harman for the Employee of the Quarter (Quarter 1) award and Paula Mazan for the Customer Service Award (Quarter 1).

Shane Supple, Parks and Recreation Director noted Harman's exceptional work accomplishments and efforts. Mac Carpenter, Planning and Development Director, spoke regarding Mazan's work efforts for both internal and external customers.

#### CALL TO ORDER

Chair Anderson called the meeting to order at 1:09 p.m.

#### CONSIDER ADDITIONS/DELETIONS

Sunday requested Consent Agenda Item 11 be moved after Consent Agenda Item 30. Attorney Adkinson requested Agenda Item 39 be deleted since the litigation has been resolved.

#### APPROVAL OF AGENDA WITH ADDITIONS AND/OR DELETIONS

Motion by Commissioner Glidewell, second by Vice Chair Johns, to delete Agenda Item 39, and move Consent Agenda Item 11 after Consent Agenda Item 30.

Motion carried 5-0 with the following votes:



# Walton County

## Special Meeting for Executive Session

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Tuesday, May 14, 2024

11:00 AM

DeFuniak Springs BCC Boardroom

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### COMMISSIONER ATTENDANCE

### CALL TO ORDER

### CLOSED EXECUTIVE SESSION

1. [24-0641 - Pdf](#) CBHIV, LLC vs Walton County, case number 3:23-cv-21629.

### CLOSING COMMENTS

### ADJOURN



## MINUTES

### Special Meeting for Executive Session

Tuesday, May 14, 2024 @ 11:00 AM

DeFuniak Springs BCC Boardroom

#### 11:00 A.M. SPECIAL MEETING/EXECUTIVE SESSION

##### 1. CBHIV, LLC vs Walton County, Case No. 3:23-CV-21629

Attorney Adkinson requested to adjourn the Special Meeting pursuant to Section 286.011 (8), Florida Statutes, to convene into an Executive Session to discuss CBHIV, LLC vs Walton County, case number 3:23-cv-21629.

The following persons will attend this meeting: Commissioner William "Boots" McCormick: District 1, Commissioner Danny Glidewell: District 2, Commissioner Brad Drake: District 3, Vice Chair Donna Johns: District 4, Chair Tony Anderson: District 5. County Administrator Stan Sunday, Acting County Attorney Clay Adkinson, Assistant County Attorney Matthew Richardson, Assistant County Attorney Frankie White, and Special Counsel Bill Warner via Zoom. The meeting will be recorded by Jessica Owens, a certified court reporter. The court reporter will prepare a verbatim record of the meeting, which will be sealed until conclusion of the litigation.

Attorney Adkinson announced the Executive Session would last approximately 30 minutes.

Motion by Commissioner Glidewell, second by Vice Chair Johns, to adjourn the Special Meeting and reconvene into an Executive Session at 11:04 a.m.

Motion carried 5-0 by the following votes:

Ayes: Chair Anderson, Vice Chair Johns, Commissioner Drake,  
Commissioner Glidewell and Commissioner McCormick

The Executive Session is not open to the public pursuant to Section 286.011(8), Florida Statutes. Those not allowed to attend the session exited the meeting.

The Executive Session was adjourned, and the Special Meeting reconvened at 11:35 a.m.



# Walton County

## Special Meeting for Executive Session

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Tuesday, May 14, 2024

11:30 AM

DeFuniak Springs BCC Boardroom

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### COMMISSIONER ATTENDANCE

### CALL TO ORDER

### CLOSED EXECUTIVE SESSION

1. [24-0642 - Pdf](#) Samuel A. Osborne vs Walton County, case number 1D21-3898 (appeal of 17CA607).

### CLOSING COMMENTS

### ADJOURN



## MINUTES

### Special Meeting for Executive Session

Tuesday, May 14, 2024 @ 11:30 AM

DeFuniak Springs BCC Boardroom

#### 11:30 A.M. SPECIAL MEETING/EXECUTIVE SESSION

1. **Samuel A. Osborne vs Walton County, Case No. 1D21-3898 (appeal of 2017-CA-607)**

Attorney Adkinson requested to adjourn the Special Meeting pursuant to Section 286.011 (8), Florida Statutes, to convene into an Executive Session to discuss Samuel A. Osborne vs Walton County, case number 1D21-3898 (appeal of 2017-CA-607)

The following persons will attend this meeting: Commissioner William "Boots" McCormick: District 1, Commissioner Danny Glidewell: District 2, Commissioner Brad Drake: District 3, Vice Chair Donna Johns: District 4, Chair Tony Anderson: District 5, County Administrator Stan Sunday, Acting County Attorney Clay Adkinson, Assistant County Attorney Matthew Richardson, Assistant County Attorney Frankie White, and Special Counsel Gwendolyn P. Adkins via Zoom. The meeting will be recorded by Jessica Owens, a certified court reporter. The court reporter will prepare a verbatim record of the meeting, which will be sealed until conclusion of the litigation.

