

City of Quincy

City Hall

404 West Jefferson Street

Quincy, FL 32351

www.myquincy.net



Meeting Agenda

Tuesday, August 13, 2013

6:00 PM

City Hall Commission Chambers

City Commission

Keith Dowdell, Mayor (Commissioner District One)

Larry Edwards, Mayor Pro-Tem (Commissioner District Five)

Micah Brown (Commissioner District Two)

Derrick Elias (Commissioner District Three)

Andy Gay (Commissioner District Four)

**AGENDA FOR THE REGULAR MEETING OF
THE CITY COMMISSION OF
QUINCY, FLORIDA
Tuesday
August 13, 2013
6:00 PM
CITY HALL CHAMBERS**

Call to Order

Invocation

Pledge of Allegiance

Roll Call

Approval of Agenda

Approval of Minutes

1. Approval of Minutes of the 7/23/13 Regular Meeting
(Sylvia Hicks, City Clerk)
2. Approval of Minutes of the 7/24/2013 Special Meeting
(Sylvia Hicks, City Clerk)

Public Hearings, Ordinances and Resolutions

3. Resolution No.1302-2013 Support of Gadsden County Agriculture Office Grant Request
4. Resolution No. 1303-2013 Joint Economic Development Resolution

Presentation(s)

5. Summer Workers' Experience

Citizen(s) to be Heard (3 Minutes Limit)

Consent Agenda

Discussion(s)

6. Resolution in Support of Gadsden County Agriculture Office Grant Request
(Jack L. McLean Jr., City Manager, Bernard Piawah, Planning Director)
7. Joint Economic Development Resolution
(Jack L. McLean Jr., City Manager, Bernard Piawah, Planning Director)

8. Request to Demolish and Acquire Abandoned, Dilapidated and Dangerous Structures
(Jack L. McLean Jr., City Manager, Marvin Tribue, Code Enforcement Officer, Bernard Piawah, Planning Director)
9. Apply for FRDAP Grant for Corry Field Bleachers
(Jack L. McLean Jr., City Manager, Charles Hayes, CRA Director)
10. Apply for FRDAP Grant for Tanyard Creek
(Jack L. McLean Jr., City Manager, Charles Hayes, CRA Director)

Report(s)/ Information

11. Pictorial of Summer Workers – All Departments

City Manager's Reports

City Attorney's Reports

Commissioners' Reports

Other

Adjournment

*Item Not in Agenda Book

CITY COMMISSION
CITY HALL
QUINCY, FLORIDA

REGULAR MEETING
JULY 23, 2013
6:00 P.M.

The Quincy City Commission met in regular session Tuesday, July 23, 2013, with Mayor Commissioner Dowdell presiding and the following present:

Commissioner Micah Brown
Commissioner Larry D. Edwards
Commissioner Gerald A. Gay, III
Commissioner Derrick D. Elias

Also Present:

City Manager Jack L. McLean Jr.
City Attorney Larry K. White
City Clerk Sylvia Hicks
Police Chief Walt McNeil
Finance Director Theresa Moore
Customer Service Director Ann Sherman
Utilities Director Mike Wade
Fire Chief Scott Haire
Information Technology Director John Thomas
Planning Director Bernard Piawah
Public Work Director Willie Earl Banks
Parks and Recreation Director Greg Taylor
CRA Manager Charles Hayes
Account Specialist Catherine Robinson
Accountant III Yvette McCollough
Acting Human Resources Director Bessie Evans
Sergeant At Arms Assistant Chief Glenn Sapp
OMI Representative Terry Presnal

Also Present:

County Commissioner Sherrie D. Taylor
Former Chairman and County Commissioner Eugene Lamb

Call to Order:

Mayor Commissioner Dowdell called the meeting to order, followed by the Lord's Prayer and the Pledge of Allegiance.

Approval of Agenda

Commissioner Edwards made a motion to approve the agenda. Commissioner Brown seconded the motion. The ayes were unanimous.

Approval of Minutes

Commissioner Gay made a motion to approve the minutes of the July 9, 2013 regular meeting. Commissioner Brown seconded the motion. The ayes were unanimous.

Public Hearing, Ordinances, and Resolutions:

Resolution No 1300-2013 East Gadsden High School Parade and Road Closing

Commissioner Edwards made a motion to approve Resolution No. 1300-2013 for the East Gadsden High School Parade and Temporary Road Closing. Commissioner Brown seconded the motion. The ayes were unanimous.

Resolution No. 1301-2013 Economic Development

Presentation(s):

Tallahassee Community College

Mr. David Wildes, Mr. Eugene Lamb and Mr. Smith representatives of Tallahassee Community College came and made a presentation to the Commission. Mr. Wildes stated that it is TCC mission to provide a learning environment that prepares students for success in a global economy by offering higher education pathways, workforce opportunities and civic engagement experiences. Mr. Wildes told the Commission over the past two years, TCC has evaluated a number of buildings in or near downtown Quincy. He stated that TCC revised its search to look for undeveloped land that could be customized for College and community needs. Mr. Wildes stated that by locating Wards Lot means the potential expanded programs in adequate facilities i.e. expanded testing center for proctored testing, additional adult education and enrichment programs, continuation and expansion of current school enrichment, potential relocation of high school dual enrollment sections expansion of Workforce Development programs to support Gadsden County economic to support Gadsden County economic development goals. Mr. Wildes stated that of all the parcels TCC has evaluated, Ward's Lot best meets the criteria for location and expansion. Ward's Lot location will help meet both TCC goals and local community goals. TCC looks forward to work with all constituents to create a facility that is a source of pride to all involved.

The Commission advised Mr. Wildes to hold a community meeting to get the public input. The Commissioners all personally stated that it is a good concept for TCC to expand but will wait until a public meeting is held in the community. Former Mayor-Commissioner Don Chesser stated that he is opposed to TCC occupying Ward Lot and he asked if we had looked into the deed restrictions. The Commission agreed to take no action on this item.

Audit Update

Ronald Thompkins of TCBA Watson Rice reported to the Commission that there are still several items pending before they can complete the audit such as account receivables, responses to findings, update to introductory, notes, statistical based on revised financial statements, legal letters. Mr. Thompkins stated that to date they have done 51 journal entries totaling \$30.8 million. Mr. Thompkins stated that they had to take on another role to complete the audit. Mayor Dowdell stated he is appalled with the Auditor. Commissioner Gay asked what went wrong with the audit. Commissioner Edwards asked the possible completion date of the audit. Mr. Thompkins stated about mid-August. Commissioner Elias asked what role he had to take on. Mr. Thompkins stated that they had to do the financial statement. The City Manager stated he set aside time to meet with the Auditor from 10:00 am until 1:00 pm but the meeting didn't occur. The Manager stated the following: Asked for a revised scheduled from the Auditor, The Auditor has always done the financial statement according to the contract and when we complete the books they will be better a better depiction of this City. The Manager stated that certain items have been going on in the Audit for the past ten years and just in the past two years you have changed your approach. The Manager stated there are things he expects from the Finance Department and one is to do a better job. Mr. McLean told Mr. Thompkins that he should bear some of responsibilities. Commissioner Edwards no matter what was said by the Manager and Mr. Thompkins we were told we would have the audit on time.

Citizens to be Heard:

Pastor and Mrs. Kenneth Frames of 120 McArthur Street came before the Commission with the following concerns: a) Utility bill/Customer Service b) Animal Control. Pastor Frames stated that he was concerned with his utility bill especially the water, he went to Customer Service to inquire about his bill while standing there and the customer service representative was on the telephone with the phone on speaker and we were listening at another customers business and he did not think that was appropriate. He then stated that the customer service representative told him that they should stop watering their lawn. His next complaint is the safety of the children with dogs roaming the neighborhood. Pastor Frames stated that customer service is important. He stated he had called animal control and the response is that they only have one trap. Commissioner Elias stated that we should have an audit done at the address. Commissioner Edwards stated that since we pay part of the contract who they answer to. The Manager stated we have an inter-local agreement with the County and the County Manager would handle the contract. The Manager told him he would check into both concerns.

Mrs. Vivian Howard 805 South Virginia Street came before the Commission and stated she did not understand the policy regarding economic development incentive program. She had an issue with giving a utility rate cut to the businesses. She also stated that she had a problem with the way items are presented to the

public-the items are all lumped together this are not clear. She stated she did not have anything against new businesses coming to Quincy we need the business.

Consent Agenda:

Discussion(s):

Economic Development Incentive Program

The Manager stated that we desire to create an economic development strategy to retain, expand and attract businesses to Quincy. An Economic Development Incentive Program for electricity charges is proposed as part of this strategy. The Manager stated that for the FY proposed 2014 budget contains marketing incentives for gas expansion, \$50,000 to fund a master development plan for the Business Park. These incentives will complement the existing Utility Connection Fee Waiver. The City also has in place enterprise zone incentives such as tax refund and use tax credit, tax refund for business machinery and equipment, sales tax refund for building materials and a sales tax for electrical energy use. The Manager stated the number of jobs created must fall within a range of 40 to 60 jobs, the precise number of jobs will be specified in the customer's service agreement under this program. He stated the program is capped at \$200,000 per year. The proposed economic development program target companies with power loads of at least 200 kilowatts and that have a choice of where to locate their business and hire employees. The proposed rate offers a five year plan with significant discounts of 20 percent for the first year, 15 percent for the second year, 10 percent for the third year and 5 percent discount for years four and five. The City will have the right to terminate service under this plan if the customer fails to comply with the terms and conditions of the agreement. If the City terminates the agreement before the term of the agreement, the customer will be required to reimburse the City for any discount received plus interest.

