



Highway 79 Corridor Authority
Board of Directors Meeting

Washington County Commission Board Room

1331 South Boulevard

Chipley, Florida

Monday, October 21, 2019, 10:00 a.m.

Highway 79 Corridor Authority Board of Directors Meeting Agenda

Monday, October 21, 2019 – 10:00 a.m.
Washington County Commission Board Room
1331 South Boulevard
Chipley, FL 32428

- I - Call to Order**
- II - Invocation**
- III - Pledge of Allegiance**
- IV - Public Comment**
- V - Minutes**
 - M 1** Approval of the September 9, 2019 Board Meeting Minutes
- VI - Consent Agenda**
 - CA 1** List of Invoices to be paid
 - CA 2** Other Items
- VII - Finance and Administration**
 - FA 1** Bank Resolution
 - FA 2** Finance Report: YTD Budget vs. Actuals through September 30, 2019
 - FA 3** Other Items
- VIII - Operations**
 - OP 1** Engineering Progress Report
 - OP 2** Other Items
- IX - System Manager**
 - SM 1** Update with Bonifay
 - SM 2** Other Items
- X - General Counsel**
 - GC 1** Tax Increment Ordinance
 - GC 2** Other Items
- XI - Board Items**
 - BD 1** Other Items

Highway 79 Corridor Authority

Board Agenda Item

October 21, 2019

Item

M 1 **Approval of the September 9, 2019 Board Meeting Minutes**

The minutes prepared by the Washington County Board Clerk are attached.

- I. Call to Order – Director Hawkins
- II. Invocation – Director Hawkins
- III. Pledge of Allegiance – Director Hawkins

Authority Chairman Hawkins (Washington County); Director Erickson (Holmes County); Director Brooks (City of Bonifay) – All members were present

Present to take minutes – Risha Brantley

- IV. Public Comment – None
- V. Public Hearing - PH 1 – Krystal Strickland, GSG addressed the board regarding the proposed budget for fiscal year end September 30, 2019, proposed operating budget for fiscal year beginning October 1, 2019, and the proposed 5-year capital project budget. The operating budget remains the same as the budget presented at the August 2019 meeting.

The expenses paid by Opportunity Florida are not reflected in the budget.

The construction and the capital project administration expenditures will be taken from the DEO Grant. Dewberry Engineering, additional potential engineering, and some construction will be taken from the DOT Grant.

Chairman Hawkins closed the public hearing and opened the regular meeting.

Budget Resolution 2019-2 (Chairman Hawkins read by title) – Director Brooks offered a motion, seconded by Director Erickson and carried to approve resolution 2019-2.

- VI. Minutes
M1 Approval of the August 12, 2019 Highway 79 Corridor Authority Board Meeting Minutes – Director Erickson, Director Brooks (Motion Carried)
- VII. Consent Agenda – None
- VIII. Finance and Administration
FA 1 Update on Future Procedures for Payment Processing, Accounting and Financial – Krystal Strickland, GSG confirmed the following board direction. GSG will manage the full cycle for the Authority funds, which consist of the fees from

customers, county contributions, and the DOT grant. The Washington County Clerk of Court will manage the DEO funds.

Krystal Strickland suggested that she and one other CPA will have dual control to give approval to one another. The board members, along with Robert Sheets will be the signers on the account, with the members being alternates. At each meeting the proposed payments will be brought before the board. Prior to this the other approval processes will have been met, which include construction milestones and ensuring that the invoice amounts coincide with the contracts.

The board decided that invoices will be brought before the on the consent agenda for approval and once approved one of the board members, along with Robert Sheets will sign the checks.

Krystal Strickland informed the board that the cost for the audit is included in the budget.

The board members confirmed that the entities that they are affiliated with use First Federal Bank and with this confirmation Krystal Strickland advised the board that bank proposal #1 for First Federal will be presented at the next meeting.

FA 2 – Krystal Strickland updated the board. There currently aren't any funds available from the DEO Technical Assistance Grant.

FA 3 – Authorization Letter – Krystal Strickland informed the board that Dustin Castells, Florida Department of Transportation, District 3 Administrator requested a letter of authorization giving approval to GSG regarding grant discussions.

