



**BOARD OF COUNTY COMMISSIONERS
WORKSHOP MEETING AGENDA**

February 21, 2017
Administration Building,
4th Floor, BCC Meeting Room, 477 Houston
Street,
Green Cove Springs, FL 32043
8:00 AM

CALL TO ORDER

Chairman Bolla

INVOCATION

Commissioner Hutchings

PLEDGE

Commissioner Burney

ROLL CALL

Chairman Bolla

PUBLIC COMMENTS

1. Public Comments

NEW BUSINESS

2. Revenue Options
3. CIP Alternative Revenue Sources
4. Regional Analysis of Revenue Streams
5. Staff Memo

In accordance with the Americans with Disabilities Act, any person needing a special accommodation to participate in this matter should contact the Clay County ADA Coordinator by mail at Post Office Box 1366, Green Cove Springs, FL 32043, or by telephone at number (904) 269-6347 no later than three (3) days prior to the hearing or proceeding for which this notice has been given. Hearing impaired persons can access the foregoing telephone number by contacting the Florida Relay Service at 1-800-955-8770 (Voice), or 1-800-955-8771 (TDD).



Agenda Item
Clay County Board of County Commissioners

Clay County Administration Building
Tuesday, February 21 8:00 AM

TO: DATE:

FROM:

SUBJECT:

AGENDA
ITEM
TYPE:

REVIEWERS:

Department	Reviewer	Action	Date	Comments
County Manager	Kopelousos, Stephanie	Approved	2/16/2017 - 4:13 PM	
County Manager	Kopelousos, Stephanie	Approved	2/16/2017 - 4:13 PM	



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County Manager	Kopelousos, Stephanie	Approved	2/16/2017 - 4:15 PM	



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ATTACHMENTS:

Description	Type	Upload Date	File Name
▣ Revenue Options	Cover Memo	2/14/2017	Revenue_Options_Doc.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
County Manager	Kopelousos, Stephanie	Approved	2/17/2017 - 4:41 PM	
County Manager	Kopelousos, Stephanie	Approved	2/17/2017 - 4:41 PM	

No inflator (10-year totals not adjusted)

Current CIP Revenue source:	2016	10-year total
Infrastructure sales surtax (Using inter-local agreement distribution amounts)	\$ 18,240,663	\$ 182,406,630

Potential Revenue Sources and combinations:	2016	10-year total
Infrastructure sales surtax (Using inter-local agreement distribution amounts)	\$ 18,240,663	\$ 182,406,630
Utility Services Tax (at current 4% rate)	3,674,244	36,742,440
Total	\$ 21,914,907	\$ 219,149,070

Potential Revenue Sources and combinations:	2016	10-year total
1-5 cent gas tax	\$ 3,681,280	\$ 36,812,800
Infrastructure sales surtax (Using inter-local agreement distribution amounts)	18,240,663	182,406,630
Utility Services Tax (at 10% rate, not including water)	9,185,610	91,856,100
Transportation Impact Fee (at \$7,000 for 750 permits per year)	5,250,000	52,500,000
Total	\$ 36,357,553	\$ 363,575,530

Potential Revenue Sources and combinations:	2016	10-year total
1-5 cent gas tax	\$ 3,681,280	\$ 36,812,800
Infrastructure sales surtax (Using statutory distribution formula)	21,093,354	210,933,540
Utility Services Tax (at full 10% rate, including water)	10,587,742	105,877,420
Transportation Impact Fee (at \$7,000 for 750 permits per year)	5,250,000	52,500,000
Total	\$ 40,612,376	\$ 406,123,760



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ATTACHMENTS:

Description	Type	Upload Date	File Name
CIP			
▣ Alternate Revenue Sources	Backup Material	2/17/2017	CIP_Alternative_Rev_Sources_CIP_Table_Format.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
County Manager	Kopelousos, Stephanie	Approved	2/17/2017 - 4:40 PM	
County Manager	Kopelousos, Stephanie	Approved	2/17/2017 - 4:40 PM	

All projected estimates are inflated at the long-term historical rate of @ 2.4% per year.

