

**The Inglis Town Commission
held the Regular Commission Meeting
at the Inglis Town Hall
on March 3rd, 2020 at 6:00 PM**

Present Were:

**Mayor Merritt (absent), Comm. Brennan, Comm. Morin,
Comm. Monteverde, Comm. Webb, Comm. Williams
Attorney Fugate**

Motion to Adopt Agenda

The Town Clerk stated she had received a letter from the North Florida Regional Planning Council requesting that the Town do a Proclamation declaring the month of March 2020 as Census Awareness Month.

The Town Clerk stated she had also received a letter from one of the current Planning Commission Members to add to the Agenda, section: Regular Agenda, sub-section, Planning, item A, reinstatement of members.

Commissioner Webb made a motion to adopt the agenda with the added items. Commissioner Morin seconded. Motion carried 5-0.

Prayer and Pledge to the Flag

Comments, Ordinances, ETC.

1. Attorney Comments:

2. Ordinance/Resolutions:

The Attorney stated the Proclamation can be addressed at this time.

Town Clerk, Darlene Slattery read the Proclamation into the record.

Commissioner Webb made a motion to adopt the Proclamation declaring March 2020 as Census Awareness Month. Commissioner Brennan seconded. Motion carried 5-0.

3. Contracts/Agreements:

A. Advantage Computers/Jayhawks Software, Annual Software Assurance Plus 15 Support Hrs.

Commissioner Webb made a motion to approve the contract. Commissioner Morin seconded. Motion carried 5-0.

B. Request for review and approval, Project 4280-06-A, Town of Inglis, Mastadon Bridge Drainage project, Phase II, Contract H0462.

Attorney Fugate stated this is the contract for the bridge that is going to be attached to the RFP that the Commission has already approved, it is a standard contract that comes from the Department of Emergency Management.

Commissioner Morin stated she thought this was going out already.

Attorney Fugate stated the Commission approved the RFP package and in the RFP package there were references to this document and the proposer needs to know that they must meet the standards in this document.

Commissioner Webb addressed the Attorney stating, "So if they approve this tonight, then the RFP will be sent out tomorrow?"

Commissioner Monteverde stated he has several questions, the first one is, he was never told that once they got to this point it would be 22 months before they had an actual bridge built and that is what this document says, it also says that they are 3 months late, it also says that they are responsible for any of the costs that may run over and he has no idea of the \$160 some odd thousand that we have on here is adequate we are also putting up \$56,000.00 of our own money, we agreed to fix the bridge by January 1 and now this document says it will take another 22 months, his opinion is that we should void this grant go ahead with what we promised and fix this bridge.

Commissioner Williams stated he had asked in the last meeting what would the legal repercussions be if they void the grant.

Attorney Fugate stated he didn't hear that question asked at the last meeting and he will get the answer to it.

Commissioner Monteverde stated it is in the contract it says we can void it at any time.

The Town Attorney stated if there is no voiding of the contract if there is no signing, but he doesn't know what that means for the prior portion, he will have to go back and review the prior grant agreement.

Commissioner Webb stated during the discussions prior to the December meeting the Commission consensus was to do something by January 1st, 2020.

Commissioner Morin stated the Commission made a statement, they made a promise and we should live up to the promise, she was under the impression that the RFP had already been sent out and now they find out they have been waiting on this, that is unacceptable.

Commissioner Morin stated her point is that if they are not going with the government money, cause they've already paid them for the first phase that's over and done with, we already have the engineering why can't we put the engineering RFQ ourselves out there and see what comes back.

Commissioner Webb commented.

Commissioner Monteverde commented.

Commissioner Williams stated the difference is what he stated before, the span size difference that marks it as either a culvert or a bridge and it needs to be built to the Green Book Standards before it will be released to the Town by FDOT.

Discussion followed.

Commissioner Brennan stated the things they need to look out for is what exactly they can put in there, the County put in 5ft culverts and he wants to point out that Hudson Street has 6ft culverts and the volume that will flow through could make a difference, so what he is trying to point out at this time is that the Commission does not come up against any legal road blocks that could cause an issue with FDOT, SWFWMD or FEMA.

Steve Schwing commented regarding the Mastadon Bridge repair/replacement contract.

James Sparkman commented on the contract being presented for the Mastadon Bridge repair/replacement.

John MacDonald commented on the HMGP contract being presented and does not understand first of all why it is taking so long for the repair/replacement to be done, it should have only taken two years maximum and secondly the town does not need to throw away funds being given to them, the reason that DOT bridge came to be, he remembers when the former maintenance guy was there, when they went and did it, they went out there and they were looking for FDOT Grant money and that's how it got numbered, they were looking for funds from FDOT to fix it and since it is a FDOT numbered bridge it must be fixed to FDOT standards.