Director Erickson offered a motion, seconded by Director Brooks and carried to approve the authorization letter (FA 3).

IX. Operations

OP 1 – Engineering Progress Report – Cliff Knauer, Dewberry updated the board. A productive phone conference was held with Robert Dickerson, GSG in which the project was discussed from the beginning to end and the plans have been sent to him for review.

He requested a project schedule, meeting notification with any agencies to allow for attendance, a copy of the flow and demand report, modeling report, and the water and sewer.

The project schedule is currently 75% complete with plans. All the lift station locations have been selected. Permitting is required through DEP, Army Core of Engineers, and the Department of Transportation. A directional bore is being done under the bridge, which requires a notification package to be sent to the Army Core to show them that the boring is for upland to upland. There are two permit applications required from the Department of Transportation, one being from Holmes and the other from Washington County. An invite will be sent to Robert Dickinson for the upcoming meeting with the Department of Transportation. The flow and demand report/package is currently being put together, which will be sent to Robert Dickson as well as the Corridor Board. All the crossings are believed to be adequate with a single 6” force main and an 8” water main. There will be a crossing north of CR 280 and south of Pipkin Road, which ties into the industrial park. Further south the crossing will be located at Thomas Drive and come out south of the driveway apron. The estimated bid timeframe is October.

OP 2 – Attorney Rosenthal informed the board that a fully executed amendment has been received from the Department of Economic Opportunity.

Upon receiving this a work authorization has been prepared for GSG to begin performing capital project administration services/construction management services.

Cliff Knauer informed the board that the Department of Environmental Protection requires generator powered by-pass pumps on the lift stations.

Director Brooks offered a motion, seconded by Director Erickson and carried to approve work authorization 19-03 for GSG.

X. System Manager

SM 1 – Krystal Strickland proposed that the financial planning workshop be scheduled after the construction begins.

Director Brooks reminded Krystal Strickland that office space remains available in Bonifay for their use.

XI. General Counsel – Attorney Rosenthal addressed the board regarding a conflict from Chairman Hawkins for the October meeting.

The board agreed to reschedule the October meeting from the 14 to the 21.

XII. Adjourn – Director Erickson, Director Brooks (Motion Carried)

Date Minutes Approved

Highway 79 Corridor Authority

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Item

CA 1 List of Invoices to be Paid

Attached are invoices to be paid once a bank account is set up for the Project.

Some of these invoices are due for payment before the next November 2019 Board meeting, so we are presenting them now for your review.

We will need Washington County and Holmes County to promptly transfer their revenue sharing amounts into the new bank account so that payments can be processed.

When checks are cut, they will be brought with the supporting invoices and their details to the check signers for signature.

Recommendation

Staff respectfully recommend permission to issue payments for the invoices in the attached list.

Board Action

Moved by:

Seconded by:

Action Taken:



10/21/2019 INVOICES FOR PAYMENT APPROVAL

Operating Invoices

Invoice Date	Vendor Name	Invoice #	Invoice Amount	DESCRIPTION	PO Number	Invoice Rece
8/19/2019	NGN	41730	\$1,495.87	General Counsel July 2019		8/20/2019
9/4/2019	NGN	41793	\$4,351.23	General Counsel August 2019		9/17/2019
10/1/2019	Florida DEO	74764	\$175.00	DEO Annual Fee for 10/01/19-09/30/20		10/2/2019
10/7/2019	NGN	42058	\$4,894.00	General Counsel September 2019		10/7/2019
9/30/2019	GSG	1903520191	\$4,700.00	GSG WA 19-01 Budget Adoption	20190004	10/8/2019
9/30/2019	GSG	1902920191	\$900.00	GSG WA 19-02 Finance, Accounting, Grants Mgmt	20190005	10/8/2019
9/30/2019	GSG	1902820191	\$11,847.00	GSG General Management Begin - Sept 2019	20190003	10/14/2019
			\$28,363.10	TOTAL OPERATING EXPENDITURES		