Current CIP Revenue source:	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	Total
Infrastructure sales surtax (Using inter-local agreement distribution amounts)	\$18,240,663	\$ 18,681,791	\$ 19,133,586	\$ 19,596,308	\$ 20,070,220	\$ 20,555,594	\$ 21,052,705	\$ 21,561,838	\$ 22,083,284	\$ 22,617,341	\$ 23,164,313	\$ 226,757,645
Potential Revenue Sources and combinations:	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	Total
Infrastructure sales surtax (Using inter-local agreement distribution amounts)	\$18,240,663	\$ 18,681,791	\$ 19,133,586	\$ 19,596,308	\$ 20,070,220	\$ 20,555,594	\$ 21,052,705	\$ 21,561,838	\$ 22,083,284	\$ 22,617,341	\$ 23,164,313	\$ 226,757,645
Utility Services Tax (at current 4% rate)	3,674,244	3,763,101	3,854,107	3,947,314	4,042,774	4,140,544	4,240,678	4,343,233	4,448,269	4,555,845	4,666,022	45,676,131
Total	\$21,914,907	\$ 22,444,892	\$ 22,987,693	\$ 23,543,622	\$ 24,112,995	\$ 24,696,138	\$ 25,293,383	\$ 25,905,072	\$ 26,531,553	\$ 27,173,186	\$ 27,830,335	\$ 272,433,776

Potential Revenue Sources and combinations:	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	Total
1-5 cent gas tax	\$ 3,681,280	\$ 3,770,307	\$ 3,861,487	\$ 3,954,873	\$ 4,050,516	\$ 4,148,473	\$ 4,248,799	\$ 4,351,550	\$ 4,456,787	\$ 4,564,569	\$ 4,674,957	\$ 45,763,599
Infrastructure sales surtax (Using inter-local agreement distribution amounts)	18,240,663	18,681,791	19,133,586	19,596,308	20,070,220	20,555,594	21,052,705	21,561,838	22,083,284	22,617,341	23,164,313	226,757,644.61
Utility Services Tax (at 10% rate, not including water)	9,185,610	9,407,752	9,635,267	9,868,284	10,106,936	10,351,360	10,601,695	10,858,083	11,120,672	11,389,612	11,665,056	114,190,327.84
Transportation Impact Fee (at \$7,000 for 750 permits per year)	5,250,000	5,376,965	5,507,000	5,640,180	5,776,580	5,916,280	6,059,358	6,205,896	6,355,977	6,509,689	6,667,118	65,265,041.86
Total	\$36,357,553	\$ 37,236,815	\$ 38,137,341	\$ 39,059,645	\$ 40,004,253	\$ 40,971,706	\$ 41,962,556	\$ 42,977,368	\$ 44,016,722	\$ 45,081,211	\$ 46,171,444	\$ 451,976,613

Potential Revenue Sources and combinations:	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	Total
1-5 cent gas tax	\$ 3,681,280	\$ 3,770,307	\$ 3,861,487	\$ 3,954,873	\$ 4,050,516	\$ 4,148,473	\$ 4,248,799	\$ 4,351,550	\$ 4,456,787	\$ 4,564,569	\$ 4,674,957	\$ 45,763,599
Infrastructure sales surtax (Using statutory distribution formula)	21,093,354	21,603,470	22,125,923	22,661,011	23,209,039	23,770,321	24,345,176	24,933,934	25,536,930	26,154,509	26,787,023	262,220,692
Utility Services Tax (at full 10% rate, including water)	10,587,742	10,843,793	11,106,037	11,374,623	11,649,704	11,931,437	12,219,984	12,515,509	12,818,181	13,128,173	13,445,661	131,620,843
Transportation Impact Fee (at \$7,000 for 750 permits per year)	5,250,000	5,376,965	5,507,000	5,640,180	5,776,580	5,916,280	6,059,358	6,205,896	6,355,977	6,509,689	6,667,118	65,265,042
Total	\$40,612,376	\$ 41,594,536	\$ 42,600,447	\$ 43,630,686	\$ 44,685,840	\$ 45,766,511	\$ 46,873,317	\$ 48,006,889	\$ 49,167,876	\$ 50,356,939	\$ 51,574,759	\$ 504,870,175