Commissioner Elias asked would we benefit from this. The Manager stated that this is a tool to stimulate growth in the community. Commissioner Brown asked how much of an impact this have would on the budget. The Manager stated \$200,000 or less. Commissioner Edwards stated that the \$200,000 cap is a good plan that we need to adopt. Commissioner Gay stated if you are a municipal government you will need to be in a competitive position and a more comprehensive package and be competitive. The Manager stated that existing businesses will be able to benefit if they expand. Mayor Dowdell like the plan but don't like to piece-meal the plan, we need a comprehensive plan. We are competing with Leon and Jackson Counties and Georgia. We need to put something out there so they can grab, he stated Mike Wade stated that Tallahassee has this same incentive plan. He also stated that if a new business does come in and we offer this incentive and we reach our goal of \$200,000 this mean an additional \$800,000 in additional revenue. Commissioner Edwards made a motion to approve option 1 to approve the Economic Development Incentive Plan s Resolution No. 1301-2013 Economic Development. Commissioner Gay seconded the motion. The ayes

were Commissioners Edwards, Gay and Dowdell. Nay was Commissioners Brown and Elias. The motion carried.

Report(s)/Information:

- a) *Public Works Report* – No questions
- b) *Quincy Monthly Report* – No questions
- c) *Financials/P-Card Statement* – Commissioner Elias had a concern with the Attorney's budget line item for professional services; he asked why only \$900.00 was budgeted to handle all lawsuits. The Finance Director stated that based on the invoices paid to the Attorney the litigation funds are in the contractual line item and if the Attorney hire external services this would come from the professional line item. The Manager stated that as a result of cutting the general budget, the Attorney's budget line item was also cut. The Attorney stated he is well within budgeted line item and the reason his budget is out of line is the Eaton case.

Commissioner Elias asked if all of the non-profit organizations had received their funds from the City. The Finance Director stated no, upon request then we process a check.

Ms. Howard asked a questioned the justification on the P-card statement regarding the purchase of fruit and flowers and asked is a specific amount spent on each occasion. The Manager stated that this is determined by Human Resources and no one is treated differently.

City Manager's Reports: None

City Attorney's Reports:

City Attorney White reported to the Commission that he had been in contact with Mr. Slade regarding PBA negotiations and is ready to schedule meetings for the upcoming negotiations

Commissioner Gay asked the Attorney if the March 18 2008 was an addendum to his contract. The Attorney stated this is the original, there is no subsequent contract. Commissioner Gay stated that we need to address the Attorney's retainer fee of \$1,000 per meeting. He stated reviewed several Attorney contracts and we are not doing a good job as to what we expect of our Attorney. The Attorney stated he would make himself available to the Commissioners to discuss his invoices at no charge.

Commissioners' Report:

Commissioners Elias had a concern with an email from the Manager regarding PACE he stated the County entered into an agreement with PACE and any commercial customer and any large land owner who want participate in the program can. They would have to address the County Commission if they or any individual has any concerns.

Commissioner Elias stated we need a contract that outlines the terms and conditions of the Attorney. Commissioner Elias stated the one page document states a rate of \$175.00 per hour but some of the invoices show \$185.00 and stated this did not come before the Commission for an increase and asked how this occurred. Mr. White stated that this was proposed during the last budget hearing process by the Manager. Commissioner Elias stated this never came before the Board for approval. Commissioner Elias also asked the Commissioner to take a close look at the invoices. He stated we can't afford Mr. White in his opinion.

Commissioner Elias stated he has seen an automatic jump in utility bills and we always blame it on the weather conditions.

Commissioner Elias stated that he had received complaints from Netquincy customers that they are paying their bill but it is not reflected on their account.

Commissioner Elias stated that our books are in such disarray that is the reason that we can't get our audit back on time. He also stated we need a new Auditing firm. Commissioner Elias stated we are paying too much money to the high positions and they are not performing.

Commissioner Elias state we may be filing bankrupt just like Detroit, we are broke we can't meet our obligations.

Commissioner Gay asked if the work had been done on Elise Drive, North, and North Jackson Streets. The Manager stated it has been taken care of.

Commissioner Gay stated the Attorney's contract don't reveal the amount billable time, we need to address this.

Commissioner Gay stated that he totally agree with Commissioner Elias on the audit issue and appreciate the candidness of Mr. Thompkins. Commissioner Gay stated this is negligence and someone has to be held accountable.

Commissioner Gay stated that there is a Code Enforcement issue at the old mirror cleaners with an illegal car lot.

Commissioner Edwards asked we have contacted someone to take our afterhours calls. Mike Wade, Utility Director stated that we will take this up during the budgeting process.

Commissioner Edwards stated that it is disturbing and disappointing that we were told that the audit would be prepared on time. He state we need to get back to what was done what was done in 2010.

Commissioner Edwards made a motion to approve Commissioner Brown to attend the Florida League of Cities new Commissioner class if he can fit it into his schedule. Commissioner Gay seconded the motion. The ayes were unanimous.

Commissioner Edwards stated the he disagree with Commissioner Elias utility bills jump, they fluctuate from month to month.

Commissioner Brown thanked Public Works for the work they did on South Stewart Street.

Commissioner Brown made a motion to terminate the contract of the City Manager and City Attorney. Commissioner Elias seconded the motion. Attorney White stated he did not apply for the job, he agreed to accept it for 90 days and was asked to stay on. The ayes were Commissioners Brown and Elias. Nays were Commissioners Edwards, Gay and Dowdell. The motion did not carry.

Commissioner Brown stated that his constituent elected him because they wanted a change. Commissioner Brown stated that after looking at the invoices from the Attorney he can't trust.

Commissioner Elias made a motion to terminate the contract for the City Attorney. Commissioner Brown seconded the motion. The ayes were Commissioners Brown, Gay, and Elias. The nays were Commissioners Edwards and Dowdell. The motion carried.

Commissioner Elias made a motion to terminate the contract of the City Manager. Commissioner Brown seconded the motion. The ayes were Commissioners Brown and Elias. The Nays were Commissioners Edwards, Gay and Dowdell. The motion did not carry.

Attorney White exited the meeting.

Commissioner Edwards stated that he has lived here all his life and now he don't feel good tonight, we just have a cash flow problem. We have over \$3 million dollars in unrestrictive funds, we are not broke and he is tire of hearing that.

Mayor Dowdell stated that there will come a time in our life when we will have to roll with the punches. What are we going to do for an Attorney, according to the charter we need an Attorney.

Mayor Dowdell stated we need the Attorney opinion for the audit to give an assessment of our liabilities.

Mayor Dowdell stated that there will be a joint meeting of the CRA Advisory Board and the CRA Board members, Tuesday at 5:30.

Commissioner Edwards made a motion to adjourn the meeting. Commissioner Brown seconded the motion. The meeting was adjourned.

APPROVED:

Keith A Dowdell Mayor and Presiding
Officer of the City Commission and of
City of Quincy, Florida

ATTEST:

Sylvia Hicks
Clerk of the City of Quincy and
Clerk of the City Commission thereof

CITY COMMISSION
CITY HALL
QUINCY, FLORIDA

SPECIAL MEETING
JULY 24, 2013
5:00 P.M.

The Quincy City Commission met in special session Wednesday, July 24, 2013, with Mayor Commissioner Dowdell presiding and the following present:

Commissioner Larry D. Edwards (Absent)
Commissioner Micah Brown
Commissioner Derrick D. Elias
Commissioner Gerald A. Gay, III

Also Present:

City Manager Jack L. McLean Jr.
City Clerk Sylvia Hicks
Police Chief Walt McNeil
Finance Director Theresa Moore
Customer Service Director Ann Sherman
Planning Director Bernard Piawah
Public Works Director Willie Earl Banks
Account Specialist Catherine Robinson
Acting Human Resources Director Bessie Evans

Mayor Dowdell called the meeting to order.

The purpose of the special meeting was to discuss appointment of an Interim City Attorney and advertise for RFP.

Commissioner Brown made a motion to excuse Commissioner Edwards. Commissioner Elias seconded the motion. The ayes were unanimous.

Commissioner Gay asked the status of the Eaton case. City Manager McLean stated we are ready for trial.

Commissioner Gay asked the Manager the length of time for the advertisement for the RFP. The Manager replied two weeks.

City Manager McLean presented to the Commission the resume of Attorney Jerome J. Miller.

Mayor Dowdell stated that we need an Attorney to write an opinion for the audit.

Commissioner Gay made a motion to engage with Attorney Larry White to prepare the opinion letter for the audit for no more than \$1,500. Commissioner Brown seconded the

motion. The ayes were Commissioners Brown, Gay, and Dowdell. Nay was Commissioner Elias. The motion carried.

Commissioner Gay requested that the City Manager, via email, send them a copy of the RFP prior to advertising. He stated that the terms should be clearly outlined for the type of services, i.e. the retainer, hourly rate, CRA, other boards, workshops, City Commission meetings and staff meetings.

Commissioner Gay made a motion to approve to advertise for an RFP for an interim City Attorney. Commissioner Brown seconded the motion. The ayes were unanimous.

Commissioner Brown made a motion to adjourn the meeting. Commissioner Gay seconded. The meeting was adjourned.