Reimbursable Invoices

Invoice Date	Vendor Name	Invoice #	Invoice Amount	DESCRIPTION	PO Number	Invoice Rece
7/25/2019	Dewberry Engineering	1709469	\$28,140.50	Dewberry WA 19-01 Engineering Design Begin - June 2019	20190002	8/11/2019
8/26/2019	Dewberry Engineering	1721832	\$33,504.50	Dewberry WA 19-01 Engineering Design July 2019	20190002	8/27/2019
			\$61,645.00	TOTAL CAPITAL (REIMBURSABLE) EXPENDITURES		

\$90,008.10 GRAND TOTAL

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Item

CA 2

Other Items

Highway 79 Corridor Authority

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Item

FA 1 Bank Resolution

Attached is the proposed Corporate Authorization Resolution with First Federal Bank, which outlines the Agents authorized to exercise the powers granted in this resolution, what those powers are and the limitations on these powers.

All transactions will require authority of two members (dual controls). All Board members and the General manager will be authorized agents for all types of transactions, including signing checks.

The Finance Manager will not be authorized as a check signer, but will have all other rights to give banking instructions and to view the statements to ensure audit trails remain complete.

Recommendation

Staff recommend adoption of the attached bank resolution with First Federal Bank.

Budget Impact

N/A

Board Action

Moved by:

Seconded by:

Action Taken:

Corporate Authorization Resolution

FIRST FEDERAL BANK

P. O. BOX 2029
LAKE CITY FL 32056

By: HIGHWAY 79 CORRIDOR
AUTHORITY, AN
INDEPENDENT SPECIAL
DISTRICT UNIT OF
GOVERNMENT

Referred to in this document as "Financial Institution"

Referred to in this document as "Corporation"

I, Lora Bell, certify that I am Secretary (clerk) of the above named corporation organized under the laws of THE STATE OF FLORIDA, Federal Employer I.D. Number 83-2320046, engaged in business under the trade name of Highway 79 Corridor Authority, and that the resolutions on this document are a correct copy of the resolutions adopted at a meeting of the Board of Directors of the Corporation duly and properly called and held on 10/21/2019 (*date*). These resolutions appear in the minutes of this meeting and have not been rescinded or modified.

Agents. Any Agent listed below, subject to any written limitations, is authorized to exercise the powers granted as indicated below:

Name and Title or Position	Signature	Facsimile Signature (if used)
A. <u>Tray Hawkins, Chairman</u>	X _____	X _____
B. <u>Roger Brooks, Board Member</u>	X _____	X _____
C. <u>Clint Erickson, Board Member</u>	X _____	X _____
D. <u>Robert Sheets, General Manager</u>	X _____	X _____
E. <u>Krystal Strickland, Finance Manager</u>	X _____	X _____
F. _____	X _____	X _____

Powers Granted. (Attach one or more Agents to each power by placing the letter corresponding to their name in the area before each power. Following each power indicate the number of Agent signatures required to exercise the power.)

Indicate A, B, C, D, E, and/or F	Description of Power	Indicate number of signatures required
<u>A B C D</u>	(1) Exercise all of the powers listed in this resolution.	<u>2</u>
<u>A B C D E</u>	(2) Open any deposit or share account(s) in the name of the Corporation.	<u>2</u>
<u>A B C D</u>	(3) Endorse checks and orders for the payment of money or otherwise withdraw or transfer funds on deposit with this Financial Institution.	<u>2</u>
<u>A B C D</u>	(4) Borrow money on behalf and in the name of the Corporation, sign, execute and deliver promissory notes or other evidences of indebtedness.	<u>2</u>
<u>A B C D</u>	(5) Endorse, assign, transfer, mortgage or pledge bills receivable, warehouse receipts, bills of lading, stocks, bonds, real estate or other property now owned or hereafter owned or acquired by the Corporation as security for sums borrowed, and to discount the same, unconditionally guarantee payment of all bills received, negotiated or discounted and to waive demand, presentment, protest, notice of protest and notice of non-payment.	<u>2</u>
<u>A B C D E</u>	(6) Enter into a written lease for the purpose of renting, maintaining, accessing and terminating a Safe Deposit Box in this Financial Institution.	<u>2</u>
_____	(7) Other:	_____

Limitations on Powers. The following are the Corporation's express limitations on the powers granted under this resolution.