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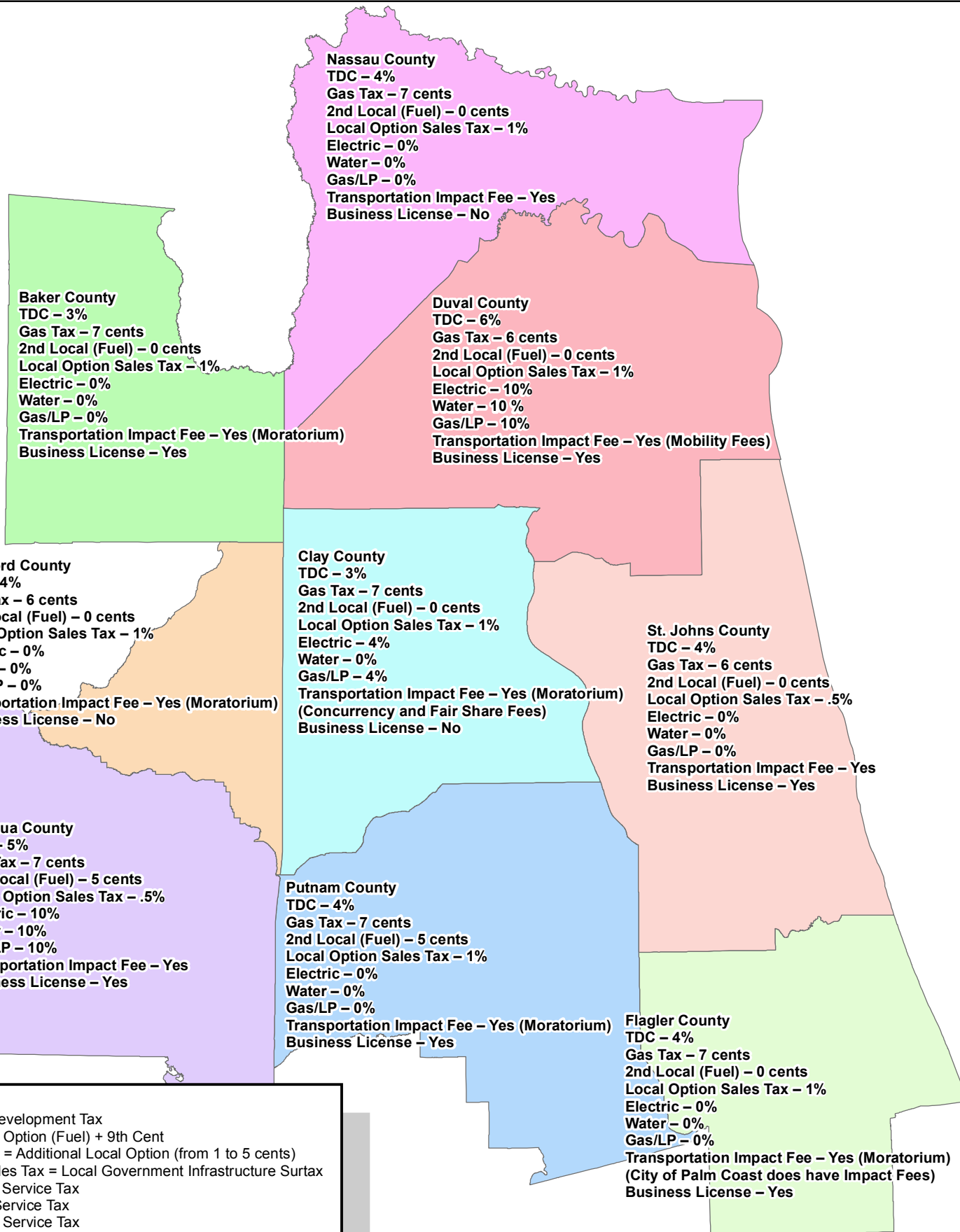
AGENDA
ITEM
TYPE:

ATTACHMENTS:

Description	Type	Upload Date	File Name
▢ Regional Analysis	Cover Memo	2/14/2017	Current_Regional_Analysis_of_Revenue_Streams_Map8.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
County Manager	Kopelousos, Stephanie	Approved	2/17/2017 - 4:40 PM	
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Legend
TDC = Tourist Development Tax
Gas Tax = Local Option (Fuel) + 9th Cent
2nd Local (Fuel) = Additional Local Option (from 1 to 5 cents)
Local Option Sales Tax = Local Government Infrastructure Surtax
Electric – Public Service Tax
Water – Public Service Tax
Gas/LP – Public Service Tax
Transportation Impact Fee
Business License or Occupational License

Regional Analysis of Revenue Streams



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Description	Type	Upload Date	File Name
▢ Memo on Revenues	Backup Material	2/20/2017	Memo_regarding_revenues_2.23.17.pdf

REVIEWERS:

Department	Reviewer	Action	Date	Comments
County Manager	Kopelousos, Stephanie	Approved	2/17/2017 - 4:42 PM	
County Manager	Kopelousos, Stephanie	Approved	2/17/2017 - 4:42 PM	



Memorandum

To: Commissioners
From: SC Kopelousos
Date: February 23, 2017
Re: Revenues and Needs

Revenue Options and Process to Implement

Additional Gas Tax: The 1 to 5 cent local option gas tax may be levied by an ordinance that is adopted by a majority plus one vote of the County Commission. The tax may also be approved by referendum.

