



**BOARD OF COUNTY COMMISSIONERS
CITRUS COUNTY, FLORIDA**

**Citrus County Courthouse
110 N. Apopka Avenue, Room 100
Inverness, FL 34450**

MINUTES

June 10, 2025 - 1:00 PM

**Rebecca Bays, Chairman, District 4
Diana Finegan, 1st Vice Chair, District 2
Janet Barek, 2nd Vice Chair, District 3
Jeff Kinnard D.C., Commissioner, District 1
Holly L. Davis, Commissioner, District 5**

**Steve L. Howard, County Administrator
Denise A. Dymond Lyn, County Attorney
Traci Perry, Clerk of the Circuit Court and
Comptroller**

A. CALL TO ORDER

June 10, 2025 Citrus County Courthouse
The meeting was called to order at 1:00 PM.

A.1. Invocation

Associate Pastor Kenny Kiker from the Hills Church in Beverly Hills gave the Invocation.

A.2. Pledge of Allegiance

Citrus County Emergency Medical Technician Brian Chapman led the Pledge of Allegiance.

A.3. Roll Call

Present: Holly L. Davis, Rebecca Bays, Jeff Kinnard D.C., Diana Finegan, Janet Barek, County Administrator Steve Howard, County Attorney Denise Lyn, Deputy Clerk Amy Novinger, Deputy Clerk Ashlyn Russ

Absent: Clerk of the Circuit Court and Comptroller Traci Perry

A.4. Approval of Agenda

County Administrator Steve Howard requested the following changes: pull item H4; addition of item O1; additional information for items C3, C11, C19 and H1; and to move up item G1.

Motion to approve the agenda, with the changes as described.

RESULT: Adopted
MOVER: Holly L. Davis

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SECONDER: Janet Barek

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

B. PROCLAMATIONS, AWARDS & PRESENTATIONS

No items.

C. CONSENT

Motion to approve the Consent Agenda.

RESULT: Adopted

MOVER: Jeff Kinnard D.C.

SECONDER: Holly L. Davis

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

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C.1. Minutes of the Board of County Commissioners

Approve the following minutes of the Board of County Commissioners:

May 13, 2025 Public Workshop

May 13, 2025 Regular Meeting

C.2. Minutes of the Board of County Commissioners

Approve the following minutes of the Board of County Commissioners:

May 27, 2025 Regular Meeting

Administration

No items.

Attorneys Office

No items.

Clerk

C.3. Release of Special Assessment

- a. Approve and authorize the Chairman to execute the Release of Lien for Special Assessments by and between Citrus County and certain property owners Citrus Springs Waterline Extensions, NW Quadrant Water Main II, Citrus Springs 2024 Waterline, Montezuma Wastewater, and Limerock Road Paving special assessment districts.
- b. Authorize the Clerk to record the Releases of Lien in the Public Records of Citrus County, Florida

Additional information was received after the agenda was published.

[Additional Information for Item C3](#)

Community Services

C.4. NCBA - SCSEP Host Agency Agreement

Approve and authorize the Chairman to execute the Designation of Signature Authority form for the application and required reporting forms. There is no budgetary impact. **(Eric Head, Community Services Director)**.

Fire Services

No items.

Human Resources

C.5. Walden University Affiliation Agreement

Approve and authorize the Chairman to execute the U.S. Field Site Affiliation Agreement with Walden University. **(June Randall, Human Resources Director)**.

Management and Budget

C.6. Quarterly Budget Status Report

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Acknowledge receipt of the 2nd Quarter Budget Status Report from January 1, 2025, through March 31, 2025. **(Barbara Luckham, Interim Management & Budget Director)**

Growth Management

C.7. Property Abatement Assessment Release of Lien

- a. Approve and Authorize the Chairman to execute Releases of Lien for Property Abatement Assessment by and between Citrus County, Florida, and certain property owners.
- b. Authorize the Clerk to record the Releases of Lien in the Public Records of Citrus County, Florida. **(Eric Landon, Growth Management Director)**

Public Works

C.8. Flash Trash Waste Disposal Account Agreement

- a. Approve and authorize the Chairman to execute a Waste Disposal Account Agreement between Citrus County and Flash Trash for disposal fees up to \$45,000.00.
- b. Approve termination of the existing Waste Disposal Account Agreement with Flash Trash dated July 23, 2024. **(Carlton Hall, Public Works Director)**

C.9. Townsley Construction LLC Waste Disposal Account Agreement

Approve and authorize the Chairman to execute a Waste Disposal Account Agreement between Citrus County and Townsley Construction LLC establishing a monthly charge agreement at the Citrus County Central Landfill for disposal fees up to \$1,500.00. **(Carlton Hall, Public Works Director)**

C.10. Disposal of Surplus Property

Approve the deletion of the ID# 52935 Trane 10 ton HVAC Unit from the inventory of Facilities Management and the removal of the same items from the County's Capital Asset listing. **(Carlton Hall, Public Works Director)**

C.11. Amended and Restated Initial Assessment Resolution for Solid Waste Residential Assessment

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- a. Adopt and authorize the Chairman to execute the Amended and Restated Initial Assessment Resolution for FY 2025-26.
- b. Set a public hearing on July 29, 2024, at 1:11 P.M. to consider adopting the assessment rate for the Solid Waste Residential Assessment roll prepared by the Property Appraiser's Office. **(Carlton Hall, Public Works Director)**

Resolution Number 2025-042

Additional information was received after the agenda was published.