Resolutions

The Corporation named on this resolution resolves that,

- (1) The Financial Institution is designated as a depository for the funds of the Corporation and to provide other financial accommodations indicated in this resolution.
- (2) This resolution shall continue to have effect until express written notice of its rescission or modification has been received and recorded by the Financial Institution. Any and all prior resolutions adopted by the Board of Directors of the Corporation and certified to the Financial Institution as governing the operation of this corporation's account(s), are in full force and effect, until the Financial Institution receives and acknowledges an express written notice of its revocation, modification or replacement. Any revocation, modification or replacement of a resolution must be accompanied by documentation, satisfactory to the Financial Institution, establishing the authority for the changes.
- (3) The signature of an Agent on this resolution is conclusive evidence of their authority to act on behalf of the Corporation. Any Agent, so long as they act in a representative capacity as an Agent of the Corporation, is authorized to make any and all other contracts, agreements, stipulations and orders which they may deem advisable for the effective exercise of the powers indicated on page one, from time to time with the Financial Institution, subject to any restrictions on this resolution or otherwise agreed to in writing.

- (4) All transactions, if any, with respect to any deposits, withdrawals, rediscounts and borrowings by or on behalf of the Corporation with the Financial Institution prior to the adoption of this resolution are hereby ratified, approved and confirmed.
- (5) The Corporation agrees to the terms and conditions of any account agreement, properly opened by any Agent of the Corporation. The Corporation authorizes the Financial Institution, at any time, to charge the Corporation for all checks, drafts, or other orders, for the payment of money, that are drawn on the Financial Institution, so long as they contain the required number of signatures for this purpose.
- (6) The Corporation acknowledges and agrees that the Financial Institution may furnish at its discretion automated access devices to Agents of the Corporation to facilitate those powers authorized by this resolution or other resolutions in effect at the time of issuance. The term "automated access device" includes, but is not limited to, credit cards, automated teller machines (ATM), and debit cards.
- (7) The Corporation acknowledges and agrees that the Financial Institution may rely on alternative signature and verification codes issued to or obtained from the Agent named on this resolution. The term "alternative signature and verification codes" includes, but is not limited to, facsimile signatures on file with the Financial Institution, personal identification numbers (PIN), and digital signatures. If a facsimile signature specimen has been provided on this resolution, (or that are filed separately by the Corporation with the Financial Institution from time to time) the Financial Institution is authorized to treat the facsimile signature as the signature of the Agent(s) regardless of by whom or by what means the facsimile signature may have been affixed so long as it resembles the facsimile signature specimen on file. The Corporation authorizes each Agent to have custody of the Corporation's private key used to create a digital signature and to request issuance of a certificate listing the corresponding public key. The Financial Institution shall have no responsibility or liability for unauthorized use of alternative signature and verification codes unless otherwise agreed in writing.

Pennsylvania. The designation of an Agent does not create a power of attorney; therefore, Agents are not subject to the provisions of 20 Pa.C.S.A. Section 5601 et seq. (Chapter 56; Decedents, Estates and Fiduciaries Code) unless the agency was created by a separate power of attorney. Any provision that assigns Financial Institution rights to act on behalf of any person or entity is not subject to the provisions of 20 Pa.C.S.A. Section 5601 et seq. (Chapter 56; Decedents, Estates and Fiduciaries Code).

Effect on Previous Resolutions. This resolution supersedes resolution dated _____ not applicable _____. If not completed, all resolutions remain in effect.

Certification of Authority

I further certify that the Board of Directors of the Corporation has, and at the time of adoption of this resolution had, full power and lawful authority to adopt the resolutions stated above and to confer the powers granted above to the persons named who have full power and lawful authority to exercise the same. (Apply seal below where appropriate.)

I If checked, the Corporation is a non-profit corporation.

In Witness Whereof, I have subscribed my name to this document and affixed the seal of the Corporation on _____ (date).

Secretary

Attest by One Other Officer

For Financial Institution Use Only

Acknowledged and received on _____ (date) by _____ (initials)

I This resolution is superseded by resolution dated _____ .