Attorney Adkinson announced the Executive Session would last approximately 30 minutes.

Motion by Vice Chair Johns, second by Commissioner Glidewell, to adjourn the Special Meeting and reconvene into an Executive Session at 11:41 a.m.

Motion carried 5-0 by the following votes:

Ayes: Chair Anderson, Vice Chair Johns, Commissioner Drake,  
Commissioner Glidewell and Commissioner McCormick

The Executive Session is not open to the public pursuant to Section 286.011(8), Florida Statutes. Those not allowed to attend the session exited the meeting.

The Executive Session was adjourned, and the Special Meeting reconvened at 12:12 p.m.

Attorney Adkinson stated no action was requested by the County Attorney's office.

Motion by Commissioner Glidewell, second by Vice Chair Johns, to adjourn the Special Meeting.



## MINUTES

### Board of County Commissioners

Thursday, May 23, 2024, @ 9:00 AM

South Walton Annex Board Room

Land Use Hearing

#### COMMISSIONER ATTENDANCE

**PRESENT:** Chair Tony Anderson, Vice Chair Donna Johns, Commissioner Brad Drake, Commissioner Danny Glidewell, and Commissioner William "Boots" McCormick

**STAFF PRESENT:** Assistant County Attorney Matt Richardson, and County Administrator Stan Sunday

#### INVOCATION AND PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

#### CALL TO ORDER

Chairman Anderson called the meeting to order at 9:04 a.m.

#### LEGISLATIVE ITEMS

1. **Barrett SSA with Rezoning - Request to approve by ordinance. FLU24-000007 FKA FLU23-000005 is being reviewed by Stephen Schoen. This is a Future Land Use Amendment with Rezoning application submitted by Panhandle Permitting on behalf of Earl Barrett requesting to change the current Future Land Use from Residential to Industrial and Extractive Uses or lesser category and to change the current Zoning from Neighborhood Infill to Light Industrial or lesser district on approximately 1.08 +/- acres. The property is located in District 5, approximately 1.09 miles East of North County Highway 395, on the south side of US Highway 98 East and can be identified by parcel number(s) 01-3S-19-25000-001-0010.**

Mac Carpenter, Planning and Development Director, introduced the request and Stephen Schoen, Deputy Planning Director, presented the request, noting that the project was consistent with the Land Development Code (LDC) and Comprehensive Plan (Comp Plan), contingent upon conditions being met as stated in the Staff Report (Exhibit 1).

Julie Shephard, Panhandle Permitting, on behalf of the applicant, spoke on the request and addressed Vice Chair Johns' inquiry.



## MINUTES

### Board of County Commissioners

Tuesday, May 28, 2024, @ 1:00 PM

South Walton Annex Board Room

Regular Meeting

#### COMMISSIONER ATTENDANCE

**PRESENT:** Chair Tony Anderson, Vice Chair Donna Johns, Commissioner Brad Drake, Commissioner Danny Glidewell, and Commissioner William "Boots" McCormick

**STAFF PRESENT:** Acting County Attorney Clay Adkinson, County Administrator Stan Sunday, and Chief Financial Officer Melissa Thomason

#### OPENING COMMENTS

#### INVOCATION AND PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

#### RECOGNITION OF GUESTS

Chair Anderson recognized Chief Ghost Dancer, Muscogee Nation of Northwest Florida.

#### CALL TO ORDER

Chair Anderson called the meeting to order at 1:04 p.m.

#### CONSIDER ADDITIONS/DELETIONS

Administrator Sunday noted staff has requested Agenda Item 14 to be rescheduled. Tony Corman, Code Compliance Director, requested a Special Meeting to provide additional public input before the Public Hearing adoption process.

Motion by Commissioner McCormick, second by Commissioner Glidewell, to continue the Public Hearing for Agenda Item 14 to the June 20, 2024, Regular Meeting, to schedule a Special Meeting on June 4, 2024, 1 p.m., South Walton Annex, to discuss changes to the Beach Activities Ordinance, and to hear Public Comment for the agenda item at this time.