APPROVED:

Keith A Dowdell Mayor and Presiding
Officer of the City Commission and of
City of Quincy, Florida

ATTEST:

Sylvia Hicks
Clerk of the City of Quincy and
Clerk of the City Commission thereof

RESOLUTION NO. 1302-2013

**A RESOLUTION OF THE CITY COMMISSIONERS OF THE CITY OF
QUINCY, FLORIDA, IN SUPPORT OF THE GADSDEN COUNTY
AGRICULTURE EXTENSION OFFICE**

WHEREAS, University of Florida and Florida A & M University provide agriculture extension services to the people of Gadsden County through the Gadsden County Extension office; and

WHEREAS, Gadsden County Extension Office provides educational leadership for Agriculture, Family and Consumer Sciences, Horticulture, Community Development, as well as youth programs in 4-H; and

WHEREAS, Gadsden County Extension Office is part of the statewide program which reaches thousands of youth and adults each year helping them learn and make informed decisions; and

WHEREAS, the Extension office is in need of a new facility in order to better serve the mission of providing agricultural and other trainings in family and consumer sciences, horticulture, community development, youth development and leadership; and

WHEREAS, the City of Quincy is certifying by this resolution in open session that the proposed agriculture education and promotion facility being sought will serve as a public purpose facility; and

WHEREAS, the City of Quincy has placed this item on the agenda of its meeting as a public hearing,

NOW THEREFORE, BE IT RESOLVED by the City Commission of the City of Quincy, Florida, that the Florida Department of Agriculture and Consumer Services and the Florida Legislature support the grant request of the Gadsden County Agriculture Extension Office for a new facility and urge that it be fully funded as requested.

Adopted in regular session of the City Commissioners of the City of Quincy, Florida this 13th day of August 2013.

Keith A. Dowdell, Mayor and
Presiding Officer of the City Commission
And of the City of Quincy, Florida

ATTEST:

Sylvia Hicks
Clerk of the City of Quincy and
Clerk of the City Commission thereof

RESOLUTION NO: 1303-2013

JOINT ECONOMIC DEVELOPMENT RESOLUTION

**A JOINT RESOLUTION AMONG THE CITIES OF GADSDEN COUNTY
AND THE COUNTY IN SUPPORT OF ECONOMIC DEVELOPMENT**

WHEREAS, the Cities of Chattahoochee, Greensboro, Gretna, Havana, Midway and Quincy; and Gadsden County want to ensure the economic vitality of their respective communities and of Gadsden County as a whole; and

WHEREAS, the current economic development climate makes the development of human and financial resources very important for economic growth; and

WHEREAS, the high capitalization needed for infrastructure installation often exceeds the available fiscal resources of small towns and cities thus requiring small cities to pull their resources together to help each other achieve the economic aim of the city; and

WHEREAS, the largest employer in the Apalachee Region is State government and the largest employer in the county, a nine county region is local governments; and

WHEREAS, excluding government, the largest private employer in Gadsden County is the Mushroom Plant, Coastal Lumber, Wholesale Food Distributors, Furniture, Mining, Utilities and Healthcare; and

WHEREAS, natural resource industrial is a cornerstone of the regional economy and Gadsden County economy and represents an opportunity for future development and diversification; and

WHEREAS, nearly 50,000 national organizations compete for 500 major relocation industries or start up each year makes the development of an intergraded strategy utilizing various types of efforts critical; and

WHEREAS, most of the Cities in the County have experienced a loss in population in recent years due to the economic down turn; and

WHEREAS, the high unemployment observed in the Cities and County is due to: 1) the great recession of 2008 caused by bank failures and real estate bust 2) lack of diversity in job mix in the

County and 3) lack of strategic planning for economic development opportunities; and

WHEREAS, a significant portion of commercial activities and economic development occur within the jurisdictions of the cities and their urban growth boundaries or utility areas;

WHEREAS, half of Wakulla County workforce and nearly one half of Gadsden and Jefferson Counties workforce make daily commutes to Leon County, and

WHEREAS, seven percent of Jackson, Calhoun, Liberty and Wakulla Counties travel to Gadsden County for employment each day; and

WHEREAS, the Managers, Council Members, and Commissioners of Gadsden County have realized that there is a significant power in working together on projects that could benefit their respective communities and attract businesses; and

WHEREAS, collectively, the Cities of Gadsden County believe that working together in a coalition regarding issues of interest to the economic development of the cities is a policy that should be emphasized and promoted within the cities; and

WHEREAS, the cities of Gadsden County have realized that it is counterproductive to compete against each other in the pursuit of a new business and would instead lend full support to each other; and

WHEREAS, the Gadsden County Board of County Commissioners has realized that it is in its best interest to work with and support the Cities in their effort to attract businesses; and

WHEREAS, the Apalachee Regional Planning Council has identified the six pillars of economic development as talent supply and education; innovation and economic development; infrastructure and leader growth; business climate and competitiveness; civic and governance systems; and quality of life and place;

THEREFORE, BE IT RESOLVED THAT

1. Talent Supply & Education – Goals

Goal 1: Gadsden County and its municipalities shall develop a strong talent supply chain encompassing education, training and workforce development programs.

Objective 1: Assist in the location of a Tallahassee Community College (TCC) Campus in the county seat for development of career training academies or programs that emphasize a two year program with a certification demonstrating a mastery of identified skill sets

that match potential employment opportunities within the region.

Objective 2: Identify the site for a TCC campus and assist with land assembly and construction of a TCC site.

Objective 3: Assist in the identification or creation of curricula, and provide support equipment, and trainers to meet the needs of existing or future tenants of the County/Cities Commercial and Industrial Parks.

Goal 2: Greater coordination between business sector and career training or vocational education institutions.

Objective 1: Chambers of Commerce and economic development organizations will coordinate the development of vocational curricula by Gadsden Vocational and Training School, and TCC Academy with business representatives in the region to ensure that the training matches industry demand.

Objective 2: The municipalities and the County shall coordinate with the Job Training Partnership Act programs and other vocational and educational programs in the Region to develop and implement training activities that will complement the economic diversification efforts of the region.

Objective 3: The local Economic Development Council (EDC) will act as the clearinghouse of educational and vocational resources, including available programs, grants and funding information.

2. Innovation and Economic Development - Goals

Goal 1: To increase growth in the number of private sector firms and employment in commercial start-ups and expansion and new industries within the next five years.

Objective 1: Increase by 30% private sector firms and industries within the next 5 years by providing targeted local and/or state incentives as well as the necessary amenities for industries development.

Objective 2: Each community shall identify (by characteristics and zoning) designated suitable sites, including existing buildings and parcels to which new businesses shall be directed for possible start-ups and/or expansion.

Objective 3: Each local government shall designate land for economic development strategically, based on the availability or planned availability of infrastructure, and

environmental suitability in order to facilitate new business locations.

Objective 4: Local governments should build public-private partnerships involving the government and private landowners to ensure that there is adequate land to meet the economic development needs of the community.

Objective 5: Each community shall conduct an analysis of its Strengths, Weaknesses, Opportunities and Threats (SWOT) to help identify the amenities it offers and its potential to attract prospective businesses and industries that could locate in our region. The analysis has to take into account our region's major private sector ventures: Mushroom Plant, Coastal Lumber, Wholesale Food Distributors, Furniture, Mining, Utilities and Healthcare, and identify the companies whose locations would complement our existing industries.

Objective 6: Each community shall conduct a market study, via coordination with the EDC, to specifically identify the emerging businesses, which compliments the already established private businesses in the County as those industries that could take advantage of our County's natural resources, eco-tourism and specialty agricultural businesses.

Objective 7: Realtors, potential investors, and city/county officials shall promote and attract businesses that fit the available buildings, parcels and location identified in the marketing study and in the SWOT Analysis.

Objective 8: Signatories to this joint resolution should immediately identify the agency in our County that will serve as the EDC for the County: be it the Chamber of Commerce, Gadsden County Development Council or any other entity so designated.

Objective 9: Signatories to this joint resolution commit to funding the EDC directly, or through the reallocation of existing resources.

Goal 2: To incentivize economic development in order to enhance new business locations at the Business Parks and elsewhere in the County.

Objective 1: The EDC shall direct businesses to Business Parks in municipalities where infrastructure as well as amenities exist or are planned to be in place to meet the needs of the new company.

Objective 2: Each local government shall assist small businesses, where possible, in obtaining capital for business start-ups and expansion. This will be accomplished by assisting small businesses

in acquiring local, state and federal funding, when available.

Objective 3: The EDC will coordinate with local agencies to catalog the available development conditions and development incentives to be offered to new business locations.

Objective 4: The EDC shall aggressively promote private sector investment in commercial start-ups and expansion, early stage investments and seek funding of new businesses in the County by developing local or regional angel investor networks and assisting in obtaining capital for start-ups and expansion.

Objective 5: The Cities, Gadsden County, Community Redevelopment Agency (CRA), EDC and local economic development programs shall establish a working relationship with local banks and encourage bank-sponsored programs for small businesses in our community.

Objective 6: The City or County Planning Director, in coordination with the EDC and the Chambers of Commerce, shall make information about business financing available to local entrepreneurs.

Objective 7: The local governments and their staff commit to working together in a coalition fashion on economic development issues of vital importance to their respective jurisdictions and not compete with each other or work against each other during a business recruitment effort.

3. Infrastructure - Goal

Goal 1: Ensure the availability of infrastructure that will support economic development in the County.