Comments:

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Item

FA 2 Monthly Financial Report

Attached is the financial report for the period ending 09/30/2019.

HIGHWAY 79 CORRIDOR AUTHORITY
Financial Report for the period ending
9/30/2019

	FY 2019		
	Adopted	Actuals to	Available
	Budget	Date	Budget
OPERATING REVENUES			
Charges for Water Services	-	-	-
Charges for Wastewater Services	-	-	-
Special Assessment Revenue	-	-	-
Other, net	-	-	-
TOTAL OPERATING REVENUES	-	-	-
OPERATING EXPENSES			
Operating and management services	20,300	17,447	2,853
Other operating expenses	3,025	-	3,025
Professional Services	43,328	10,741	32,587
TOTAL OPERATING EXPENSES	66,653	28,188	38,465
NET OPERATING REVENUE (EXPENSE)	(66,653)	(28,188)	(38,465)
NON-OPERATING REVENUE (EXPENSE)			
Operating Grants and Contributions	100,000	100,000	-
Interest income	-	-	-
Miscellaneous Non-Operating, net	-	-	-
TOTAL NON-OPERATING REVENUE (EXPENSE)	100,000	100,000	-
CAPITAL CONTRIBUTIONS			
Impact Fees, net	-	-	-
Capital Grants	314,358	-	314,358
Capital Contributions	-	-	-
TOTAL CAPITAL CONTRIBUTIONS	314,358	-	314,358
OTHER TRANSFERS IN (OUT)			
Impact Fees (restricted)	-	-	-
Capital Grant/Contributions transfers out (restricted)	(314,358)	-	(314,358)
Renewal and Replacement Fund	-	-	-
TOTAL TRANSFERS IN (OUT)	(314,358)	-	(314,358)
Increase (decrease) in net position	33,348	71,812	(38,465)
Unrestricted Fund Balance - beginning of year	-	-	-
Unrestricted Fund Balance - end of year	33,348	71,812	(38,465)

	FY 2019		
	Adopted	Actuals to	Available
	Budget	Date	Budget
RESTRICTED FUNDS			
Sources			
DOT Capital Grant	205,500	-	205,500
DEO Capital Grant	108,858	-	108,858
Impact Fees	-	-	-
Renewal and Replacement	-	-	-
Total CIP Restricted Sources	314,358	-	314,358
Uses			
CP001: 2.3 Miles Water/Sewer Infrastructure	314,358	88,465	225,893
TBD line extensions (use impact fees)	-	-	-
TBD Renewal and Replacement Projects	-	-	-
Total CIP Restricted Uses	314,358	88,465	225,893
CIP Restricted Fund Balance, Beginning	-	-	-
CIP Restricted Fund Balance, Ending	-	(88,465)	88,465

Highway 79 Corridor Authority

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FA 3

Other Items

Highway 79 Corridor Authority

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Monday, October 21, 2019

Item

OP 1 Engineering Progress Report

This will be provided as a verbal update.

Highway 79 Corridor Authority

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Item

OP 2

Other Items

Highway 79 Corridor Authority

Board Agenda Item

Monday, September 9, 2019

Item

SM 1 **Update with Bonifay**

On October 2, 2019, GSG staff held a conference call with the City of Bonifay. The primary goal was to introduce the management team of the Highway 79 Corridor Authority and to receive guidance on communication protocols.

The meeting minutes are attached.

October 2, 2019 – Conference Call Meeting Notes

9am Central Time

In attendance: Beverly Gilley, City Clerk, City of Bonifay; Jack Marell, City Superintendent, City of Bonifay; Amir Zafar, Engineer, Mott MacDonald; Bob Mearns, Florida Rural Water Association; Robert Sheets, Hwy 79 Corridor System Manager; Krystal Strickland, Hwy 79 Corridor Finance Manager

Purpose of call:

To introduce GSG staff to City of Bonifay staff.

To open discussion on items needed for our joint Master Schedule to get the Highway 79 Corridor Authority from construction to operations.

To ask protocol for Highway 79 staff to coordinate with City of Bonifay staff on engineering and rate questions.