Motion carried 5-0 with the following votes:

**Ayes:** Chair Anderson, Vice Chair Johns, Commissioner McCormick, Commissioner Glidewell, and Commissioner Drake

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## MINUTES

### Board of County Commissioners

Tuesday, May 28, 2024, @ 11:00 AM

South Walton Annex Board Room

Workshop – County Attorney Scope of Services

#### COMMISSIONER ATTENDANCE

**PRESENT:** Chair Tony Anderson, Vice Chair Donna Johns, Commissioner Brad Drake, Commissioner Danny Glidewell, and Commissioner William "Boots" McCormick

**STAFF PRESENT:** Acting County Attorney Clay Adkinson, County Administrator Stan Sunday, and Chief Financial Officer Melissa Thomason

#### INVOCATION AND PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

#### CALL TO ORDER

Chair Anderson called the meeting to order at 11:08 a.m.

#### 1. County Attorney Scope of Services

Administrator Sunday presented two draft proposals for Scope of Services regarding the County Attorney position. He noted the Scope of Services included changes to the minimum employee qualification requirements.

Nathan Kervin, Human Resources Director, noted two applications have been received since the April 9, 2024, Regular Meeting. The Board directed staff to provide the new Scope of Services to all applicants that have applied for the position within the last two years.

Attorney Adkinson recommended a minimum amount of local government experience be included with the qualifications and to include admittance to the Florida Bar, the United States District Court, Northern District of Florida, the United States Court of Appeals for the 11<sup>th</sup> Circuit, and the United States Supreme Court.

A consensus of the Board was to include Attorney Adkinson's recommendations to the Scope of Services, with admittance to the United States Supreme Court as a preference but not a requirement. A discussion occurred regarding the process for obtaining



## MINUTES

### Board of County Commissioners

Monday, June 3, 2024, @ 1:00 PM

South Walton Annex Board Room

Special Meeting

#### COMMISSIONER ATTENDANCE

**PRESENT:** Chair Tony Anderson, Vice Chair Donna Johns, Commissioner Brad Drake, Commissioner Danny Glidewell, and Commissioner William "Boots" McCormick

**STAFF PRESENT:** Acting County Attorney Clay Adkinson, and County Administrator Stan Sunday

#### INVOCATION AND PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

#### CALL TO ORDER

Chair Anderson called the meeting to order at 1:03 p.m.

#### 1. Discussion regarding changes to the Walton County Waterways and Beach Activities Ordinance

Tony Cornman, Code Compliance Director, presented the agenda item. Attorney Adkinson noted that the current ordinance for Waterways and Beach Activities Ordinance would be divided into two separate ordinances with the Waterways portion being discussed at the June 11, 2024, Regular Meeting.

The Board discussed private security officers being allowed on the beach.

The Meeting recessed at 3:03 p.m. and reconvened at 3:17 p.m.

Cornman continued to discuss proposed changes to the existing ordinance.

The following individuals spoke: Derek Gossett, Ann Clifford, Susan Hughes, Davin Hand, owner of 30A Blaze, Barbara Morano, Lynn Nesmith, Heidi Deveau with Historic Inlet Beach Neighborhood Association, Karen Doyle, Anthony Maguire, owner of Light Me Up Beach Bonfires, Suzanne Harris, Lauren Maguire, co-owner of Light Me Up Beach Bonfires, Dave Meadows, Nicholas Harris, Ann Lewis, Edmond Zlotea, Jessica Miller, and Barbara Breerwood.



## MINUTES

### Board of County Commissioners

Tuesday, June 11, 2024, @ 1:00 PM

DeFuniak Springs Boardroom

Regular Meeting

#### COMMISSIONER ATTENDANCE

**PRESENT:** Vice Chair Donna Johns, Commissioner Brad Drake, Commissioner Danny Glidewell, Commissioner William "Boots" McCormick

**ABSENT:** Chair Tony Anderson

**STAFF PRESENT:** Assistant Attorney Frankie White, County Administrator Stan Sunday, Chief Financial Officer Melissa Thomason

#### OPENING COMMENTS

#### INVOCATION AND PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

#### RECOGNITION OF GUESTS

#### CALL TO ORDER

Vice Chair Johns noted she would be filling in for Chair Anderson in his absence. Vice Chair Johns called the meeting to order at 1:02 p.m.