[Additional Information for Item C11](#)

Systems Management

C.12. Records Dispositions

Approve and authorize the Chairperson to execute the following Records Dispositions for the disposal of public records in paper format that have been scanned and have not yet met retention but are preserved in a document management system: BOCC-0446-Growth Management Department Retrospective Scanning Project. **(Louis Foltzer, Chief Information Officer, Eric Landon, Growth Management Director)**

Visitors and Convention Bureau

No items.

Water Resources

C.13. Acceptance of perpetual operation and maintenance of watermain to Service OLP Lecanto

Approve and authorize the Clerk to place acceptance stamp on release of lien, bill of sale, warranty of materials and workmanship and Engineer's Certification of Construction Completion of the 6" water main line and component parts on N Lecanto Hwy and record in the Public Records of Citrus County Florida. **(Ken Cheek, Water Resources Director, Bernadine Flood-Nichols, Utility Business Services)**

C.14. WRWSA Water Supply & Conservation Grant Application

Approve and authorize the Chairman to execute a Resolution supporting the application to, and budgeting for, the Withlacoochee Regional Water Supply

Authority's Water Supply and Conservation grant in the amount of \$47,175 for the Department of Water Resources' water conservation program. The County match portion is funded by the Citrus County Utilities Enterprise fund. **(Ken Cheek, Water Resources)**

Resolution Number 2025-043

C.15. Connection Charge Installment Lien Agreement - William & Cinda Ruiz

- a. Approve and authorize the Chairman to execute Connection Charge Installment Lien Agreement by and between the Citrus County Municipal Service Benefit Unit for Water and/or Wastewater Utility Services for William & Cinda Ruiz .
- b. Authorize the Clerk to record Connection Charge Installment Lien Agreement in the Public Records of Citrus County, Florida. **(Ken Cheek, Water Resources Director, Bernadine Flood-Nichols, Utility Business Services Director).**

Set Public Hearings Workshops

C.16. Proposed 2025 Property Abatement Assessments

- a. Adopt and authorize the Chairman to execute a Resolution for the 2025 Property Abatement Assessments relating to the provision of property abatement services; describing the method of assessing property abatement service costs against assessed property located within Citrus County, Florida; determining the property abatement service costs and the initial property abatement special assessments; directing the preparation of an assessment roll, authorizing a public hearing and directing the provision of notice thereof and providing for an effective date.
- b. Set a public hearing on July 29, 2025, at 1:09 P.M. regarding the 2025 Property Abatement Assessments. **(Eric Landon, Growth Management Director)**

Resolution Number 2025-044

C.17. Proposed Citrus Springs 2025 Assessment Area

- a. Adopt and authorize the Chairman to execute a Resolution of Citrus County, Florida, relating to the provision of Water Distribution Facilities in the unincorporated area of the County; creating the Citrus Springs 2025 Assessment Area; determining the estimated capital cost of the Water Line Extensions; establishing the method of assessing the project cost against the properties that will be benefitted thereby, establishing other terms and conditions of the assessments; directing the County Administrator to prepare a preliminary assessment roll; establishing a public hearing to consider imposition of the proposed assessments and the method of their collection; directing the provision of notice; and providing for an effective date.

- b. Set a public hearing for July 29, 2025, at 1:06 p.m. regarding the proposed Citrus Springs 2025 Assessment Area. **(Ken Cheek, P.E., Water Resources Director)**

Resolution Number 2025-045

C.18. Proposed Ft Island Trl STS Remediation Sewer Project Assessment Area

- a. Adopt and authorize the Chairman to execute a Resolution of Citrus County, Florida, relating to the provision of the Wastewater Collection System in the unincorporated area of the County; creating the Proposed Ft Island Trl Septic to Sewer Remediation Sewer Project Assessment Area; determining the estimated capital cost of the Wastewater Collection System; establishing the method of assessing the project cost against the properties that will be benefitted thereby, establishing other terms and conditions of the assessments; directing the County Administrator to prepare a preliminary assessment roll; establishing a public hearing to consider imposition of the proposed assessments and the method of their collection; directing the provision of notice; and providing for an effective date.
- b. Set a public hearing for July 29, 2025, at 1:07 p.m. regarding the Proposed Ft Island Trl Septic to Sewer Remediation Sewer Project Assessment Area. **(Ken Cheek, P.E., Water Resources Director)**

Resolution Number 2025-046

C.19. Set a Public Hearing to Adopt the Solid Waste Tipping Fees for FY 2026-2030

- a. Board acknowledgment of the proposed Solid Waste Management Tipping Fees for Fiscal Year 2026-2030.
- b. Set a public hearing on July 29, 2025, at 1:10 P.M. to consider adopting the Solid Waste Tipping Fees for Fiscal Year 2026-2030. **(Carlton Hall, Public Works Director)**

Additional information was received after the agenda was published.