The top 4 open questions:

1. Flow/impact on capacity
What are the expected flow rates so the plant engineers can determine impact on available capacity?
2. Connection points
Where are current and long-term connection points expected to be (i.e. which lift stations and or WWTF)?
Will there be stub-outs to the other side of the Highway 79, where and for what purpose?
3. Who will maintain the water/wastewater lines?
4. What rates will Bonifay charge to the Authority (published bulk rates? Separately negotiated rates?) And what rates will the Authority charge its customers?

Other items discussed:

Rural Water is nearly done completing a water/wastewater rate study for the City. This rate study does not review impact fees. This rate study also does not consider a wholesale rate.

The City has a detailed ordinance on impact fees that should be adequate to calculate the Authority's impact fees.

Amir Zafar, Engineer and Jack Morril, Plant Superintendent, would like to speak with the Authority's engineers as soon as possible to review the design. Robert will talk to Cliff Knauer this afternoon to facilitate setting up such a meeting.

Let's see how we can improve the flow of information to the City of Bonifay.

The Team has been requested to copy Mayor Sims on all Authority-related correspondence.

Highway 79 Corridor Authority

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SM 2

Other Items

Highway 79 Corridor Authority

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Item

GC 1 Tax Increment Ordinance

The Board previously directed General Counsel to prepare a form tax increment ordinance for the host governments' review and consideration. This form ordinance is attached for the Board's consideration. Upon Board approval, General Counsel will work with the attorney for each member government to finalize for their respective board's consideration.

This ordinance is intended to help the host governments achieve their joint goal of promoting the development of the Highway 79 Corridor Area in order to foster new development, job growth, and a more diversified economy through the provision of needed infrastructure, planning, promotion, and development activities. A critical part of achieving this goal is to ensure that the Highway 79 Corridor Authority has sufficient funding to perform its duties. The purpose of this Ordinance is to establish a dedicated and recurring revenue source for the Authority from each member government.

This ordinance provides for the following:

- establishes the method to be used to calculate an annual payment of a dedicated increment value as defined in section 200.001(8)(h), Florida Statutes;
- establishes the boundaries of the Highway 79 Corridor Area used to determine the Tax Increment paid and applied pursuant to ordinance, resolution or agreement within the meaning of the term "dedicated increment value" defined in section 200.001(8)(h), Florida Statutes;
- sets out the procedures for the annual calculation of a tax increment based on the increase in ad valorem revenues within the Highway 79 corridor boundaries of each host government and annual revenue sharing; and
- provides for uses of the monies pursuant to an expenditure plan.

Recommendation

General Counsel recommends board approval of the form ordinance and authorize general counsel to work with each host government attorney to finalize for approval by the host government governing boards.

Budget Impact

As described above, this amendment will allow for a dedicated and recurring revenue source to assist the Authority in performing its duties.

Board Action

Moved by:

Seconded by:

Action Taken:

ORDINANCE NO. 20__-_____

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF ____ COUNTY, FLORIDA, RELATING TO THE HIGHWAY 79 CORRIDOR INCREMENT AREA; PROVIDING FINDINGS AND DEFINITIONS; CREATING THE HIGHWAY 79 CORRIDOR INCREMENT AREA; PROVIDING FOR THE CALCULATION OF AN ANNUAL TAX INCREMENT AMOUNT; PROVIDING FOR THE INITIAL DETERMINATION OF THE TAX INCREMENT; CREATING A TAX INCREMENT TRUST FUND AND PROVIDING FOR THE FUNDING THEREOF; PROVIDING FOR USE OF THE MONIES IN THE TRUST FUND; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, it is the goal of the ____ County Board of County Commissioners (the "Board") to promote the development of the Highway 79 Corridor Area in order to foster new development, job growth, and a more diversified economy through the provision of needed infrastructure, planning, promotion, and development activities; and

WHEREAS, to promote these goals, the County assisted in the creation of the Highway 79 Corridor Authority; and

WHEREAS, it is the intent of the Board to establish a dedicated and recurring revenue source for the development of the Highway 79 Corridor Area; and