Objective 1: Each local government shall take an inventory of its infrastructure (i.e., roads, water, sewer, electricity, gas, etc.) to ascertain that sufficient infrastructure exists or is planned to support the economic objectives of the community for the next 10 years.

Objective 2: If the local government determines that available infrastructure would be inadequate to support its economic development aims, that local government shall appropriate money annually towards the expansion or creation of the needed infrastructure.

Objective 3: The municipalities and the County shall work collaboratively by pulling their resources together to jointly fund infrastructure development in the County. When needed, the municipalities and the County shall jointly lobby and seek state and

federal funding for infrastructure development.

Objective 4: The local governments within the region shall enter into inter-local agreements for the shared use of infrastructure in order to maximize the use of the available or planned infrastructures.

Objective 5: Each municipality and County shall commit to funding the infrastructure needed to support the location of businesses at the Business Parks.

Objective 6: The City of Quincy and the County shall work together to jointly seek funding for the location of a waste water treatment plant in the Lake Talquin area and to help the City of Quincy extend its water and sewer service to the Lake Talquin community.

4. Business Climate and Competitiveness - Goals

Goal 1: Streamline the local permitting process in order to shorten the time to locate a new business.

Objective 1: Each local government (through the Planning Director or City Manager) shall establish procedures for an inter-departmental and inter-local government review process to ensure that an application, once received, is reviewed in an expedited manner using such methods as the assemblage of the reviewing staff to jointly and simultaneously review the project beginning on the date of formal submittal.

Objective 2: Each local government (through the leadership of the Planning Director) shall ensure that the permitting process is measured in weeks and not in months in order to save the new businesses time and money.

Goal 2: Provide a welcoming atmosphere for every prospective or new business and do whatever it takes to address specific needs of the companies in order to ensure their location and retention in the community.

Objective 1: Create an open door system between the business community and the local government representatives that will allow for the exchange of ideas between the businesses and the local government in order to ensure that the needs of the businesses are addressed expeditiously.

Objective 2: The local Planning Director, in coordination with the EDC and the Chambers of Commerce, shall periodically conduct surveys of existing businesses to determine the needs of the small business.

Objective 3: The local Planning Director, in coordination with the EDC and the Chambers of Commerce, shall establish a tracking system to record reasons for business failures and emigration, and use that information to help frame policies and the enactment of new measures that will reduce business failures and emigrations.

5. Civic Governance Systems-Goal

Goal 1: Ensure that the leadership of the local government is well educated on what is needed to promote and achieve a healthy economic atmosphere in the community.

Objective 1: Annually conduct an economic development symposium that espouses the importance of Economic Development to the community and to use the forum as a means to apprise the community of the state of our economy.

Objective 2: Establish a leadership forum for private sector business leaders as well as governmental stakeholders to meet and discuss the economic development needs of the community and the ways by which the stake holders could work collaboratively to enhance economic development in the community.

Objective 3: Encourage Commissioners and local decision makers to participate in workshops and conferences organized by the Florida League of Cities, Florida Association of Counties and other state and federal organizations to promote economic development.

6. Quality of Life & Places – Goals

Goal 1: To ensure that the economic development strategies embarked upon by the respective local governments are sustainable, and that they protect the environment and the quality of life.

Objective 1: Seek economic development projects that will take advantage of the community's way of life and enhance the Florida sense of place.

Objective 2: Ensure that new business locations are on sites that are environmentally suitable and that the impact of the new business does not degrade the environment and diminish the community's quality of life.

Objective 3: Encourage and aggressively promote the region's natural and cultural heritage as amenities that enhance the quality of life of workers and residents of the region.

Objective 4: Local governments should build public-private partnerships between government and private landowners to ensure the development of ecotourism facilities is coordinated and conducted in a manner that is mutually beneficial.

Objective 5: Local governments, if feasible, should make infrastructure improvements that support eco and cultural tourism as a part of their Capital Improvements Program.

Goal 2: To ensure that the social amenities needed to support life (schools, recreational facilities, etc.) are available and that they are of the highest quality possible.

Objective 1: Work with the School Board and other non-profit organizations on programs that will improve the quality of the County's schools.

Objective 2: Ensure the development and maintenance of first class recreational facilities that will address the leisure needs of the workers and residents of the County.

PASSED in open session by each local government stated below on the ____ day of _____, A.D., 2013.

APPROVED:

Keith A Dowdell Mayor and Presiding
Officer of the City Commission and of
City of Quincy, Florida

ATTEST:

Sylvia Hicks
Clerk of the City of Quincy and
Clerk of the City Commission thereof

**CITY OF QUINCY
CITY COMMISSION
AGENDA REQUEST**

Date of Meeting: August 13, 2013

Date Submitted: August 5, 2013

To: Honorable Mayor and Members of the City Commission

From: Jack L. McLean Jr., City Manager
Bernard O. Piawah, Director, Building and Planning

Subject: Resolution in Support of Gadsden County Agriculture Office
Grant Request

Statement of Issue:

Gadsden County Agriculture Extension Office has served our community from its existing facilities located on West Jefferson Street for many years. However, it has outgrown its current facility and is seeking grant funding in order to build a bigger facility that will enable the provision of even better services during the coming years. In view of this, the City's staff has prepared the attached resolution for the Commission's approval expressing the City of Quincy's support for the grant being sought by the Gadsden County Agriculture Extension Office (See Attachment A).

Background:

University of Florida and Florida A & M University provide agriculture extension service to the people of Gadsden County through Gadsden County Agriculture Extension Office location in the City of Quincy. This office has been a focal point for education leadership in agriculture, family and consumer sciences, horticulture, community development and youth programs such as 4-H and is an asset to the City of Quincy. However, the Extension Office is in need of expansion. As a result, the Extension Office is applying for grant funding from the State in order to build a more modern office facility that will enable the accomplishment of its mission during the years ahead.

OPTIONS:

- Option 1: Vote to approve Resolution No. 1302-2013 supporting the grant request of Gadsden County Agriculture Extension Office.
- Option 2: Vote to disapprove Resolution No. 1302-2013 supporting the grant request of Gadsden County Agriculture Extension Office.

Staff Recommendation:

Option 1

Attachment A: Resolution No. 1302-2013 supporting the grant request of Gadsden County Agriculture Extension Office.

ATTACHMENT A

RESOLUTION NO. 1302-2013

**A RESOLUTION OF THE CITY COMMISSIONERS OF THE CITY OF
QUINCY, FLORIDA, IN SUPPORT OF THE GADSDEN COUNTY
AGRICULTURE EXTENSION OFFICE**

WHEREAS, University of Florida and Florida A & M University provide agriculture extension services to the people of Gadsden County through the Gadsden County Extension office; and

WHEREAS, Gadsden County Extension Office provides educational leadership for Agriculture, Family and Consumer Sciences, Horticulture, Community Development, as well as youth programs in 4-H; and

WHEREAS, Gadsden County Extension Office is part of the statewide program which reaches thousands of youth and adults each year helping them learn and make informed decisions; and

WHEREAS, the Extension office is in need of a new facility in order to better serve the mission of providing agricultural and other trainings in family and consumer sciences, horticulture, community development, youth development and leadership; and

WHEREAS, the City of Quincy is certifying by this resolution in open session that the proposed agriculture education and promotion facility being sought will serve as a public purpose facility; and

WHEREAS, the City of Quincy has placed this item on the agenda of its meeting as a public hearing,

NOW THEREFORE, BE IT RESOLVED by the City Commission of the City of Quincy, Florida, that the Florida Department of Agriculture and Consumer Services and the Florida Legislature support the grant request of the Gadsden County Agriculture Extension Office for a new facility and urge that it be fully funded as requested.

Adopted in regular session of the City Commissioners of the City of Quincy, Florida this 13th day of August 2013.

Keith A. Dowdell, Mayor and
Presiding Officer of the City Commission
And of the City of Quincy, Florida

ATTEST:

Sylvia Hicks
Clerk of the City of Quincy and
Clerk of the City Commission thereof

**CITY OF QUINCY
CITY COMMISSION
AGENDA REQUEST**

Date of Meeting: August 13, 2013

Date Submitted: August 6, 2013

To: Honorable Mayor and Members of the City Commission

From: Jack L. McLean Jr., City Manager
Bernard O. Piawah, Director, Building and Planning

Subject: Joint Economic Development Resolution

Statement of Issue/Introduction:

This is a request that the City Commission consider adopting the attached Joint Economic Development Resolution drafted and approved by the Managers of the Cities of Chattahoochee, Greensboro, Gretna, Havana, Midway and Quincy as well as Gadsden County. These Managers are desirous of promoting economic development in their respective jurisdictions and believe that working together in a coalition regarding issues of interest to the economic wellbeing of the Cities and the County is a policy that should be both articulated and promoted. In view of this, they have decided to create a Joint Economic Development Resolution which will serve as the blueprint for partnership and collaboration among the Cities as well as with the County. The attached Joint Economic Development Resolution follows the paradigm put forward by the Apalachee Regional Planning Council and establishes the goals and objectives to be pursued in all areas of importance to the economic vitality of Gadsden County such as talent supply and education, innovation and economic development, infrastructure, business climate and competitiveness, civic governance and quality of life. The City's staff is very supportive of the attached Joint Economic Development Resolution and is asking the City Commission to lend its support as well by approving the resolution. Please see attached, the Joint Economic Development Resolution.

Options:

- Option 1: Vote to approve the Joint Economic Development Resolution among the Cities and County.
- Option 2: Vote to disapprove the Joint Economic Development Resolution among the Cities and County.