The levy must be in place by October 1st to be effective January 1st of the following year.

Public Service Tax: The County currently imposes a Public Service Tax at a rate of 4% on the purchase of electricity and metered/bottled gas and on the purchase of fuel oil in the amount of 1.6 cents per gallon. The budgeted amount for this revenue source for 16/17 is \$3,750,000. The County may increase the levy to a maximum of 10%. In addition, the County may include water service up to a maximum of 10%.

Any change in the Public Service Tax must be adopted by ordinance and must have an effective date that is no earlier than the beginning of the subsequent calendar quarter. (January 1st, April 1st, July 1st, and October 1st) The County must also notify the Department of Revenue of the tax levy at least 120 days before its effective date.

Uses of Revenues

1 to 5 Cent Local Option Gas Tax: These funds can be used for transportation expenditures needed to meet with the requirements of the capital improvement element of an adopted comprehensive plan or expenditures needed to meet immediate local transportation problems and other transportation-related expenditures that are critical for building comprehensive roadway networks by the local governments. Expenditures for the construction of new roads, the reconstruction or resurfacing of existing paved roads, or the paving of existing graded roads are deemed to increase capacity, and such projects can be included in the capital improvements element of an adopted comprehensive plan. Routine maintenance of roads is not an eligible use.

Public Service Tax: These funds are considered general revenue so these are the most flexible funds available.

Needs for the County

Staff continues to work on cost for all the needs below. This list is to provide an idea of the needs throughout the county for the next 10 years.

- Dirt Road Paving: **See Attachment A-** This is the current list of the road paving project which have been evaluated and scored. This list does not include all the county owned dirt roads.
- New Road Construction: This includes APF roads and other capacity projects that are need throughout the community.
- Salary Survey: Cost to implement the salary survey
- Drainage Improvements:
- Facilities: **See attachment B:** This does not include all the Constitutional Officer's Facility needs. A meeting was conducted with each officer to go over the 10 year needs and documentation is underway.
- Sheriff's Vehicles:
- Implementation of the Park Plan
- Implementation of the Clay County Bike, Blueways and Trail Committee's recommendations. - Staff is working on costing out the plan

Dirt Road Paving Candidates

6/15/15

Street/Road	From	To	Dist.	Length (feet)	Current Status	Current Ranking 6/15/15	Project Cost (\$1,000's)	Total Rating
Baker Rd	CR 214	CR 214	4	5,800	Construction Start Mar 2016			
Foxtail Rd	Johns Cemetery Rd	North end	4	5,500	Under Construction			
Dowling Rd	Lucky Ln	Thunder Rd	5	4,070	Complete			
Williams Park Rd	CR 209 South	East end	1	4,910	Complete			
Hidden Acre Rd	West end	Thunder Rd	5	4,066	Complete			
Indigo Av	Alligator Blvd	Mayflower St	4	12,302	Design Start Mar 2016	1	\$2,330	71
Deer Tr	Robin Ln	Deer Tr (pvmt)	5	5,140	Unfunded	2	\$974	69
N Mimosa Av	Johns Cemetery Rd	Zibra St	4	1,240	Unfunded	3	\$235	69
Foxtail Av	Mandrake St	Johns Cemetery Rd	4	3,326	Unfunded	4	\$630	65
Yucca St	Aster Av (E)	Aster Av (N)	4	5,755	Unfunded	5	\$1,090	65
Sesame St	Currant Av	N Dolphin Av	4	7,709	Unfunded	6	\$1,460	64
Gopher St	S Deer Av	Veronica Av	4	1,300	Unfunded	7	\$246	64
Veronica Av	Kangaroo St	Gopher St	4	2,000	Unfunded	8	\$379	63
Maverick Rd	Long Horn Rd	Nolan Rd	4	4,488	Unfunded	9	\$850	62
Horsetail Av	Currant Av	Johns Cemetery Rd	4	9,715	Unfunded	10	\$1,840	61
Sunrise Farm Road	Country Meadows	Long Bay Rd	4	2,310	Unfunded	11	\$438	61
Buckwheat Ct	Peppergrass St	north cul-de-sac	4	600	Unfunded	12	\$114	60
Honeysuckle Cir	Begonia dr	Halperns Wy	4	1,400	Unfunded	13	\$265	60
Highridge Estates	Skidmore St	Clemson St	4	12,480	Unfunded	14	\$2,363	59