Commissioner Monteverde stated the engineering study was done over 4 years ago and we've already paid for it and it was a different grant.

The Town Attorney stated they call it Phase I and Phase II, the engineering portion of it was Phase I this is Phase II of the same HMGP Grant.

Commissioner Monteverde asked Chief MacDonald if the repairs should have been done 7 years ago.

Chief MacDonald stated if he had been in charge the bridge would have been repaired immediately and then a HMGP Grant could have been applied for afterwards.

Commissioner Morin made a motion to table the contract. Commissioner Webb seconded. Carried 5-0.

Commissioner Monteverde stated he would like to have deliverables placed into the motion and that it also states a date of completion.

Ed Merrill commented.

James Sparkman commented.

Harry Brodhead asked if it would make sense to help speed up the process for the Commission to consider scheduling and publishing the schedule of a tentative meeting to discuss the findings of Commissioner Williams and to honor the sunshine law and get everybody together on the same page at a Special Workshop and still give

public notice and hopefully have enough information so that by the next regular scheduled meeting here that a vote could happen and that vote could take place and that project can go ahead.

Commissioner Webb made a motion to give direction to Commissioner Williams to contact the engineer, to contact Melissa Morgan to repaired/rebuilt the Mastadon Bridge as soon as possible. Commissioner Morin seconded. Motion carried 5-0.

Commissioner Williams stated if the Commission wants to schedule a Special Meeting to discuss what the findings are then they need to set it now.

Attorney Fugate stated a Special Meeting date can be set as long as the 72 hours is adhered to.

Consent Agenda

1. Minutes: Regular Meetings 02/04/2020
Budget Workshops
Budget Hearings
Workshops
Public Hearings
Special

2. Financial Statements: December 2019, January 2020

Commissioner Webb made a motion to accept the Consent Agenda which includes minutes from the Regular Meeting of February 4th, 2020 and the Financial Statements for December 2019 and January 2020. Commissioner Morin seconded. Motion carried 5-0.

Regular Agenda

1. Planning:

**A. Request reinstatement to the Board from Members whose terms expired February 2020.
 (Bruce Logeman, Tyler French, Fred Minuth)**

Commissioner Webb stated Tyler French, Bruce Logeman and Fred Minuth have requested that they continue as members of the Planning Commission Board for the next two years.

The consensus of the Commission was to renew the appointments for Tyler French, Bruce Logeman and Fred Minuth to the Planning Commission.

**B. Request from Marian Cain to be considered for vacancy on the Planning Commission.
 (Term would expire February 2021)**

Marian Cain addressed the Commission stating she has lived in Inglis periodically throughout the years, her expertise was doing non-profit work and developing communities for disabled individuals, she also has worked for numerous attorneys, and has a lot of experience working with permitting etc.

The consensus of the Commission was to appoint Marian Cain to the vacated seat on the Planning Commission.

2. Code Enforcement:

Commissioner Morin gave the update from the Code Enforcement Board Meeting held on January 16th, 2020.

Commissioner Morin stated there is a tentative date for the next Code Enforcement Board of March 24th, 2020.

Commissioner Morin read the report from the Code Enforcement Office.

3. Old Business:

4. New Business:

A. Woodard & Curran, Funding approach to sewer system. (Mayor Merritt)

Justin DeMello, Woodard & Curran addressed the Commission stating that Woodard & Curran are currently under contract to provide Planning, Funding, Engineering Services to the Town of Inglis for specifically anything sewer related, sewer projects.

Mr. DeMello stated one of the projects that Woodard & Curran is currently working on is the planning stage, the second phase of planning for the sewer system and obviously one of the big questions that everyone has is, "How do we fund it."

Mr. DeMello introduced Tammy Ray, National Director of Funding for Woodard & Curran.

Ms. Tammy Ray addressed the Commission stating the purpose of her being here tonight is to inform the Commission of alternative funding resources that are available so this project can be made affordable for the Town and the residents.

Ms. Ray gave an in-depth presentation to the Commission on how the funding scenarios for projects like this are acquired so that the total repayment of any loan funds that would be involved, the annual operations and maintenance costs, the total average monthly cost per customer falls below what the town's requirements are to move forward with the program.

Ms. Ray stated they were looking at \$30.00 or less per month and based on all these numbers and the legislative funds they have been able to acquire, and they will continue to ask for over the span of time, the current model demonstrates that they can probably get the cost down to \$24.00 to \$28.00 range.