Staff Recommendation:

Option 1.

Attachment A:

Joint Economic Development Resolution

ATTACHMENT A

RESOLUTION NO: 1303-2013

JOINT ECONOMIC DEVELOPMENT RESOLUTION

**A JOINT RESOLUTION AMONG THE CITIES
OF GADSDEN COUNTY AND THE COUNTY IN
SUPPORT OF ECONOMIC DEVELOPMENT**

WHEREAS, the Cities of Chattahoochee, Greensboro, Gretna, Havana, Midway and Quincy; and Gadsden County want to ensure the economic vitality of their respective communities and of Gadsden County as a whole; and

WHEREAS, the current economic development climate makes the development of human and financial resources very important for economic growth; and

WHEREAS, the high capitalization needed for infrastructure installation often exceeds the available fiscal resources of small towns and cities thus requiring small cities to pull their resources together to help each other achieve the economic aim of the city; and

WHEREAS, the largest employer in the Apalachee Region is State government and the largest employer in the county, a nine county region is local governments; and

WHEREAS, excluding government, the largest private employer in Gadsden County is the Mushroom Plant, Coastal Lumber, Wholesale Food Distributors, Furniture, Mining, Utilities and Healthcare; and

WHEREAS, natural resource industrial is a cornerstone of the regional economy and Gadsden County economy and represents an opportunity for future development and diversification; and

WHEREAS, nearly 50,000 national organizations compete for 500 major relocation industries or start up

each year makes the development of an intergraded strategy utilizing various types of efforts critical; and

WHEREAS, most of the Cities in the County have experienced a loss in population in recent years due to the economic down turn; and

WHEREAS, the high unemployment observed in the Cities and County is due to: 1) the great recession of 2008 caused by bank failures and real estate bust 2) lack of diversity in job mix in the County and 3) lack of strategic planning for economic development opportunities; and

WHEREAS, a significant portion of commercial activities and economic development occur within the jurisdictions of the cities and their urban growth boundaries or utility areas;

WHEREAS, half of Wakulla County workforce and nearly one half of Gadsden and Jefferson Counties workforce make daily commutes to Leon County, and

WHEREAS, seven percent of Jackson, Calhoun, Liberty and Wakulla Counties travel to Gadsden County for employment each day; and

WHEREAS, the Managers, Council Members, and Commissioners of Gadsden County have realized that there is a significant power in working together on projects that could benefit their respective communities and attract businesses; and

WHEREAS, collectively, the Cities of Gadsden County believe that working together in a coalition regarding issues of interest to the economic development of the cities is a policy that should be emphasized and promoted within the cities; and

WHEREAS, the cities of Gadsden County have realized that it is counterproductive to compete against each other in the pursuit of a new business and would instead lend full support to each other; and

WHEREAS, the Gadsden County Board of County Commissioners has realized that it is in its best interest to work with and support the Cities in their effort to attract businesses; and

WHEREAS, the Apalachee Regional Planning Council has identified the six pillars of economic development as talent supply and education; innovation and economic development; infrastructure and leader growth; business climate and competitiveness; civic and governance systems; and quality of life and place;

THEREFORE, BE IT RESOLVED THAT

1. Talent Supply & Education – Goals

Goal 1: Gadsden County and its municipalities shall develop a strong talent supply chain encompassing education, training and workforce development programs.

Objective 1: Assist in the location of a Tallahassee Community College (TCC) Campus in the county seat for development of career training academies or programs that emphasize a two year program with a certification demonstrating a mastery of identified skill sets that match potential employment opportunities within the region.

Objective 2: Identify the site for a TCC campus and assist with land assembly and construction of a TCC site.

Objective 3: Assist in the identification or creation of curricula, and provide support equipment, and trainers to meet the needs of existing or future tenants of the County/Cities Commercial and Industrial Parks.

Goal 2: Greater coordination between business sector and career training or vocational education institutions.

Objective 1: Chambers of Commerce and economic development organizations will coordinate the development of vocational curricula by Gadsden Vocational and Training School, and TCC Academy with business representatives in the region to ensure that the training matches industry demand.

Objective 2: The municipalities and the County shall coordinate with the Job Training Partnership Act programs and other vocational and educational programs in the Region to develop and implement

training activities that will complement the economic diversification efforts of the region.

Objective 3: The local Economic Development Council (EDC) will act as the clearinghouse of educational and vocational resources, including available programs, grants and funding information.

2. Innovation and Economic Development - Goals

Goal 1: To increase growth in the number of private sector firms and employment in commercial start-ups and expansion and new industries within the next five years.

Objective 1: Increase by 30% private sector firms and industries within the next 5 years by providing targeted local and/or state incentives as well as the necessary amenities for industries development.

Objective 2: Each community shall identify (by characteristics and zoning) designated suitable sites, including existing buildings and parcels to which new businesses shall be directed for possible start-ups and/or expansion.

Objective 3: Each local government shall designate land for economic development strategically, based on the availability or planned availability of infrastructure, and environmental suitability in order to facilitate new business locations.

Objective 4: Local governments should build public-private partnerships involving the government and private landowners to ensure that there is adequate land to meet the economic development needs of the community.

Objective 5: Each community shall conduct an analysis of its Strengths, Weaknesses, Opportunities and Threats (SWOT) to help identify the amenities it offers and its potential to attract prospective businesses and industries that could locate in our region. The analysis has to take into account our region's major private sector ventures: Mushroom Plant, Coastal Lumber, Wholesale Food

Distributors, Furniture, Mining, Utilities and Healthcare, and identify the companies whose locations would complement our existing industries.

Objective 6: Each community shall conduct a market study, via coordination with the EDC, to specifically identify the emerging businesses, which compliments the already established private businesses in the County as those industries that could take advantage of our County's natural resources, eco-tourism and specialty agricultural businesses.

Objective 7: Realtors, potential investors, and city/county officials shall promote and attract businesses that fit the available buildings, parcels and location identified in the marketing study and in the SWOT Analysis.

Objective 8: Signatories to this joint resolution should immediately identify the agency in our County that will serve as the EDC for the County: be it the Chamber of Commerce, Gadsden County Development Council or any other entity so designated.

Objective 9: Signatories to this joint resolution commit to funding the EDC directly, or through the reallocation of existing resources.

Goal 2: To incentivize economic development in order to enhance new business locations at the Business Parks and elsewhere in the County.

Objective 1: The EDC shall direct businesses to Business Parks in municipalities where infrastructure as well as amenities exist or are planned to be in place to meet the needs of the new company.

Objective 2: Each local government shall assist small businesses, where possible, in obtaining capital for business start-ups and expansion. This will be accomplished by assisting small businesses in acquiring local, state and federal funding, when available.

Objective 3: The EDC will coordinate with local agencies to catalog the available development conditions and development incentives to be offered to new business locations.

Objective 4: The EDC shall aggressively promote private sector investment in commercial start-ups and expansion, early stage investments and seek funding of new businesses in the County by developing local or regional angel investor networks and assisting in obtaining capital for start-ups and expansion.

Objective 5: The Cities, Gadsden County, Community Redevelopment Agency (CRA), EDC and local economic development programs shall establish a working relationship with local banks and encourage bank-sponsored programs for small businesses in our community.

Objective 6: The City or County Planning Director, in coordination with the EDC and the Chambers of Commerce, shall make information about business financing available to local entrepreneurs.

Objective 7: The local governments and their staff commit to working together in a coalition fashion on economic development issues of vital importance to their respective jurisdictions and not compete with each other or work against each other during a business recruitment effort.

3. *Infrastructure - Goal*

Goal 1: Ensure the availability of infrastructure that will support economic development in the County.

Objective 1: Each local government shall take an inventory of its infrastructure (i.e., roads, water, sewer, electricity, gas, etc.) to ascertain that sufficient infrastructure exists or is planned to support the economic objectives of the community for the next 10 years.

Objective 2: If the local government determines that available infrastructure would be inadequate to support its economic development aims, that local government shall appropriate money annually towards the expansion or creation of the needed infrastructure.

Objective 3: The municipalities and the County shall work collaboratively by pulling their resources together to jointly fund infrastructure development in the County. When needed, the municipalities and the County shall jointly lobby and seek state and federal funding for infrastructure development.

Objective 4: The local governments within the region shall enter into inter-local agreements for the shared use of infrastructure in order to maximize the use of the available or planned infrastructures.

Objective 5: Each municipality and County shall commit to funding the infrastructure needed to support the location of businesses at the Business Parks.

Objective 6: The City of Quincy and the County shall work together to jointly seek funding for the location of a waste water treatment plant in the Lake Talquin area and to help the City of Quincy extend its water and sewer service to the Lake Talquin community.

4. *Business Climate and Competitiveness - Goals*

Goal 1: Streamline the local permitting process in order to shorten the time to locate a new business.

Objective 1: Each local government (through the Planning Director or City Manager) shall establish procedures for an inter-departmental and inter-local government review process to ensure that an application, once received, is reviewed in an expedited manner using such methods as the assemblage of the reviewing staff to jointly and simultaneously review the project beginning on the date of formal submittal.

Objective 2: Each local government (through the leadership of the Planning Director) shall ensure that the permitting process is measured in weeks and not in months in order to save the new businesses time and money.

Goal 2: Provide a welcoming atmosphere for every prospective or new business and do whatever it takes to address specific needs of the companies in order to ensure their location and retention in the community.