WHEREAS, the purpose of this Ordinance is to establish this dedicated and recurring revenue source and the method to be used to calculate an annual payment of a dedicated increment value as defined in section 200.001(8)(h), Florida Statutes;

WHEREAS, the boundaries of the Highway 79 Corridor Area are intended to encompass a defined geographic area used to determine the Tax Increment paid and applied pursuant to ordinance, resolution or agreement within the meaning of the term "dedicated increment value" defined in section 200.001(8)(h), Florida Statutes; and

WHEREAS, commencing in the Initial Tax Increment Year, the Tax Increment calculated pursuant this Ordinance within the Highway 79 Corridor Area is intended to be a dedicated increment value referenced in the calculation of the "rolled back rate" under the method established in section 200.065(1), Florida Statutes; and

WHEREAS, the use of available Tax Increment revenues within the Highway 79 Corridor Area as a dedicated economic development tool and funding source enhances the general welfare of the County through the implementation of development initiatives, the

advancement of new employment opportunities, the creation of economic development opportunities, and the provision of critical infrastructure needed to accomplish these goals.

NOW, THEREFORE, BE IT ORDAINED by the Board of County Commissioners of _____, Florida:

SECTION 1. RECITALS. The above recitals are true and correct and are hereby incorporated herein by reference.

SECTION 2. DEFINITIONS. As used in this Ordinance, the following words and terms have the following meanings, unless the context otherwise requires a different definition:

Aggregate Ad Valorem Millage Rate means that millage rate obtained from the quotient of the sum of ad valorem taxes levied by the Board for Countywide programs and within a municipal service taxing unit plus the ad valorem tax levied for all districts dependent to the Board divided by the total taxable value of the County, excluding Voted Millage.

Aggregate Ad Valorem Taxes means ad valorem revenue generated by a levy of the Aggregate Ad Valorem Millage Rate against the total taxable value of real property within the Highway 79 Corridor Area.

Base Year Assessment Roll means the last County Real Property Assessment Roll certified by the Property Appraiser prior to the date of adoption of the Tax Increment Resolution.

Board means the Board of County Commissioners of the County.

Clerk means the Clerk of the Circuit Court of the County.

County means _____ County, Florida.

County Administrator means the chief administrative officer of the County or such person's designee.

Expenditure Plan means the expenditure program referred to in section 6 of this Ordinance which will be adopted by resolution of the Board for the Highway 79 Corridor Area.

Highway 79 Corridor Area means the area established in _____.

Highway 79 Corridor Authority means the independent special district created by interlocal agreement between Holmes County, Washington County, and the City of Bonifay pursuant to the provisions of Section 163.01(7), Florida Statutes.

Highway 79 Trust Fund or *Trust Fund* means that trust fund created by section 5 of this Ordinance for the deposit, maintenance and accounting of the Tax Increment revenues annually generated for the Highway 79 Corridor Area.

Initial Tax Increment Year means the tax year commencing October 1, _____, or such subsequent tax year as established in the Tax Increment Resolution for the initial determination

of a Tax Increment for the annual funding by the County of the Trust Fund for the Highway 79 Corridor Area.

Property Appraiser means the Property Appraiser of the County.

Tax Increment means the annual determination within the Highway 79 Corridor Area of the amount of Tax Increment revenues calculated pursuant to the formula adopted in section 3 of this Ordinance.

Tax Increment Resolution means the resolution adopted by the Board pursuant to section 4 of this Ordinance.

Voted Millage means ad valorem taxes levied in excess of maximum millage amounts authorized by law approved for periods not longer than two years by vote of the electors pursuant to Article VII, section 9(b), Florida Constitution, or ad valorem taxes approved by the electors and levied as provided in Article VII, section 12, Florida Constitution, whether required and authorized by law, ordinance or the Florida Constitution.

SECTION 3. CALCULATION OF ANNUAL TAX INCREMENT.

(A) The Tax Increment amount for Highway 79 Corridor Area shall be determined annually by the application of the following formula within the Highway 79 Corridor Area and shall be that amount equal to the percentage rate set in the Tax Increment Resolution applied to the difference between:

(1) The amount of Aggregate Ad Valorem Taxes received each year by the County from ad valorem taxes levied on taxable real property contained within the geographic boundaries of the Highway 79 Corridor Area; and

(2) The amount of Aggregate Ad Valorem Taxes which would have been produced by a levy of the Aggregate Ad Valorem Millage Rate each year by the County upon the taxable real property within the geographic boundaries of the Highway 79 Corridor Area as shown on the Base Year Assessment Roll.