Commissioner Monteverde stated he has a group of questions he is somewhat confused by what was just stated regarding the analysis that was just presented, have they abandoned, based on what he just heard, the inclusion of Yankeetown, Citrus and Levy County.

Ms. Ray stated, for them to keep in mind that as these things proceed with this program they first and foremost have to have treatment and they have to have disposal and their first priority is Inglis proper so three things must occur before any outside communities, facilities can join on the system so their goal is to lower the cost for the Town of Inglis and making those three things happen that is first and foremost they have not abandoned any of those discussions, any of those ideas, working with those communities, they intend to continue that process but their foundation is to treatment disposal and be able to serve this community.

Commissioner Monteverde stated the feasibility study went into great lengths, very specific lengths that said that Inglis cannot on its own afford, because the medium household income was \$23,523.00 and that the bill for Inglis for sewer and water could not exceed \$420.00 so they are nowhere close to that when you add water and sewer.

Commissioner Monteverde stated he is very much confused because in the feasibility study they go into great length as to why they need the synergies, meaning that they need Yankeetown, Levy & Citrus Counties to drive down the cost in order for them to lower anything for them, he is bewildered as to why they have abandoned them.

Ms. Ray stated no one has abandoned the other communities, they cannot connect to nothing, they have to create what they have here to give them an option to connect.

Commissioner Monteverde stated what the feasibility study says is that Inglis cannot do it on its own.

Ms. Ray stated they cannot do the entire project, what has to be kept in mind is that these are multiple phases.

Commissioner Monteverde stated he has to be clear with an answer, the feasibility study was very specific and in many places it said Inglis with the medium household income of \$23,500 and some odd dollars cannot afford this and then the only caveat was it has to be fully funded and he thinks Justin said the other night that this would include in the funding the removal of the septic and the piping to a house and in some cases the piping is over eight hundred to a thousand feet, what he wants to make sure and clear of is that he has a complete understanding that this feasibility study needs to be relooked at again as Inglis alone and not just some words to music here tonight.

Justin DeMello stated Commissioner Monteverde is absolutely right, the feasibility study said that Inglis cannot go about this alone, thinking of this as a 50 million dollar Regional Project, but now as you pair down to the needs areas 1,2,3 & 4, with a much smaller treatment facility, so again when they planned the whole project which is 7-8 needs areas including Inglis, Yankeetown, Citrus County, Levy County it's a much bigger treatment facility, when you pair it down to needs areas 1,2,3 & 4 which are just the community if Inglis with again much less pipe, much smaller treatment requirements, much smaller O&M requirements for that treatment facility it becomes much more feasible and what Tammy is explaining to you today is that they are coming at this with about a \$25 million dollar project for Inglis to start the regional onion lets say lets peel away the onions and start with the treatment facility and a collection system and lets grow this over time to encompass the region, if Yankeetown should want to come on in the future, great they now have an option because Inglis now has a treatment facility, we are not abandoning any of the rest but their contract, Woodard & Currans contract is specifically with the Town of Inglis none of the other communities have voted to say we want Woodard & Curran involved this started as a regional project that was thought of and created by D.E.P. and some others, we have been helping facilitate that but their primary goal is to get Inglis a funded sewer system and if others would like to join to help get the cost down because there is strength in numbers with these types of systems he thinks the

Town of Inglis should welcome that opportunity because it would help their residents get their cost down on a monthly basis.

Commissioner Monteverde stated that is not the way that the document was submitted to the Senate and the House it was submitted as a regional sewer and there is no adjustment that has been made that he know of in the request for money it still lists Inglis, Yankeetown Citrus and Levy out there so he is somewhat bewildered because they have said that Inglis can't afford it he knows that Inglis can't afford it because many of the people default on some of their water bills,

Commissioner Monteverde stated at the meeting the other night the participants didn't reflect the demographics of this town, the financial demographics, 35% of those folks that were their said they had income of above \$50,000.00 and a total of 78% of those folks had some income of up to \$100,000.00 but yet the person that they need only has \$23,000.00.

Commissioner Monteverde stated he is not for going ahead and now that they are reducing the scope of this package down to just Inglis he's even more inclined to say no and he's not going to change his mind unless they change their feasibility study.