Objective 1: Create an open door system between the business community and the local government representatives that will allow for the exchange of ideas between the businesses and the local government in order to ensure that the needs of the businesses are addressed expeditiously.

Objective 2: The local Planning Director, in coordination with the EDC and the Chambers of Commerce, shall periodically conduct surveys of existing businesses to determine the needs of the small business.

Objective 3: The local Planning Director, in coordination with the EDC and the Chambers of Commerce, shall establish a tracking system to record reasons for business failures and emigration, and use that information to help frame policies and the enactment of new measures that will reduce business failures and emigrations.

5. Civic Governance Systems-Goal

Goal 1: Ensure that the leadership of the local government is well educated on what is needed to promote and achieve a healthy economic atmosphere in the community.

Objective 1: Annually conduct an economic development symposium that espouses the importance of Economic Development to the community and to use the forum as a means to apprise the community of the state of our economy.

Objective 2: Establish a leadership forum for private sector business leaders as well as governmental

stakeholders to meet and discuss the economic development needs of the community and the ways by which the stake holders could work collaboratively to enhance economic development in the community.

Objective 3: Encourage Commissioners and local decision makers to participate in workshops and conferences organized by the Florida League of Cities, Florida Association of Counties and other state and federal organizations to promote economic development.

6. Quality of Life & Places – Goals

Goal 1: To ensure that the economic development strategies embarked upon by the respective local governments are sustainable, and that they protect the environment and the quality of life.

Objective 1: Seek economic development projects that will take advantage of the community's way of life and enhance the Florida sense of place.

Objective 2: Ensure that new business locations are on sites that are environmentally suitable and that the impact of the new business does not degrade the environment and diminish the community's quality of life.

Objective 3: Encourage and aggressively promote the region's natural and cultural heritage as amenities that enhance the quality of life of workers and residents of the region.

Objective 4: Local governments should build public-private partnerships between government and private landowners to ensure the development of ecotourism facilities is coordinated and conducted in a manner that is mutually beneficial.

Objective 5: Local governments, if feasible, should make infrastructure improvements that support eco and cultural tourism as a part of their Capital Improvements Program.

Goal 2: To ensure that the social amenities needed to support life (schools, recreational facilities, etc.) are available and that they are of the highest quality possible.

Objective 1: Work with the School Board and other non-profit organizations on programs that will improve the quality of the County's schools.

Objective 2: Ensure the development and maintenance of first class recreational facilities that will address the leisure needs of the workers and residents of the County.

PASSED in open session by each local government stated below on the ____ day of _____, A.D., 2013.

APPROVED:

Keith A Dowdell Mayor and Presiding
Officer of the City Commission and of
City of Quincy, Florida

ATTEST:

Sylvia Hicks
Clerk of the City of Quincy and
Clerk of the City Commission thereof

**CITY OF QUINCY
CITY COMMISSION
AGENDA REQUEST**

Date of Meeting: August 13, 2013

Date Submitted: August 5, 2013

To: Honorable Mayor and Members of the City Commission

From: Jack L. McLean Jr., City Manager
Bernard O. Piawah, Director, Building and Planning
Marvin Tribue, Code Enforcement Officer

Subject: Request to Demolish and Acquire Abandoned Dilapidated
and Dangerous Structures.

Statement of Issue:

There are several properties in the City which have been abandoned, in an extreme state of disrepair and dangerous. With their yards overgrown, these premises pose a threat to the safety and health of the neighborhood as they serve as habitat for rodents and snakes and offer a safe haven for criminals. In view of this circumstance, the City's staff is thereby requesting that the City Commission authorize staff to embark on a program of demolition and acquisition of these dangerous buildings that pose a threat to the health and safety of the community.

Background:

The quality of life in a community is dependent, to a great extent, on the vitality and stability of its neighborhoods which derives itself from the sense of safety and security felt by the residents of the neighborhoods. In the City of Quincy, there are several abandoned and dangerous buildings which are inflicting a variety of negative impacts on the neighborhood. For instance, these abandoned and dangerous buildings, scattered among occupied homes, tend to lower the value of the adjacent homes and the value of the properties in the neighborhood as a whole. Above all, the sense of safety and security which is the corner stone of neighborhood stability is destroyed by the presence of these abandoned and dangerous buildings because these structures provide hiding places for undesirable elements.

TABLE 1

PROPERTIES RECOMMENDED FOR DEMOLITION PROCEEDINGS

No.	Location	Condition	District
1	1710 Lucky Street	Very dilapidated, no windows and doors and roof falling apart	District 1
2	1414 Florida Avenue	The house is abandoned; doors and windows broken; but the roof and siding appear to be in good shape.	District 1
3	1726 MLK Blvd	The structure is beyond repairs; roof has fallen apart and collapsing; the lot is completely overgrown	District 1
4	115 S. 10 th Street	Roof has falling apart, windows and doors are destroyed; completely overgrown and infested with a big hornet nest. Is a historic structure.	District 2
5	629 Cooper Street	Mobile home that has deteriorated beyond repair	District 2
6	213 E. Clark Street	Structure has deteriorated beyond repair. Sidings and doors and roof falling apart.	District 3
7	318 Stanley Street	Structure is dilapidated and the yard is completely overgrown	District 3
8	236 Marshal Street	Structure is abandoned and the yard is overgrown	District 4
9	217 Carver Street	Demolition started but never completed based on order in January 2011.	District 4

There are about 30 unoccupied and abandoned structures scattered around the various districts that deserve to be demolished in order to improve the health and safety of the neighborhood. Granted, it would be cost prohibitive for the City to demolish all the dilapidated and abandoned structures at once. Based on past history, the legal cost associated with the demolition of a single building will be about \$7,000.00. The actual cost of demolition will be about \$5,000.00. That is, the demolition of each structure will cost about \$12,000.00 and the total cost of demolition for the nine structures listed will be about \$108,000.00. So, the City's staff is recommending that we start with the demolition of just a few of them as identified in the Table 1 above and in the attached pictures.

Section 14-287 of the City's code, gives the City Commission the authority to direct the City Manager to demolish structures that are not in compliance with the code and charge the cost of such demolition as a municipal lien against the land on which the building or structure existed. The City intends to eventually acquire these properties if the liens are not addressed.

Conclusion:

Giving the danger to health, safety and security posed by dilapidated and abandoned structures, the City's staff feels it is important to demolish and acquire these properties. The potential benefits of this action include, a greater sense of safety and security in the neighborhood, and increased value of the adjacent properties. The City's code provides authorization for the demolition of such structures and charging the cost as a municipal lien against the land on which the building or structure existed. The City's staff is therefore requesting that the Commission direct the City Manager to proceed with demolition proceedings on the properties identified in Table 1 above and acquire the properties eventually if the liens are not paid.

Options:

- Option 1: Authorize the City's staff to proceed with the demolition and acquisition of dilapidated, abandoned and dangerous structures and acquire the properties if the liens are not paid.

- Option 2: Do not authorize the City's staff to proceed with the demolition and acquisition of dilapidated, abandoned and dangerous structures.

Staff Recommendation:

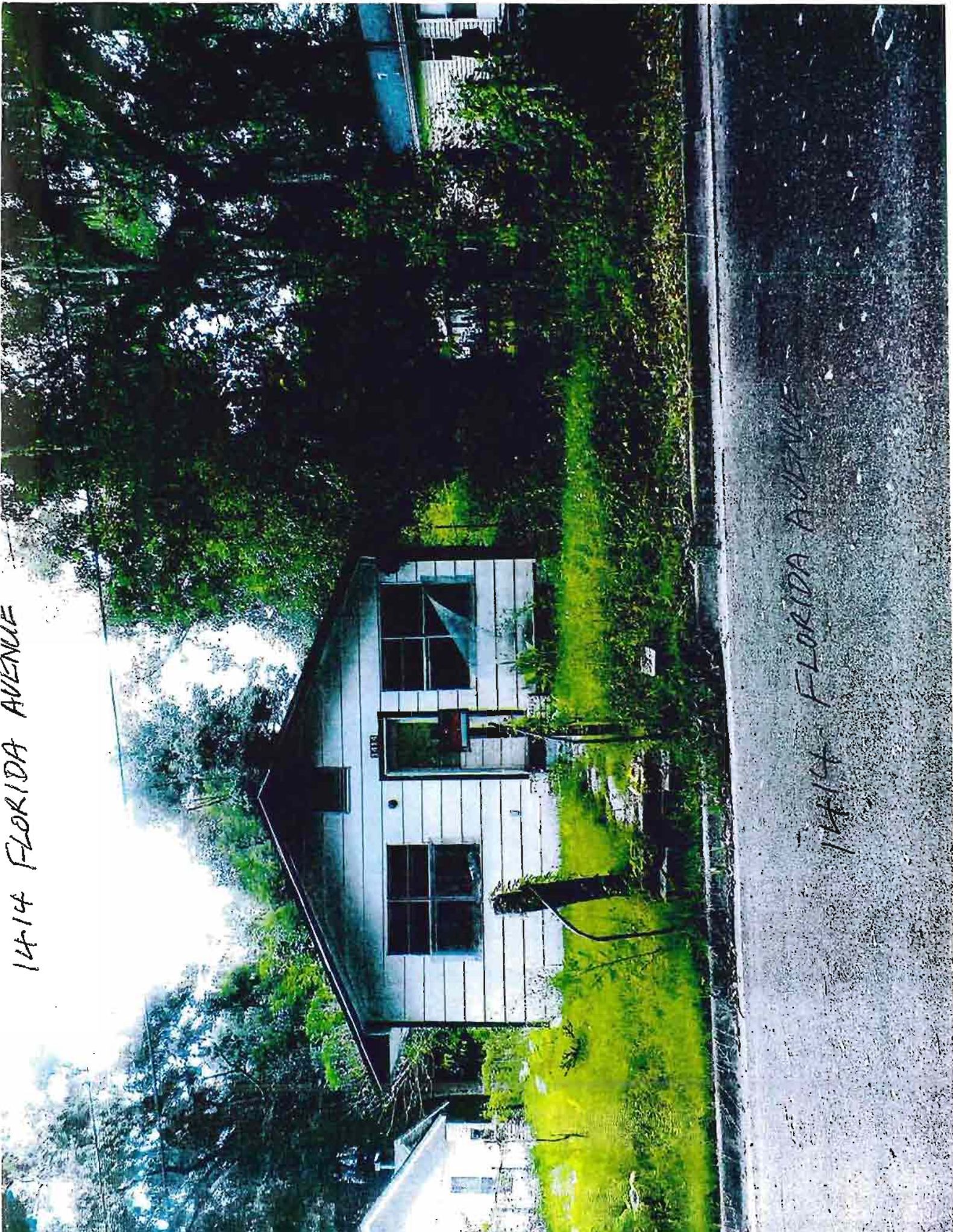
Option 1

1710 LUCKY STREET



1710 LUCKY STREET

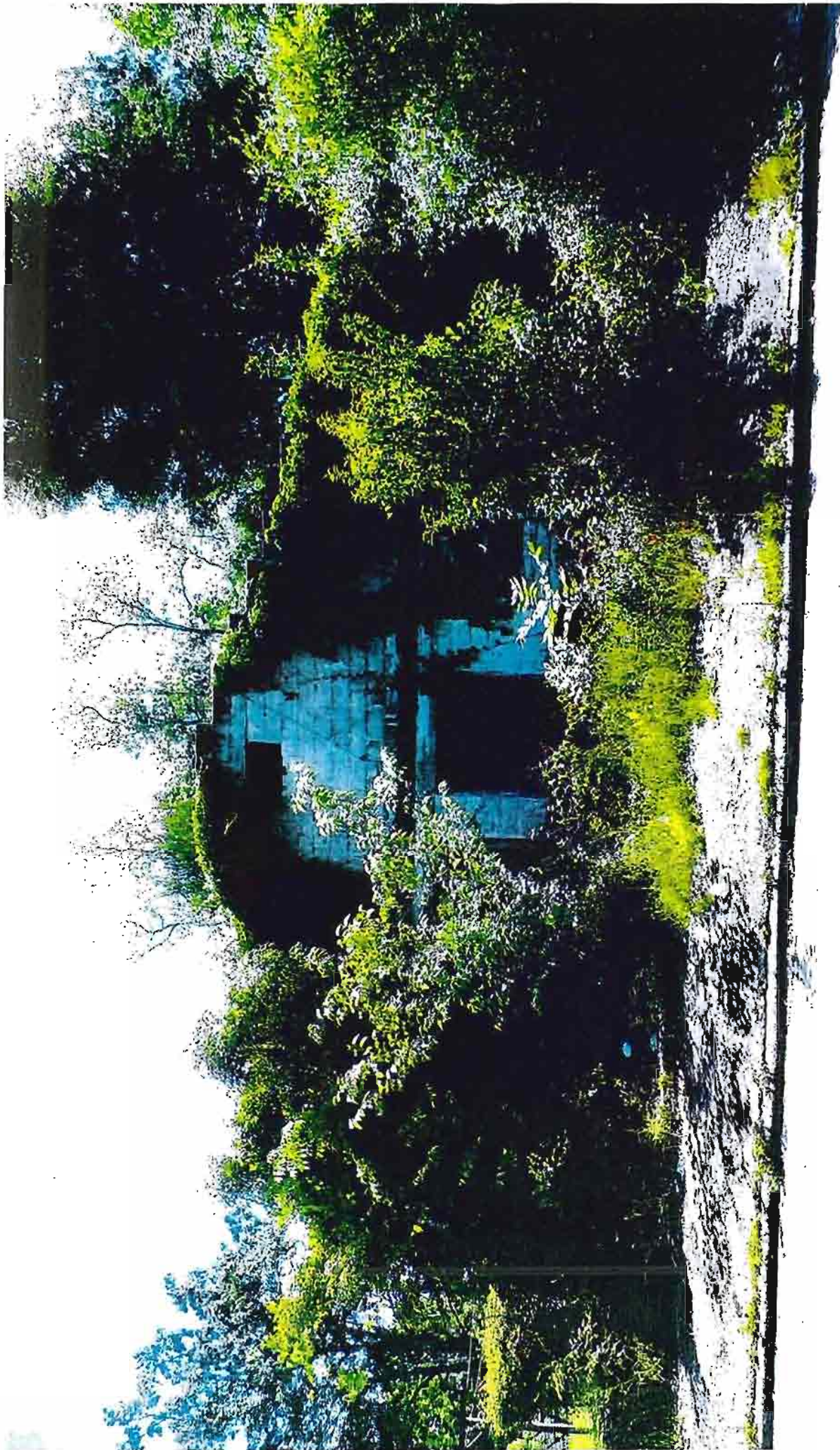
1414 FLORIDA AVENUE



1414 FLORIDA AVENUE

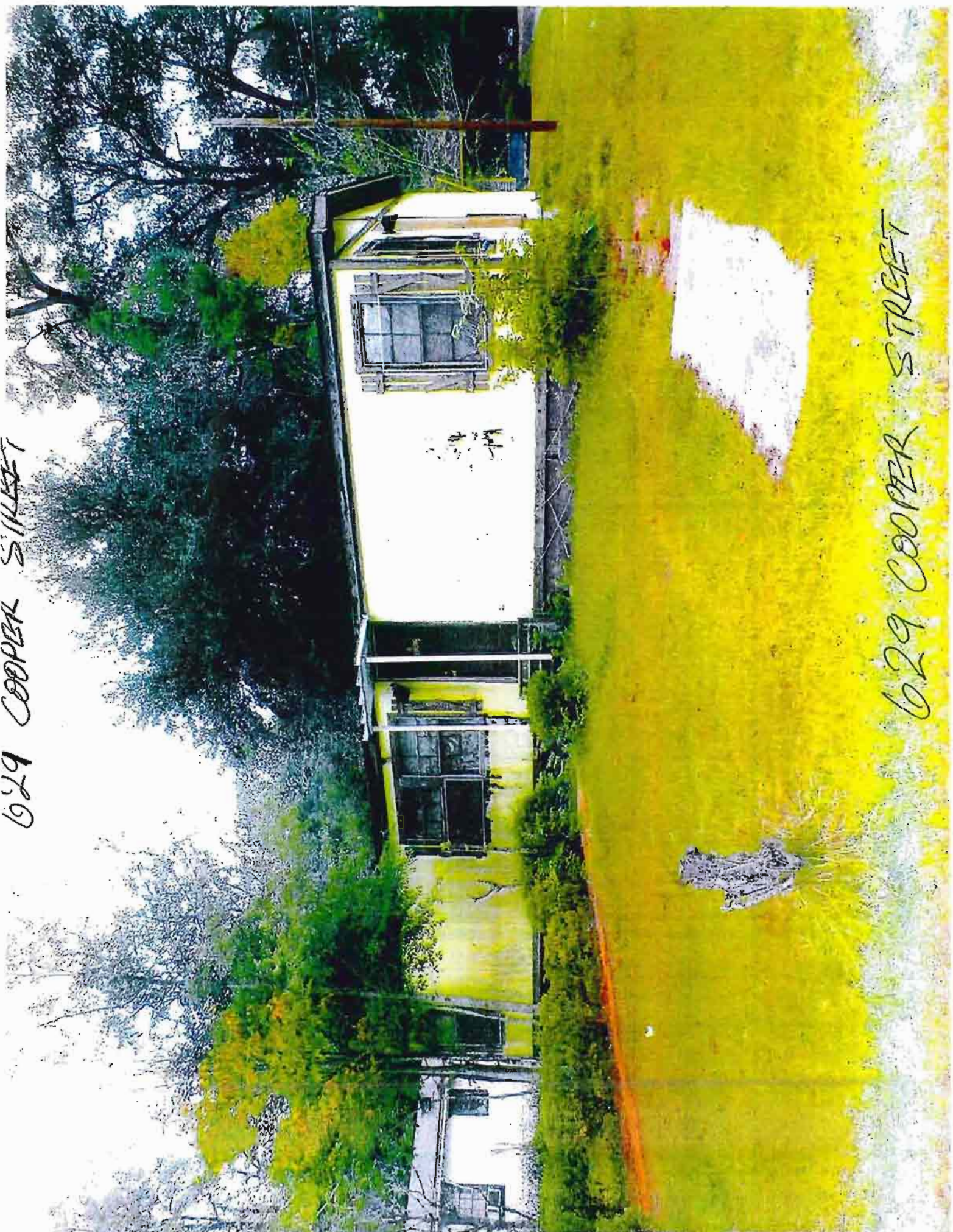


1726 MLK Blvd



115 S. 10TH STREET

629 COOPER STREET



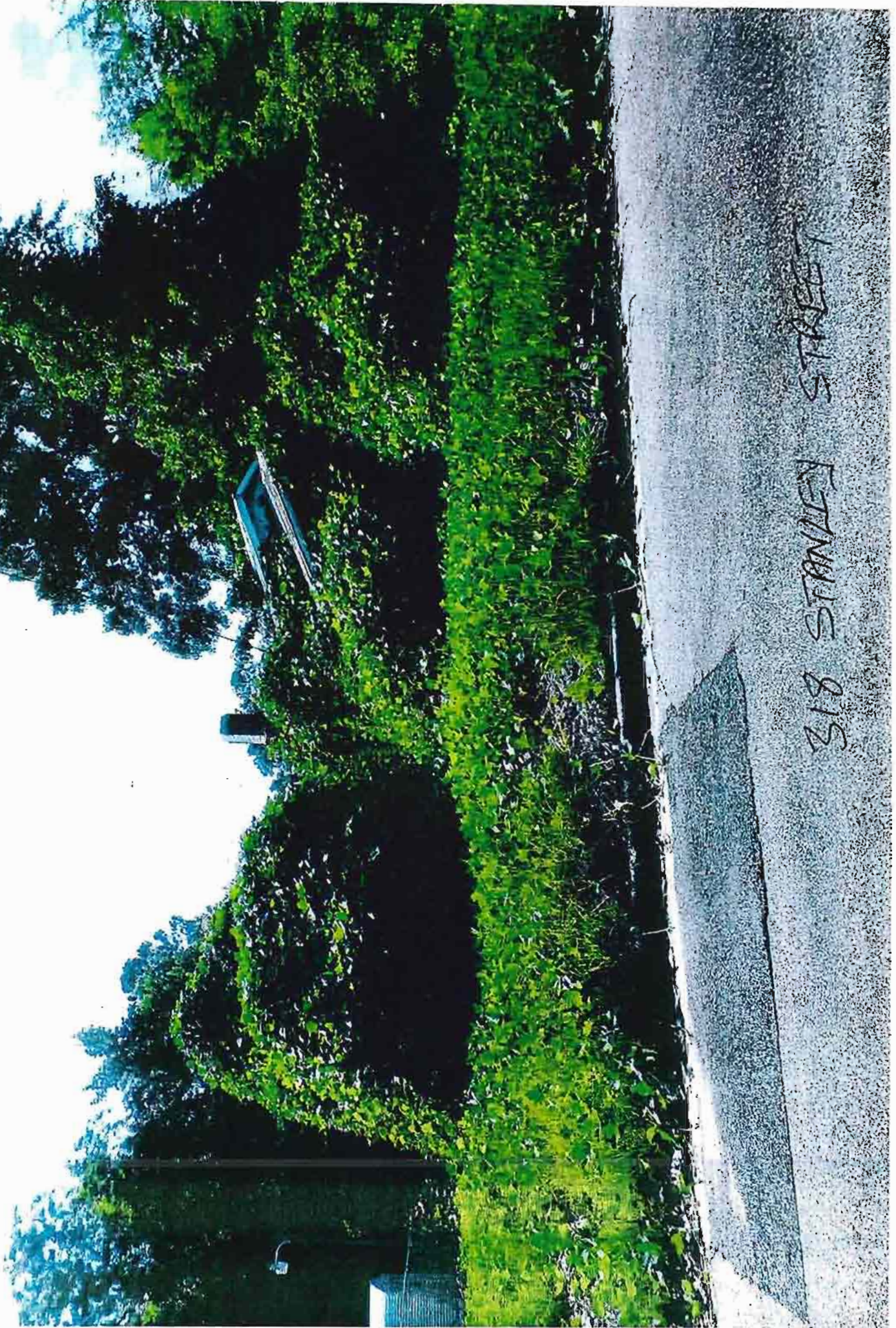
629 COOPER STREET



213 E. CLARK STREET

318 STANLEY STREET

318 STANLEY STREET





236 MARSHALL STREET



217 Carver Street



2177 Courver Street (cont)

**CITY OF QUINCY
CITY COMMISSION
AGENDA REQUEST**

Date of Meeting: August 13, 2013

Date Submitted: August 7, 2013

To: Honorable Mayor and Members of the City Commission

From: Jack L. McLean Jr., City Manager
Charles J. Hayes, CRA Director

Subject: Apply for FRDAP Grant for Corry Field Bleachers

Statement of Issue:

Florida Recreation Development Assistance Program (FRDAP) is a state competitive grant program that provides financial assistance to local governments to develop and/or acquire land for public outdoor recreational purposes. The maximum grant request is \$200,000.

Background:

The Grants Section of the Office of Financial Management administers grants to local governments through the FRDAP and the Land and Water Conservation Fund (LWCF). These are competitive, reimbursement grant programs which provide financial assistance for acquisition or development of land for public outdoor recreation. Eligible participants include all county governments, municipalities in Florida and other legally constituted local governmental entities, with the responsibility for providing outdoor recreational sites and facilities for the general public.

The Governor has signed the 2013-2014 budget that gives \$642,000.00 for the FRDAP approved last September 2012 for \$50,000 grants. Proviso language determined that the money was to fund all of the Small Development category applications that are \$50,000.00 or less.

Staff contacted a company that builds and repair stadium bleachers to ascertain the feasibility of repairing the existing bleachers at Corry Field. The companies inspected both visitors and the home bleachers and determined that neither side conforms to the current codes for stadium seating, in addition to this, it was stated that they both were safety hazards.

Staff received an estimate to replace both sides of the stadium. The following is the estimated cost to replace the visitor side, \$110,250 and \$237,120 for the home side. To upgrade the press box is an additional \$115,000.00 (optional). The total is \$347,370. Not to include the press box.

The total of the FRDAP Grant is \$200,000. FRDAP has a matching element included in the grant application. However, this amount can be substituted for In kind services. Staff is seeking permission to apply for these funds to replace the bleachers at Corry Field.

If the Commission approves, Staff is requesting a Public Hearing be held at our next regular Commission Meeting. This is a requirement of the Grant.

Options:

1. Give staff permission to apply for funds for Corry Field improvements
2. Authorize staff to advertise for a Public Hearing at our next regular Commission Meeting
3. Do not give staff permission to apply for funding

Staff Recommendation:

Options 1 & 2

Attachment:

Letter from Outdoor Aluminum, Inc.



Outdoor Aluminum

P.O. BOX 118; GENEVA, AL 36340

1-800-225-4249 PHONE

1-334-684-2231 FAX

Date: 8/6/2013

City of Quincy, FL
Football Stadium Renovation