[Additional Information for Item C19](#)

C.20. Set a Public Hearing for Certification of the 2025-26 Non-Ad Valorem Assessment Rolls

- a. Adopt and authorize the Chairman to execute a preliminary rate resolution of Citrus County, Florida relating to the Certification of the Fiscal Year 2025-2026 Non-Ad Valorem Assessment Rolls.
- b. Set a public hearing on Tuesday, July 29, 2025, at 1:08 p.m. for the purpose of hearing public comment on the adoption of a final rate resolution adopting and certifying the countywide non-ad valorem assessment rolls for FY 2025-2026 which includes assessments for street lighting, neighborhood beautification, roadway maintenance and improvements, and water and wastewater assessments within the various assessment areas in compliance with Florida Statutes Chapter 197.3632. **(Carlton Hall, Public Works Director)**

Resolution Number 2025-047

C.21. Set a Public Hearing on a Medicaid Assessment Program Resolution

Set a Public Hearing on June 23, 2025 at 1:25 PM on a resolution pertaining to a Medicaid Assessment Program. **(Barbara Luckham, Interim Director Management & Budget)**

C.22. Set a Public Hearing on an Ordinance Prohibiting Lobbying by Former County Commissioners

Set a public hearing on June 23, 2025 at 1:30 p.m. an ordinance of Citrus County, Florida prohibiting lobbying by former county commissioners; providing for severability; providing for inclusion into the code; providing for modifications that may arise from consideration at public hearing; providing for repeal of inconsistent provisions, and; providing for an effective date. **(Denise A. Dymond Lyn, County Attorney)**

C.23. Set a Public Hearing on a Lobbyist Registration Ordinance

Set a public hearing on June 23, 2025 at 1:35 p.m. on an ordinance of Citrus County, Florida, adding Chapter 2, Article VIII, entitled "Registration of Lobbyists"; providing for severability; providing for modifications that may arise from consideration at public hearing; providing for scrivener's errors; providing for codification; and providing for an effective date. **(Denise A. Dymond Lyn, County Attorney)**

D. OPEN TO THE PUBLIC

The following individuals addressed the Board on various issues:

*Catherine Spears
Loretta Tennant
John Longacre
Andy Chan, speaking on behalf of Right Rudder Aviation
Zach Purvis
Terry Weber-Nelles
Dr. Carmen Koubicek*

Following comments from Ms. Tennant, Commissioner Jeff Kinnard, D.C. requested to move up items E4 and E5 and at the request of First Vice Chair Diana Finegan, County Administrator Steve Howard provided clarification regarding comments made by Ms. Tennant.

Commissioners responded to comments from the public and Mr. Howard addressed questions from the Board.

Public Speaker Forms for Item D

E. REGULAR BUSINESS

E.1. Bids

Motion to approve items E1a through I.

RESULT: Adopted

MOVER: Diana Finegan

SECONDER: Jeff Kinnard D.C.

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

E.1.a. RFQ 21-095 Amendment No. 3; Continuing Contract for Professional Engineering Services; Infrastructure Consulting & Engineering, PLLC, LLC

Approve and Authorize the Chairman to execute Amendment No. 3 to the Agreement between Citrus County, Florida and Infrastructure Consulting & Engineering, PLLC, LLC to amend the Agreement to add Federal Aviation Administration and Florida Department of Transportation required contract terms and conditions for the projects; AWOS at Inverness Airport, Master Plan Update at Inverness Airport and AGIS System at the Crystal River Airport, once the signed amendment is received by staff and reviewed by the County Attorney's office. No additional cost is associated with this Amendment. Costs will be attached to each project that is included in the Budget. **(Carlton Hall, Public Works Director)**

E.1.b. ITB 25-131 Furnish Limerock Base Material; Crystal River Quarries Inc

Approve and Authorize the Chairman to execute the Agreement between Citrus County, Florida and Crystal River Quarries Inc, to furnish limerock base material that is used for maintenance, repair, and construction of roadways, bridges, and drainage throughout the County, on an as-needed basis. **(Carlton Hall, Public Works Director)**

E.1.c. ITB 22-064 Amendment No. 3; Roadway Striping Thermoplastic / Traffic Paint and Related Work; McShea Contracting, LLC

Approve and Authorize the Chairman to execute Amendment No. 3 to the Agreement between Citrus County, Florida and McShea Contracting, LLC to consent to McShea Contracting, LLC assuming all duties and obligations of the

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Contractor under this Agreement and to renew the Agreement extending the duration of the Agreement to June 27, 2026. **(Carlton Hall, Director of Public Works)**

E.1.d. ITB 23-058 Amendment No. 2; Asphaltic Concrete for Surface Leveling Courses Including Sand Seal Coat; Superior Asphalt, Inc.