#### CONSIDER ADDITIONS/DELETIONS

##### **Additions:**

##### **Consent Agenda:**

**Add #1 - (24-0831) Request approval to advertise and reschedule the July 15, 2024, Budget Workshop to July 22, 2024, at 10:00 am at the DeFuniak Springs Courthouse**

Vice Chair Johns requested the Budget Workshop be held in the Freeport Boardroom on July 22, 2024, at 10:00 a.m.

Administrator Sunday requested direction for the Regular Meeting and Public Hearing for the Beach Activities Ordinance on June 20, 2024, at 1:00 p.m. at the South Walton Annex Boardroom. The consensus of the Board was to move the meeting up to 9:00 a.m. at the same location. The Beach Activities Ordinance Public Hearing was rescheduled to June 21, 2024, at 9:00 a.m. at the South Walton Annex Boardroom.



## MINUTES

### Board of County Commissioners

Tuesday, June 18, 2024, @ 1:00 PM

South Walton Annex Boardroom

Special Meeting

#### COMMISSIONER ATTENDANCE

**PRESENT:** Chair Tony Anderson, Vice Chair Donna Johns, Commissioner Brad Drake, Commissioner Danny Glidewell and Commissioner William "Boots" McCormick

**STAFF PRESENT:** Acting County Attorney Clay Adkinson, County Administrator Stan Sunday and Chief Financial Officer Melissa Thomason

#### CALL TO ORDER

Chair Anderson called the meeting to order at 1:01 p.m.

#### ADKINSON LAW FIRM, ACTING COUNTY ATTORNEY

Add Request to advertise and schedule a Special Meeting for the Board of County Commissioners to consider matters including Public Hearings continued from the June 20, 2024, BCC meeting, for June 21, 2024, at 9:00 a.m. at the South Walton Annex Courtroom.

Motion by Commissioner Glidewell, second by Vice Chair Johns, to approve as presented.

Motion carried 5-0 by the following votes:

Ayes: Chair Anderson, Vice Chair Johns, Commissioner Drake, Commissioner Glidewell and Commissioner McCormick

#### PUBLIC HEARING

Motion by Commissioner Glidewell, second by Vice Chair Johns to open the public hearing.

Motion carried 5-0 by the following votes:



## MINUTES

### Board of County Commissioners

Thursday, June 20, 2024, @ 9:00 AM

South Walton Annex Board Room

Regular Meeting

#### COMMISSIONER ATTENDANCE

**PRESENT:** Chair Tony Anderson, Vice Chair Donna Johns, Commissioner Brad Drake, Commissioner Danny Glidewell, and Commissioner William "Boots" McCormick

**STAFF PRESENT:** Assistant County Attorney Matt Richardson, County Administrator Stan Sunday, and Chief Financial Officer Melissa Thomason

#### OPENING COMMENTS

#### INVOCATION AND PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

#### RECOGNITION OF GUESTS

#### CALL TO ORDER

Chair Anderson called the meeting to order at 9:05 a.m.

#### CONSIDER ADDITIONS/DELETIONS

##### **Deletions:**

##### **Vice-Chair Donna Johns**

**#35 - (24-0783) Update on Paid Parking**

##### **Parks & Recreation**

**#24- (24-0817) Request to approve the purchase of a NorthStar hot water commercial pressure washer trailer in an amount not to exceed \$16,999.99**

##### **Vice Chair Donna Johns**

**#32- (24-0872) Request for direction on purchase of Alderberry Property**

##### **Commissioner Danny Glidewell**

**#30- (24-0850) Request to approve and authorize the Chair to sign a Resolution opposing Amendment No.:4**

Administrator Sunday requested to move Agenda Item #34 to County Administrator.



## MINUTES

### Board of County Commissioners

Friday, June 21, 2024, @ 9:00 AM

South Walton Annex Boardroom

Special Meeting

#### COMMISSIONER ATTENDANCE

**PRESENT:** Chair Tony Anderson, Vice Chair Donna Johns, Commissioner Brad Drake, Commissioner Danny Glidewell, and Commissioner William "Boots" McCormick

**STAFF PRESENT:** County Administrator Stan Sunday, and Acting County Attorney Clay Adkinson

#### INVOCATION AND PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

#### RECOGNITION OF GUESTS

There was no recognition of guests.