Dirt Road Paving Candidates

6/15/15

Street/Road	From	To	Dist.	Length (feet)	Current Status	Current Ranking 6/15/15	Project Cost (\$1,000's)	Total Rating
Black Creek Dr	south end	Becky St	5	4,400	Unfunded	15	\$833	59
Rosemary St	Myrtle St	E of Rabbitt Ct	4	4,066	Unfunded	16	\$770	58
Live Oak Ln	Old Jennings Rd	State Forest	2/4	8,237	Unfunded	17	\$1,560	58
Javeline Cir	S Deer Av	S Deer Av	4	2,500	Unfunded	18	\$473	57
Ball Rd	County Park	US 17	1	1,000	Unfunded	19	\$190	54
Starling Rd	South end	Old Jennings Rd	4	1,373	Unfunded	20	\$260	53
Allie Murray Rd	SR 21	Old Jennings Rd	4	6,000	Unfunded	21	\$1,136	53
CR209 South	Putnam County	Decoy Rd	1	5,500	Unfunded	22	\$1,042	52
Clover Lane	sr 21	riding club	4	971	Unfunded	26	\$184	47
Josephine Moseley Road	Louie Carter		4	1,675	Unfunded	29	\$317	45
Austin Rd	Neale Rd	CR 214	4	3,400	Unfunded	23	\$644	44
Neale Rd	Austin Rd	CR 219	4	1,000	Unfunded	24	\$190	42
Melrose Road	CR 214	SR 21	4	11,948	Unfunded	27	\$2,263	41
Alderman Road	CR 214	CR 214	4	7,468	Unfunded	28	\$1,414	40
Carl Brook Rd	CR 214	Hutchinson	4	1,532	Unfunded	25	\$290	39

Length in Miles

29

Total

\$24,781

Total Facility Need	\$81,729,000.00
<u>Building Needs by Department</u>	
<i>Animal Care and Control</i>	\$7,348,000.00
New Animal Care Facility (Building Plans/Acquisition/Construction)	\$7,348,000.00
<i>Library Services</i>	\$11,000,000.00
Regional Library in Brannan Field Area	\$11,000,000.00
Updates to Current Libraries	
<i>Public Works</i>	\$900,000.00
Middleburg Maintenance Office	\$300,000.00
Orange Park Maintenance Office	\$300,000.00
Green Cove Springs Maintenance Office	\$300,000.00
<i>Parks and Recreation</i>	
Camp Chowenwaw Park	\$3,000,000.00
Bathhouses	\$300,000.00
New Treehouses (5)	\$150,000.00
Board Walk (Peters Creek and Black Creek)	\$500,000.00
Construct RV Park	\$2,000,000.00
Perimeter Fencing	\$50,000.00
Fairgrounds	\$2,350,000.00
Concession Building	\$1,000,000.00
Restrooms/Bathhouses (J.P. Hall Covered Arena)	\$100,000.00
Replace JP Hall Jr bldg	\$250,000.00
Water and Sewer System	\$1,000,000.00
Foxmeadow Neighborhood Park	\$60,000.00
Restroom	\$60,000.00
Install drainage at Armstrong, Omega, Walter Odom, Eagle Harbor Parks	\$300,000.00
Land and Park (GCS / Penny Farms)	\$8,000,000.00
Land and Park (Lake Asbury / Middleburg)	\$8,000,000.00
Gun Range	
Moccasin Slough	\$1,171,000.00
Nature Center with Restrooms	\$375,000.00
Construction of 3 pavilions	\$46,000.00
Board Walk to Slough	\$750,000.00
Moody Park	

<u>Total Facility Need</u>	<u>\$81,729,000.00</u>
Fleming Island Baseball/P4-52A Park	\$7,000,000.00
<i>Public Safety</i>	\$32,500,000.00
Fire Station Replacement/Relocation	\$32,500,000.00
<i>Courthouse</i>	\$100,000.00
Additional Parking	\$100,000.00
Build out of Judges Chambers	
Build out of Courtrooms	
Total	\$81,729,000