Approve and Authorize the Chairman to execute Amendment No. 2 to the Agreement between Citrus County, Florida and Superior Asphalt, Inc., to renew the Agreement, extending the duration of the Agreement to July 10, 2026. **(Carlton Hall, Public Works Director)**

E.1.e. RFP 24-096 Amendment No. 1; REBID Professional Real Estate Broker Services; Florida ROI Commercial Property Brokerage, Inc., Redevelopment Management Associates, LLC, and The Urban Group, Inc.

Approve and Authorize the Chairman to execute Amendment No. 1 to the Agreement between Citrus County, Florida and

- a. Florida ROI Commercial Property Brokerage, Inc., extending the duration of the Agreement to July 8, 2026;
- b. Redevelopment Management Associates, LLC, extending the duration of the Agreement to July 8, 2026;
- c. The Urban Group, Inc., extending the duration of the Agreement to July 8, 2026. **(Carlton Hall, Public Works Director)**

E.1.f. RFP 24-203 Amendment No. 1; County-wide Road Resurfacing Citrus County Roadways; Superior Asphalt, Inc.

Approve and Authorize the Chairman to execute Amendment No. 1 to the Agreement between Citrus County, Florida and Superior Asphalt, Inc., to ratify the Amended Notice to Proceed and extend the date for final completion to August 21, 2025. **(Carlton Hall, Public Works Director)**

E.1.g. ITB 23-072 Amendment No. 1; Mowing at Citrus County Water/ Wastewater and Lift Station Facilities; Greco International Corporation

- a. Approve and Authorize the Chairman to execute Amendment No. 1 to the Agreement between Citrus County, Florida and Greco International Corporation to extend the duration of the agreement to August 7, 2026, and to amend the fee schedule attached as the Revised Exhibit "B" to the Amendment.
- b. Approve related budget transfer. **(Ken Cheek, P.E., Water Resources Director)**

E.1.h. ITB 25-110 Holder Industrial Park Force Main Extension Construction Project

Approve and Authorize the Chairman to execute the Agreement between Citrus County, Florida and the Contractor listed on the Agreement to provide a wastewater line extension to serve Holder Industrial Park once the signed Agreement is received by staff and reviewed by County Attorney's office. **(Ken Cheek, P.E., Director of Water Resources)**

E.1.i. ITB 23-088 Amendment No. 5; (RE-BID) Cardinal Street Force Main Project; Pave-Rite, Inc.

Approve and Authorize the Chairman to execute Amendment No. 5 to the Agreement between Citrus County, Florida and Pave-Rite, Inc., to ratify the Amended Notice to Proceed, extending the date for final completion to September 30, 2025. **(Ken Cheek, P.E., Water Resources Director)**

E.1.j. ITB 24-011 Amendment No. 2; (Re-Bid) Brentwood Wastewater Treatment Facility Upgrades Project; L7 Construction, Inc.

Approve and Authorize the Chairman to execute Amendment No. 2 to the Agreement between Citrus County, Florida and L7 Construction, Inc., ratifying the actions of the Water Resources Department in issuing the Amended Notice to Proceed, extending the time for final completion to May 17, 2026. **(Ken Cheek, P.E., Water Resources Director)**

E.1.k. AGR 25-109 Additional Health Insurance Benefits, SurgeryPlus; Employer Direct Healthcare, LLC

- a. Approve and Authorize the Chairman to execute the Master Services Agreement between Citrus County, Florida and Employer Direct Healthcare, LLC d/b/a Lantern Specialty Care for additional health insurance benefits.
- b. Approve and Authorize the Chairman to execute the Business Associates Agreement between Citrus County, Florida and Employer Direct Healthcare, LLC d/b/a Lantern Specialty Care. **(June Randall, Human Resources Director)**

E.1.l. RFQ 21-119 Consent to Assignment of Agreement; Professional Engineering, Architecture Design, and Post Design for a Citrus County Animal Shelter Facility; Baxter & Woodman, Inc. d/b/a TOCOI Engineering, a Baxter & Woodman Company

Approve and Authorize the Chairman to execute the Consent to Assignment of the Agreement between Citrus County, Florida and Baxter & Woodman, Inc. d/b/a TocoI Engineering, a Baxter & Woodman Company, consenting to Baxter & Woodman, Inc. d/b/a TocoI Engineering, a Baxter & Woodman Company

assuming all duties and obligations of the Consultant under this Agreement.
(Eric Head, Community Services Director)

E.2. Budget Transfers

Approve the budget transfers for the Capital Improvement Program, Housing Services (3), Utilities, Fire Impact Fees and Road Maintenance for fiscal year 2024-2025. **(Barbara Luckham, Interim Management & Budget Director)**

Motion to approve item E2.