Attn: Charles Hayes

Mr. Hayes,

Thank you for the opportunity to help you with the football stadium in you city. After meeting with you on June the 25th of 2013 I am sorry to report that it would be a problem to try and bring the existing bleachers up to current code. Just a few observations from my part, the current guardrail is out of date and does not meet code, there are no vertical aisles with handrail or contrasting nosing as per code, there are no riser/kick boards, no ADA accessibility, missing parts that hold the plank in place making the seats/footboards un-safe when people are walking on are missing. This is some of the main things that I saw, there were also some possible problems with the frame work being old and having missing parts as well. This is the case for both home and visitors side.

If I can be of further service let me know.

Thanks.

Eddie Spears/Sales Manager-Estimator



Seating Fans Everywhere

Outdoor Aluminum, Inc.

1481 East State Hwy. 52

Geneva, Al. 36340

Fax: 334-684-2231

Toll Free: 800-225-4249

E-mail: espears@outdooraluminum.com

**CITY OF QUINCY
CITY COMMISSION
AGENDA REQUEST**

Date of Meeting: August 13, 2013

Date Submitted: August 7, 2013

To: Honorable Mayor and Members of the City Commission

From: Jack L. McLean Jr., City Manager
Charles J. Hayes, CRA Director

Subject: Apply for FRDAP Grant for Tanyard Creek

Statement of Issue:

Florida Recreation Development Assistance Program (FRDAP) is a state competitive grant program that provides financial assistance to local governments to develop and/or acquire land for public outdoor recreational purposes. The maximum grant request is \$200,000.00.

Background:

The Grants Section of the Office of Financial Management administers grants to local governments through the FRDAP and the Land and Water Conservation Fund (LWCF). These are competitive, reimbursement grant programs which provide financial assistance for acquisition or development of land for public outdoor recreation. Eligible participants include all county governments, municipalities in Florida and other legally constituted local governmental entities, with the responsibility for providing outdoor recreational sites and facilities for the general public.

The Governor has signed the 2013-2014 budget that give \$642,000.00 for the FRDAP Grants for \$50,000 grants approved in September 2012. Proviso language determined that the money was to fund all of the Small Development category applications that are \$50,000.00 or less.

In the initial phase of Tanyard Creek Park, the Pavilion at the North parking lot was eliminated in order to save money and to include other items that were determined to be necessary for the operation of the Park.

The quote for the additional Pavilion is estimated to cost \$40,000.00. We will be including picnic tables and additional Park benches.

This Grant will be applied in the Small Development category. The maximum of funds for this category is \$50,000.00. We can apply and qualify to receive both grants.

If the Board approves, I am requesting that a Public Hearing be held at our next regular Commission Meeting. This is a requirement of the Grant.

Options:

1. Give staff permission to apply for funds for additional Pavilion at Tanyard Creek
2. Authorize staff to advertise for a Public Hearing at our next regular Commission Meeting
3. Do not give staff permission to apply for funding

Staff Recommendation:

Options 1 & 2