#### CALL TO ORDER

Chair Anderson called the meeting to order at 9:05 a.m. and noted this Special Meeting was a continuation of the June 20, 2024, Regular Meeting and Land Use Hearings.

#### STAN SUNDAY, COUNTY ADMINISTRATOR

Administrator Sunday had no items to present.

#### COMMISSIONER BOOTS MCCORMICK, DISTRICT ONE

Commissioner McCormick had no items to present.

#### COMMISSIONER DANNY GLIDEWELL, DISTRICT TWO

- 1. Request for the addition of two pavilions at Douglass Crossroads.**

Commissioner Glidewell presented the request.

Motion by Vice Chair Johns, second by Commissioner Glidewell, to instruct staff to construct two pavilions at Douglass Crossroads Park for \$15,000 from District 5 Recreation Plat fees.

Motion carried 5-0 by the following votes:

Ayes: Chair Anderson, Vice Chair Johns, Commissioner Drake, Commissioner



## MINUTES

### Board of County Commissioners

Tuesday, July 9, 2024, @ 11:30 AM

DeFuniak Springs BCC Boardroom

Special Meeting/Executive Session

#### COMMISSIONER ATTENDANCE

**PRESENT:** Vice Chair Donna Johns, Commissioner Brad Drake, Commissioner Danny Glidewell, and Commissioner William "Boots" McCormick

**ABSENT:** Chair Tony Anderson

**STAFF PRESENT:** Acting County Attorney Clay Adkinson, and County Administrator Stan Sunday

#### CALL TO ORDER

Vice Chair Johns called the meeting to order at 11:32 a.m.

#### 11:30 A.M. SPECIAL MEETING/ EXECUTIVE SESSION

##### 1. CBHIV, LLC VS WALTON COUNTY, Case No 3:23-cv-21629

Attorney Adkinson requested to adjourn the Special Meeting pursuant to Section 286.011 (8), Florida Statutes, to convene an Executive Session to discuss CBHIV, LLC v. WALTON COUNTY, Case No. 3:23-cv-21629. The following persons attended the meeting: Board of County Commissioners William "Boots" McCormick (District 1), Danny Glidewell (District 2), Brad Drake (District 3), and Donna Johns (District 4); County Administrator Stan Sunday; Acting County Attorney Clay Adkinson; Assistant County Attorney Matthew Richardson; Assistant County Attorney Frankie White and Bill Warner, Special Counsel attended via phone. This meeting will be recorded by Tamara Snaith, a certified court reporter, who prepared a verbatim record of the meeting, which will be sealed until conclusion of the litigation.

Attorney Adkinson announced that the Executive Session would last approximately 30 minutes.

Motion by Commissioner McCormick, second by Commissioner Glidewell, to adjourn the Special Meeting and reconvene into an Executive Session at 11:34 a.m.

Motion carried 4-0 by the following votes:

Ayes: Vice Chair Johns, Commissioner McCormick, Commissioner Glidewell, and Commissioner Drake



## MINUTES

### Board of County Commissioners

Tuesday, July 9, 2024, @ 1:00 PM

DeFuniak Springs BCC Boardroom

Regular Meeting

#### COMMISSIONER ATTENDANCE

**PRESENT:** Vice Chair Donna Johns, Commissioner Brad Drake, Commissioner Danny Glidewell, and Commissioner William "Boots" McCormick

**ABSENT:** Chair Tony Anderson

**STAFF PRESENT:** Acting County Attorney Clay Adkinson, County Administrator Stan Sunday, and Chief Financial Officer Melissa Thomason

#### OPENING COMMENTS

#### INVOCATION AND PLEDGE OF ALLEGIANCE TO THE AMERICAN FLAG

#### RECOGNITION OF GUESTS

Vice Chair Johns recognized former County Commissioners Sara Comander and Bill Chapman.

#### CALL TO ORDER

Vice Chair Johns called the meeting to order at 1:03 p.m.

#### CONSIDER ADDITIONS/DELETIONS

Administrator Sunday requested that Agenda Item 28 be moved to the beginning of the Regular Agenda after Agenda Item 20.

#### APPROVAL OF AGENDA WITH ADDITIONS AND/OR DELETIONS

Motion by Commissioner Glidewell, second by Commissioner McCormick, to approve the agenda with the changes.

Motion carried 4-0 by the following votes:

Ayes: Vice Chair Johns, Commissioner McCormick, Commissioner Glidewell, and Commissioner Drake

#### PUBLIC COMMENTS

There were no public comments.