RESULT: Adopted
MOVER: Jeff Kinnard D.C.
SECONDER: Janet Barek
AYES: Davis, Bays, Kinnard D.C., Finegan, Barek
NAY: None

E.3. Budget Resolutions

Adopt and authorize the Chairman to execute a resolution adopting the State Aid to Libraries grant budget for fiscal year 2024-2025. **(Barbara Luckham, Interim Management & Budget Director)**

Motion to approve item E3.

RESULT: Adopted
MOVER: Janet Barek
SECONDER: Jeff Kinnard D.C.
AYES: Davis, Bays, Kinnard D.C., Finegan, Barek
NAY: None

Resolution Number 2025-048

E.4. FY24 Edward Byrne Memorial Justice Assistance Grant (JAG)

Recommendation to approve and sign the Certificate of Participation (COP), authorizing the Citrus County Sheriff's Office to apply for the FY24 Edward Byrne Memorial Justice Assistance Grant (JAG), which includes a designated allocation of \$53,080 for Citrus County. **(Sheriff's Office)**

Motion to approve item E4.

RESULT: Adopted
MOVER: Holly L. Davis
SECONDER: Diana Finegan
AYES: Davis, Bays, Kinnard D.C., Finegan, Barek
NAY: None

E.5. FY25 Community Oriented Policing Services (COPS) Hiring Grant

Recommendation to approve the request to apply for the FY25 Community Oriented Policing Service (COPS) Hiring Grant to expand the sworn workforce as this is a two-step process. **(Sheriff's Office)**

Motion to approve item E5.

First Vice Chair Diana Finegan commented, followed by Board discussion prior to the vote.

RESULT: Adopted

MOVER: Holly L. Davis

SECONDER: Jeff Kinnard D.C.

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

E.6. Settlement of Claim #1128817

Approve and authorize the Chairman to execute both the Separation Agreement, Waiver and Release and the Workers' Compensation Settlement Agreement between Jonathan Hogerheide and Citrus County, Florida a full and final settlement, inclusive of all attorneys' fees and costs in the amount of \$15,000. **(Barbara Luckham, Interim Management & Budget Director)**

Motion to approve item E6.

RESULT: Adopted

MOVER: Jeff Kinnard D.C.

SECONDER: Janet Barek

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

E.7. Release of Retainage ITB 24-030

Accept the completed ITB 24-030 project # 77-22 project and approve the release of retainage in the amount of \$14,000 to Gibson Air Conditioning & Refrigeration LLC. **(Carlton Hall, Public Works Director)**

Motion to approve item E7.

RESULT: Adopted

MOVER: Janet Barek

SECONDER: Diana Finegan

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

E.8. Belmont Hills Unit 1 – Perpetual Private Maintenance

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Approve Belmont Hills Unit 1 subdivision; Villages A, B, and C for Perpetual Private Maintenance of subdivision improvements; and release the Improvement agreement and associated line of credit. **(Carlton Hall, Public Works Director)**

Motion to approve item E8.

RESULT: **Adopted**
MOVER: Diana Finegan
SECONDER: Jeff Kinnard D.C.
AYES: Davis, Bays, Kinnard D.C., Finegan, Barek
NAY: None

E.9. Proposed Homosassa Phase 5 Sewer Project Assessment Area – Acceptance of Perpetual Utility & Access Easement(s)

- a. Authorize the Chairman to accept the Perpetual Utility and Access Easements from property owner(s) in the Proposed Homosassa Phase 5 Sewer Project Assessment Area to allow installation of the central sewer system, as part of the Homosassa Septic to Sewer Project.
- b. Authorize the Clerk of the Board to place Board of County Commissioner's acceptance stamp on the Perpetual Utility and Access Easements attached and record the easement and associated documents in the Public Records of Citrus County, Florida. **(Ken Cheek, P.E., Water Resources Director)**

Motion to approve item E9a and b.

RESULT: **Adopted**
MOVER: Janet Barek
SECONDER: Jeff Kinnard D.C.
AYES: Davis, Bays, Kinnard D.C., Finegan, Barek
NAY: None

E.10. Citrus County Sewer Rehabilitation Request for Inclusion

Approve submission of the State Revolving Fund (SRF) Request for Inclusion (RFI) for the sewer rehabilitation project, authorize the County Administrator to certify the RFI form and direct staff to submit the executed document to the Florida Department of Environmental Protection. **(Ken Cheek, P.E., Water Resources Director)**

Motion to approve item E10.

RESULT: **Adopted**
MOVER: Janet Barek
SECONDER: Diana Finegan
AYES: Davis, Bays, Kinnard D.C., Finegan, Barek
NAY: None

E.11. TDC Request for Budgeted Out of Country Travel - German Sales Mission

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Approval for Terry Natwick, Marketing & Sales Manager, Visitors & Convention Bureau, to attend the German Sales Mission in Germany & Switzerland from June 29–Jul 4, 2025. **(Auvis Cole, Tourism Director)**

Motion to approve item E11.