(B) The amount to be funded by the County for the Highway 79 Corridor Area shall not be less than the percentage applied to the difference between subparagraphs (A)(1) and (A)(2) of this section as set in the Tax Increment Resolution adopted for the Highway 79 Corridor Area.

(C) The County Administrator shall certify to the Property Appraiser by May of 2020: the boundaries of the Highway 79 Corridor Area; the Base Year Assessment Roll to be applied; and the specific percentage rate to be applied in determining the Tax Increment. Thereafter, any change in geographic boundaries, the Base Year Assessment Roll or percentage of the specific proportion of the cumulative increase in taxable value shall be certified to the Property Appraiser prior to May 1 of the year in which the change is to occur.

SECTION 4. INITIAL DETERMINATION OF A TAX INCREMENT.

(A) The Board shall adopt a Tax Increment Resolution for the Highway 79 Corridor Area, which shall:

(1) Designate the Base Year Assessment Roll;

(2) Set the percentage to be applied to the formula set forth in subsection 3(A) of this Ordinance for the calculation of the Tax Increment;

(3) Specify the number of County fiscal years to be utilized in determining the annual Tax Increment; and

(4) Confirm or modify the Initial Tax Increment Year.

(B) At the discretion of the Board, the resolution adopting and revising the Expenditure Plan and the initial Tax Increment Resolution can be combined into a single resolution serving both functions.

SECTION 5. CREATION AND ANNUAL FUNDING OF TRUST FUND.

(A) There is hereby created a Trust Fund for the Highway 79 Corridor Area. The Tax Increment determined annually within the Highway 79 Corridor Area shall be deposited in the Trust Fund and maintained for the Highway 79 Corridor Area appropriated in accordance with Section 4 of this Ordinance.

(B) No later than January 1 of each County fiscal year and monthly thereafter until the full amount has been deposited, the clerk shall appropriate and transfer to the Trust Fund the dedicated Tax Increment for the Highway 79 Corridor Area in an amount proportionate to the amount of total ad valorem taxes received by the County to date.

SECTION 6. USE OF TRUST FUNDS.

(A) The Board shall adopt by resolution and revise, as necessary, an Expenditure Plan for the Highway 79 Corridor Area, to provide for:

(1) An economic development program identifying the public benefit to be derived, infrastructure necessary and required to implement and support such program, any incentives, regulatory or procedural changes, donation or contributions as may be deemed necessary to further economic development and/or redevelopment within the Highway 79 Corridor Area;

(2) A fiscal and/or economic analysis to the extent deemed appropriate by the Board;

(3) A prioritization and proposed scheduling of the identified infrastructure improvements and other programs necessary to further economic development and/or redevelopment within the Highway 79 Corridor Area; and

(4) The funds on deposit in the Trust Fund shall be appropriated, encumbered or pledged for the implementation of the Expenditure Plan.

(B) By subsequent interlocal agreement, the Expenditure Plan may be developed and implemented by the Highway 79 Corridor Authority and the monies in the Trust Fund may be transferred to the Highway 79 Corridor Authority to fund the development and implementation of the Expenditure Plan.

SECTION 7. SEVERABILITY. Should any section or provision of this Ordinance or any portion thereof, or any paragraph, sentence, or word be declared by a court of competent jurisdiction to be invalid, such decision shall not affect the validity of the remainder hereof other than the part declared to be invalid.

SECTION 8. EFFECTIVE DATE. A certified copy of this Ordinance shall be effective 10 days after its enactment by the Board and filing with the Department of State.

PASSED AND DULY ENACTED on this ____ day of _____, 20__.

_____ COUNTY
BOARD OF COUNTY COMMISSIONERS

Chairman

ATTEST:

Clerk of Court

APPROVED AS TO FORM:

County Attorney

Highway 79 Corridor Authority

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