Ms. Ray stated she wanted to clarify one thing, the feasibility study addresses all of the phases for the entire regional concept and it is still a regional concept, but in order to make it regional they have to have a service to offer, so they have to start with building the service which is a treatment plant and disposal site and without that they have no reason for any of the folks that they have mentioned in the feasibility study to become part of the regional solution because they don't have one, so they start somewhere and that is with treatment and disposal and that is why they have gone to the agencies, Federal and State, to say in order to be able to remove these septic systems, which the State has identified as a problem, in order to be able to remove these septic systems they have to have central sewer and in order to have central treatment they have to have disposal and the agencies have bought into participating with you now to pay for that activity because they understand that the Town has a large MHI that is less than the State wide average, if at some point in the future that changes and that MHI limits increase, based on the numbers seen in the survey and she agrees they were high, that those continue to increase over time the less grant the Town will ever qualify for, so the MHI limits, the population limits and the Town has an environmental issue that raises the Town to the highest priority in the State.

Residents spoke from the audience and they did not state their names for recognition.

Commissioner Morin spoke regarding the comments made.

Justin DeMello stated they can certainly schedule a technical discussion that will get into the details of advanced wastewater treatment if it necessary but right now they are working to get the necessary funding for Inglis so that the sewer system is affordable for the residents of Inglis.

Commissioner Morin stated, "stop me if I'm wrong, if we don't do this now and the EPA further on down the road states they must hook into the system, the front footage assessment now comes into play, right now it's included in the grant."

Ms. Ray stated what they are proposing is that the grants would pay for the connection, the crush and fill of the septic system and the lateral to the houses so the grant would pay for those elements in the future without having

a central system if they were to come in and say these septic's no longer comply then you would have to go high performance or you would have to create a different central solution and the grant percentages could be dramatically different at that point in time, they anticipate, just as all of you do, and they understand in the Florida environment and the conversations that are going on in Tallahassee there all around getting rid of and abandoning these septic systems so as that progresses she cannot tell them when this will happen but the conversation is taking place in Tallahassee on how to better manage them, understand them and then how to get rid of them.

Ms. Ray stated the Town has a unique opportunity because the Town qualifies so greatly for all of these alternative resources to help come in pay for this because it truly becomes affordable, affordability to her is not whether you can afford a regional solution that satisfies all of these other participants but can these people afford to pay the monthly cost that is what drives her to try and get that cost down as low as possible by bringing in these alternative resources, what's not affordable is when they are told they have to put in a high performance system in and it's \$12,000.00 or \$20,000.00 and that's a one time hit, you're going to pay that and it's going to be a lump sum cost.

Commissioner Morin stated that is the main concern, can they afford it and who is going to hook me up and how much is it going to cost because there a lot of wild rumors out there.

Joyce Schwing asked Ms. Ray to clarify the cost for the Town of Inglis, and then asked the Commission why they wanted a sewer system.

Commissioner Williams stated the Town is not committing to anything, we are not telling them yes we are going to put the sewer system in, all we are doing is entertaining the fact that the lady is here, the engineering firm is here to do their best to get it down as low as they possibly can so when they come to us and say this is what we have it's going to be \$30.00 a month and we can say no we can't afford \$30.00, if they come to us and say it's going to cost you \$5.00 or \$15.00 a month then possibly we entertain that. We have already been awarded the money to do the study.

Ms. Ray stated a little bit of the confusion lies with the fact that in the feasibility study they were tasked with looking at 6-7 phases of a regional project, tonight they are talking about 3-4 phases of that 7 phase project, so everybody is kind of hung up it only being Inglis that they are talking about but that is the first 1, 2, 3 & 4 phases that are identified in the facility planning module.

Joyce Schwing asked what the time frame for that is, what's the time frame in years.

Justin DeMello stated that is to be determined.

Joyce Schwing stated if you look at 20yrs from now and you look at the population it's not going to be what it is today because it's going to change people are going to pass away and the biggest population is now.

A resident in the audience asked about eco systems.

Ms. Ray responded.

A resident in the audience addressed the Commission stating a feasibility study is completely different from when you are going to move into phases so when you're looking at a conglomerate of a feasibility study it's just out

there to say here's where we were at the point when we got to this point to look at this point once you move into the step where's she's explaining, and she's done a stellar job of explaining, is you are in a very unique systematic system here you have poor income, you have grants available to you because you have poor people, you expand out to these other areas, you're out there and they have to put their money in, you stay small you get it done right here for Inglis Proper and then whoever wants to buy in that makes your rates go down.

Ms. Ray stated the only thing she would like to add is if the Commission wants to see this in a different type of presentation they would certainly be glad to do that and they do have the ability for the Commission to adopt the Financial Plan by Resolution that just states they have the right to go out and make applications only for these services then if they get agreements they come back to the Council for them to approve or disapprove those.