RESULT: **Adopted**

MOVER: Holly L. Davis

SECONDER: Janet Barek

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

E.12. Annual Execution of CORE Network Reporting Access Documents for FY 2025-2026 (Lutheran Services Florida, Inc. and Department of Children and Families Documents)

Approve and authorize the Chairman to execute the following forms:

- a. Affidavit of Compliance with Employment Eligibility Requirements;
- b. Certification Regarding Lobbying Certification for Contracts, Grants, Loans and Cooperative Agreements;
- c. Certification Regarding Debarment, Suspension, Ineligibility and Voluntary Exclusion Contract/Subcontracts, and
- d. Vendor Certification Regarding Scrutinized Companies Lists **(Craig Stevens, Fire Chief)**

Motion to approve item E12a, b, c and d.

RESULT: **Adopted**

MOVER: Holly L. Davis

SECONDER: Jeff Kinnard D.C.

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

F. OUTSTANDING COMMISSION ITEMS

Special Projects Manager Veronica Kampschroer provided the update and addressed questions from the Board.

G. COUNTY ADMINISTRATOR - STEVE L. HOWARD

G.1. Board Confirmation, Tammy Wilson as Management and Budget Director

Confirmation of the appointment of Tammy Wilson as the Management and Budget Director effective July 7, 2025.

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County Administrator Steve Howard provided the recommendation.

Motion to item G1.

There were no citizen comments.

RESULT: **Adopted**

MOVER: Holly L. Davis

SECONDER: Jeff Kinnard D.C.

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

Following the vote, Tammy Wilson addressed the Board and the Commissioners commented.

H. PRESENTATIONS/PUBLIC HEARINGS

H.1. 1:05pm Update on Permitting Software, Eric Landon, Growth Management Director

Update on permitting software from Growth Management Director Eric Landon

Growth Management Director Eric Landon provided the update and addressed questions from the Board.

There was no action taken on this item.

Additional information was received after the agenda was published.

[Additional Information for Item H1](#)

H.2. 1:10 pm Tourism County-Wide Annual Report, Auvis Cole, Tourism Director

Informational presentation

Tourism Director Auvis Cole recognized the following staff: Sales & Marketing Manager Terry Natwick, Destination Experience Specialist Kelly Miller, Customer Service Representative Stephanie Erhardt and Administrative Assistant Christina Lamb.

Mr. Cole provided the presentation and addressed questions from the Board.

There was no action taken on this item.

H.3. 1:15pm Presentation - Update on Club Recovery of Citrus County, Stephanie Dean, Board Secretary, Club Recovery

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Presentation/Update by Stephanie Dean, Board Secretary, Club Recovery of Citrus County.

The following officers from Club Recovery of Citrus County provided the presentation and addressed questions from the Board: Bill Antonen, President; Stephenie Dean, Secretary; and Oscar Holmberg, Vice President.

There was no action taken on this item.

H.4. 1:20 pm Presentation by Ramesh Buch, Director of Conservation Acquisitions, Allison DeFoor, President/CEO North Florida Land Trust Conservation Master Plan.

Presentation by Ramesh Buch, Director of Conservation Acquisitions, Allison DeFoor/President/CEO, North Florida Land Trust Conservation Master Plan.

This item was pulled during the meeting.

Pulled Item H4

H.5. 1:30 pm - Street Vacation SV-2025-00001 McKenzie for Bellandi

a. Conduct a public hearing on June 10, 2025, at 1:30 p.m. to consider SV-2025-00001, McKenzie for Bellandi.

b. If approved, authorize the Chairman and Clerk to execute the resolution for SV-2025-00001, and record the resolution in the public records. **(Eric Landon, Growth Management Director)**

Growth Management Deputy Director Joanna Coutu provided the staff presentation.

Brenda McKenzie, with McKenzie Permitting & Consulting provided the applicant information.

There were no citizen comments.

Motion to approve SV-2025-00001, McKenzie for Bellandi.

RESULT: Adopted

MOVER: Holly L. Davis

SECONDER: Diana Finegan

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

Resolution Number 2025-049

Public Speaker Form for Item H5

Item H5 - Proof of Publication

H.6. 1:35 pm Petition-establish Comm Dev Dist Post Oak Ranch

- a. Conduct a Public Hearing at 1:35 p.m. to review and approve the establishment of the Post Oak Ranch Community Development District.
- b. If approved, direct the Chair and Clerk to execute the Ordinance establishing the Community Development District, and place the Ordinance in the Citrus County Code of Ordinances. **(Eric Landon, Growth Management Director)**

Jere Earlywine, with KUTAK ROCK, on behalf of the petitioner, addressed the Board.

There were no citizen comments.

County Attorney Denise A. Dymond Lyn read the proposed ordinance title into the record.

Motion to establish the Community Development District for Post Oak Ranch.

Mr. Earlywine and Ms. Lyn addressed questions from the Board, followed by Board discussion with Ms. Lyn.

RESULT: **Adopted**
MOVER: Jeff Kinnard D.C.
SECONDER: Holly L. Davis
AYES: Davis, Bays, Kinnard D.C., Finegan
NAY: Barek

Ordinance Number 2025-02

[Public Speaker Form for Item H6](#)

H.7. 1:45 p.m. Public Hearing, Adopt an Ordinance Amending Chapter 82 of the Citrus County Code

- a. Conduct a public hearing on an ordinance of the Board of County Commissioners of Citrus County, Florida, a political subdivision of the State of Florida, pertaining to solid waste; providing certain findings; amending Section 82-38 of the Citrus County Code of Ordinances entitled Powers of County; amending Section 82-76 of the Citrus County Code of Ordinances entitled Definitions; amending section 82-77 of the Citrus County Code of Ordinances entitled Penalties for Violation of Article; amending Section 19-63 of the Citrus County Code of Ordinances entitled Applicable Codes and Ordinances; amending Section 82-101 of the Citrus County Code of Ordinances entitled Certification of Collectors; amending Section 82-103 of the Citrus County Code of Ordinances entitled Promulgation of Solid Waste Collecting Routes and Schedules; amending Section 82-106 of the Citrus County Code of Ordinances entitled Collection of Special, Hazardous, Biological Waste and Sludge; adopting a new Section 82-111 of the Citrus County Code of Ordinances pertaining to

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collector certification suspension or revocation; adopting a new Section 82-125 of the Citrus County Code pertaining to separation of loads; repealing Chapter 90, Article XVIII of the Citrus County Code of Ordinances entitled County Solid Waste Municipal Service Benefit Unit in its entirety; providing for severability; providing for codification and inclusion into the code; providing for modifications that may arise from consideration at public hearing; providing for repeal of inconsistent provisions; and providing for an effective date.

b. Adopt and authorize the Chairman to execute the ordinance pertaining to solid waste. **(Carlton Hall, Public Works Director)**

County Attorney Denise A. Dymond Lyn read the proposed ordinance title into the record.

Public Works Director Carlton Hall recognized the Public Works and Solid Waste staff and Heather Encinosa, with Nabors, Gblin & Nickerson.

Mr. Hall provided the staff recommendation and addressed questions from the Board.

There were no citizen comments.

Motion to adopt the ordinance amending Chapter 82 of the Citrus County Code, item H7b.

RESULT: Adopted

MOVER: Holly L. Davis

SECONDER: Diana Finegan

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

Ordinance Number 2025-A09

H.8. 1:50 pm Citrus County Fire Assessment Program Update Presentation, Craig Stevens, Fire Chief

- a. Provide direction on whether to pursue the adoption of Option 1 - \$100 MSBU
 - b. Provide direction on whether to pursue the adoption of Option 2 - \$125 MSBU
 - c. Provide direction on whether to pursue the adoption of Option 3 - \$150 MSBU
- (Craig Stevens, Fire Chief)**

Fire Chief Craig Stevens provided the presentation and addressed questions from the Board.

Consensus of the Board by the majority was given to direct staff to set the Municipal Service Benefit Unit (MSBU) at the higher level of \$232 but to adopt Option 2 of \$125 MSBU.

H.9. 2:00 PM PFAS Litigation Legal Services Agreement

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Approve and authorize the Chairman to execute the Legal Services Agreement between Citrus County, Florida and Baron & Budd, P.C. Cossich, Sumich, Parsiola & Taylor LLC and Tessitore Mari Scott, PLLC. **(Denise A. Dymond Lyn, County Attorney)**

County Attorney Denise A. Dymond Lyn provided an overview of the recommendation and introduced Dale Scott, Attorney with Tessitore Mari Scott in Orlando, who provided the presentation.

Motion to join the class action lawsuit, on a contingency basis, and to execute the Legal Services Agreement between Citrus County, Florida and: Baron & Budd, P.C.; Cossich, Sumich, Parsiola & Taylor, LLC; and Tessitore Mari Scott, PLLC.

RESULT: Adopted

MOVER: Jeff Kinnard D.C.

SECONDER: Diana Finegan

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

I. ADVISORY BOARD NOMINATIONS & APPOINTMENTS

No items.

J. COMMISSIONER HOLLY L. DAVIS - DISTRICT 5

Commissioner Holly Davis discussed the Tourist Development Council(TDC), Citrus County Community Charitable Foundation (CCCCF) and the Medical Examiner Boards.

Board discussion ensued with County Attorney Denise A. Dymond Lyn regarding the Medical Examiner Board.

K. COMMISSIONER JEFF KINNARD D.C. - DISTRICT 1

K.1. Discussion on Future Growth, Planning in Citrus County

Seek Consensus to give staff direction, including scheduling a potential workshop.

Commissioner Jeff Kinnard, D.C. provided the recommendation, followed by Board discussion with County Attorney Denise A. Dymond Lyn.