Commissioner Monteverde stated he has a favor to ask, they did a very nice job with the survey/questionnaire but he would like it to be specific and he would like it to go not in a general meeting but to go to every tax payer and every water customer specifically asking them what can they afford, do they want it and go through some of the other pertinent questions so that they can come back and give a report.

Ms. Ray stated the census is taking place and a lot of that information will be available through that census process as well so that is another way to collect that data and the State considers affordability based on that HMI.

Joe Kilsheimer, Woodard & Curran addressed the Commission stating his experience with mailout surveys are that you do not get the same response as you get versus a survey that is taken at a public meeting.

Attorney Fugate stated he would work with Woodard & Curran to draft a Resolution and bring it back to the Commission.

**B. Consider contract with Fly-N-Inn Contractors for Construction Manager of Fire Station Addition.
(Chief John MacDonald)**

John MacDonald addressed the Commission stating since the last time he spoke with the Commission he had contacted Dan Ogen, Fly-N-Inn Contractors regarding the cost to manage the construction of the steel building that is scheduled to be delivered next week and that total cost is \$17,500.00.

Commissioner Webb made a motion to contract with Dan Ogen at Fly-N-Inn for Construction Manager of the Fire Station Addition in the amount of \$17,500.00. Commissioner Morin seconded. Motion carried 5-0.

5. Dept Report by Commissioners:

A. Budget & Finance.

Commissioner Brennan gave the Revenue Report for January.

B. Water Dept.

Commissioner Monteverde stated the Public Works Department has been doing general maintenance at the Water Plant.

Commissioner Monteverde stated he had a long discussion with the Public Works Supervisor, Wayne Moore on how to educate the residents of Inglis on how the Water Plant operates, how meters are read, etc., they are going to put together a video presentation and they plan it to be as thorough and kid friendly as possible.

C. Maintenance/R&B.

Commissioner Williams gave the report for Maintenance and/ R&B Departments.

D. Law/Fire

Comm. Webb read the stats for the Levy County Sheriff's Department and Inglis Fire Rescue.

E. Land Use/Code Enforcement.

F. Planning

Commissioner Webb stated will be a Planning Commission Meeting next Tuesday March 10th, 2020 to discuss the expansion project for Dave's Auto World.

G. Health/Welfare/Rec.

Commissioner Morin stated there will be an IRC Meeting tomorrow night at 6:30pm they are looking for volunteers at this time since the Committee is down to only three active members.

Commissioner Morin stated she had attended the Healthy Communities Initiative Meeting at the Women's Club where they discussed different events for the communities of Inglis and Yankeetown.

Commissioner Morin stated the IRC is doing a lot of things in conjunction with Scooter Haven, they have a lot of resources and they really want to get involved with the Town.

Commissioner Morin stated there is a Teacher's Appreciation Day coming up in May and they are going to be serving the teachers lunch.

Commissioner Morin stated the IRC will be holding the Trunk of Trails Treats this year at the School during the Fall Festival.

Commissioner Morin stated the school needs backpacks, Clorox wipes, Kleenex, hand sanitizers and ink cartridges.

Commissioner Morin stated there was discussion during the Women's Club meeting to help with the summer foods programs for the kids called Kidz Eatz, they send kids home with backpacks of food so they can eat over the weekend.

Commissioner Morin stated there also was discussion regarding the Community Garden.

H. Animal Control

Commissioner Webb stated the Town has a new Animal Control Officer, Pam Zadorzany, she will be attending the training classes in Daytona at the end of March.

6. Public Comments:

A resident asked who was responsible for the tree trimming along McCrary stating there is a line down.

A resident asked where the Town stands with the Waste Pro Contract.

Attorney Fugate stated he spoke with Dayna Miller of Waste Pro a week ago and she assured him that she is trying to get the people on her end to look at the proposed contract the Town put together.

A resident asked where the franchise fees that comes from the garbage service are deposited.

The Town Clerk stated it is deposited into the General Fund Revenues.

James Sparkman commented on the garbage contract, the repairs that had not been done yet to the fence the garbage truck had hit, issues for Code Enforcement and drug trafficking problems in Town.

7. Workshops & Special Meetings: None

8. Town Clerk:

The Town Clerk stated the Town Hall is moving through the recent changes at the office and appreciates everyone's patience.

The Town Clerk stated the recycle trailer was removed from behind Town Hall since the County is working on building the Garbage Substation Site which is located off of Butler Road.

9. Comments:

A. Mayor:

B. Commission.

Commissioner Webb made a motion to adjourn. Commissioner Brennan seconded. Motion carried 5-0.

Attested By: Town Clerk

Approved By: Mayor

Transcribed By: Darlene M. Slattery