Consensus of the Board was given to schedule a time-certain or public workshop to direct staff regarding the following future growth and

planning options: Development Agreements for projects; dedication of land and/or fund off-site improvements (including right-of-way dedication, fire stations, and park facilities); options to implement concurrency for both roads and parks; schedule presentations for mobility fees, Community Development Districts (CDD), and traffic studies from subject-matter experts; increase utilization of Impact Fee Credits; and direct staff to draft a Request for Proposal (RFP) of Request for Quote or (RFQ), whichever they deem appropriate, to hire a consultant to update our Comprehensive Plan in its entirety using best practices from Florida Counties that have experienced rapid growth.

L. 2nd VICE CHAIR JANET BAREK- DISTRICT 3

Second Vice Chair Janet Barek shared information from the CareerSource meeting.

M. 1ST VICE CHAIR DIANA FINEGAN - DISTRICT 2

M.1. Building Permit Plumbing Fees for Grant-Funded Utility Projects

- a. Consider Resolution to reduce building permit plumbing fees for projects connecting to central sewer as part of a septic-to-sewer grant-funded project.
- b. If approved, direct the Chair and Clerk to execute the Resolution to reduce building permit plumbing fees.

First Vice Chair Diana Finegan provided the recommendation.

Motion to approve item M1a and b.

RESULT: Adopted

MOVER: Diana Finegan

SECONDER: Janet Barek

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

Following the vote, County Attorney Denise A. Dymond Lyn requested clarification of the motion to include a and b.

Resolution Number 2025-050

N. CHAIR REBECCA BAYS - DISTRICT 4

No items.

O. COUNTY ATTORNEY DENISE A. DYMOND LYN

No items.

O.1. Staff Direction regarding Application Pending Before The City of Crystal River

Motion and vote giving staff direction regarding the application pending before the City of Crystal River.

County Attorney Denise A. Dymond Lyn provided the recommendation.

Commissioner Holly Davis commented, followed by Board discussion.

Motion and vote giving staff direction regarding the application pending before the City of Crystal River to protect our asset.

RESULT: Adopted

MOVER: Rebecca Bays

SECONDER: Holly L. Davis

AYES: Davis, Bays, Kinnard D.C., Finegan, Barek

NAY: None

This item was received after the agenda was published.

[Additional Item O1](#)

P. OPEN TO THE PUBLIC

There were no citizen comments.

Q. ADVISORY BOARD ANNOUNCEMENTS

No items.

R. UPCOMING MEETINGS

1. Regular Meeting, **MONDAY**, June 23, 2025, at 1:00 PM, Citrus County Courthouse, Room 100, 110 N. Apopka Avenue, Inverness, FL 34450
2. Regular Meeting, July 8, 2025, at 1:00 PM, Citrus County Courthouse, Room 100, 110 N. Apopka Avenue, Inverness, FL 34450

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3. Regular Meeting, July 29, 2025, at 1:00 PM, Citrus County Courthouse, Room 100, 110 N. Apopka Avenue, Inverness, FL 34450

S. UPCOMING WORKSHOPS AND SPECIAL MEETINGS

1. *Citrus Impact Fees Workshop*: June 23, 2025, at 9:00AM, Citrus County Courthouse, Room 100, 110 N. Apopka Avenue, Inverness, FL 34450
2. *Port Citrus Workshop*: June 23, 2025, at 10:00AM, Citrus County Courthouse, Room 100, 110 N. Apopka Avenue, Inverness, FL 34450
3. *Homelessness Coordination Workshop*: July 8, 2025, at 9:00AM, Citrus County Courthouse, Room 100, 110 N. Apopka Avenue, Inverness, FL 34450
4. *Governing Body of the Special Library District Preliminary Budget Hearing*: **Wednesday**, July 23, 2025, at 8:30AM, Citrus County Courthouse, Room 100, 110 N. Apopka Avenue, Inverness, FL 34450
5. *Fire Protection Special District Preliminary Budget Hearing*: **Wednesday**, July 23, 2025, at 8:45AM, Citrus County Courthouse, Room 100, 110 N. Apopka Avenue, Inverness, FL 34450
6. *Board of County Commissioners Preliminary Budget Hearing*: **Wednesday**, July 23, 2025, at 9:00AM, Citrus County Courthouse, Room 100, 110 N. Apopka Avenue, Inverness, FL 34450
7. *Citrus Impact Fee Workshop* July 29, 2025, at 9:00AM, Citrus County Courthouse, Room 100, 110 N. Apopka Avenue, Inverness, FL 34450

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8. *Citrus County Five-Year Financial Forecast Workshop* August 12, 2025, at 9:00AM, Citrus County Courthouse, Room 100, 110 N. Apopka Avenue, Inverness, FL 34450
9. *Citrus County Space Needs Workshop* August 12, 2025, at 10:00AM, Citrus County Courthouse, Room 100, 110 N. Apopka Avenue, Inverness, FL 34450
10. *Citrus County Legislative and Strategic Priorities Retreat, **Thursday***, August 14, 2025, at 9:00AM, Lecanto Government Building, 3600 W. Sovereign Path, Room #166, Lecanto, Florida 34461

T. PUBLIC HEARINGS

No items.

U. ADJOURN

The meeting was adjourned at 5:14 PM.

[Proof of Publication](#)