

**MINUTES OF THE REGULAR MEETING OF THE BOARD OF CITY
COMMISSIONERS FOR THE CITY OF PORT ST. JOE, FLORIDA, HELD AT
2775 GARRISON AVENUE, October 21, 2025, at Noon.**

The following were present: Mayor Buzzett, Commissioners Hoffman, Kerigan, Langston, and Lowry. City Manager Jim Anderson, City Clerk Charlotte Pierce, Deputy Clerk Carrie Fodge, and City Attorney Clinton McCahill were also present.

CONSENT AGENDA

Minutes

A Motion was made by Commissioner Langston, second by Commissioner Hoffman, to approve the Minutes of the Regular Meeting of October 7, 2025. All in favor; Motion carried 5-0.

Planning Board Recommendation

Ordinance 624 First Reading: 103 Third Street, Parcel #04707-000R, L & A Hotel Properties

Ray Greer, the applicant's representative, shared that the property was previously owned by First Baptist Church and zoned Public Use as a church. The applicant is requesting it be changed to Commercial C-1.

A Motion was made by Commission Lowry, second by Commissioner Langton, to have the First Reading of Ordinance 624.

Christy McElroy shared her concerns about the project.

All in favor; Motion carried 5-0.

Attorney McCahill read Ordinance 624 by Title Only.

City Attorney

Resolution 2025-15 FDOT Temporary Road Closure Highway 98

A Motion was made by Commissioner Lowry, second by Commissioner Kerigan, to adopt Resolution 2025-15.

Christy McElroy shared her concerns about the project.

All in favor; Motion carried 5-0.

Resolution 2025-16 FDOT Highway Pattern Pavement

A Motion was made by Commissioner Kerigan, second by Commissioner Hoffman, to adopt Resolution 2025-16.

All in favor; Motion carried 5-0.

City Engineer – Josh Baxley

City Government Complex

The Geotechnical Report was provided last week, and Dewberry is moving forward with the site design.

Downtown Utilities Phase 2

Dewberry is waiting on the as-builts and final pay request from the contractor. There have been issues with the billing from the contractor.

HMGP Grant – Elevation of 12 Lift Stations

This project began on October 1, and Mr. Baxley is not aware of any issues as Dewberry is not the inspector for the project.

Downtown Alleys Drainage Improvements

The survey is complete, and the project is in design.

Avenue A Stormwater

The survey for this project is complete, and the project is in design.

Old Business

City Projects

Mr. Anderson shared that the Downtown Water Line Project is close to being completed, elevation of the 12 Lift Stations is about to begin, and the CDBG-DR Sewer Rehab Grant is also about to begin.

New Business

Offer to Purchase Property

The following individuals shared their thoughts on this item. Robert Branch, Christy McElroy, Denise Vickers, and Jeff Bray.

After a lengthy discussion, Commissioner Hoffman made a motion not to sell the property now or at any time in the future. Commissioner Kerigan second the motion for discussion. Commissioner Langston asked that the matter be Tabled for further review. Previous motions were withdrawn.

A Motion was made by Commissioner Kerigan, second by Commissioner Hoffman, to Table this item for further study and leave the topic on the Agenda until resolved. All in favor; Motion carried 5-0.

Mr. Anderson shared that correspondence has been received from Jorge Gonzalez stating the St. Joe Company has no objections to selling the 3+/- Acres to Liberty Networks LLC.

Public Works – John Grantland

County Road Patch Invoices

A Motion was made by Commissioner Lowry, second by Commissioner Langston, to pay the first invoice of \$19,125.

Christy McElroy shared her thoughts on this item.

Voting in favor of the Motion were Mayor Buzzett, Commissioners Kerigan, Langston, and Lowry. Commissioner Hoffman voted against the Motion. Motion passed 4-1.

Request to Purchase Vehicles on State Contract

Mr. Grantland requested that he be allowed to purchase three vehicles on state contract totaling \$155,640. There are funds in the budget for this purchase.

2026 Ford F-250 Regular Cab Pickup 4WD 142" WB XL 8' Bed	\$ 56,329.00
2026 Ford F-150 Regular Cab Pickup 4WD 122" WB XL 6.5' Bed	\$ 42,982.00
2026 Ford F-250 Regular Cab Pickup 4WD 142" WB XL 8' Bed	<u>\$ 56,329.00</u>
	\$155,640.00

A Motion was made by Commissioner Lowry, second by Commissioner Kerigan, to approve the purchase of three vehicles on state contract. All in favor; Motion carried 5-0.

Surface Water Plant – Larry McClamma

Mr. McClamma did not have any new updates for the Commissioners. His department is still short two employees.

Wastewater Plant – Joe Harris

Mr. Harris shared that the plant is running well. They are doing the final wrap up with FL DEP for Zone 3 and they will be sampling next week.

Finance Director – Mike Lacour

FEMA Update

Mr. Lacour has not received a response as of today.

Grants Reimbursement Update

Partial reimbursement has been received on the SRF Downtown Waterline Replacement Phase II. The Lead and Copper Grant has been closed out. Hookups are still available for the Septic to Sewer Grant and the Beacon Hill Sewer Project.

Code Enforcement

Mr. Anderson did not have any additional information on Code Enforcement.

Commissioner Langston requested the overgrowth along Avenue F be trimmed. Mr. Anderson shared that the sidehill mower will be used for this project when repairs are completed.

Police Department – Chief Richards

Request to Purchase a Drone on State Contract

A Motion was made by Commissioner Lowry, second by Commissioner Langston, to purchase the drone on state contract for \$26,823.40. All in favor, Motion carried 5-0.

City Clerk – Charlotte Pierce

Grants Update

Clerk Pierce shared that a Grant Extension for Close Out has been requested for the Centennial Building and Cape San Blas Lighthouse Complex.

Deliverable Three for the Cape San Blas Complex has been submitted, reviewed, and approved and is in the finance arena for further processing.

A payment request has been submitted for the Centennial Building. The request has been reviewed, approved, and is in the finance arena for further processing.

PDRB Membership

Clerk Pierce noted that PDRB Members Travis Burge, Phil Early, and Hal Keels have all agreed to serve an additional three year term on the PDRB Board.

A Motion was made by Commissioner Hoffman, second by Commissioner Langston, to approve PDRB Members Travis Burge, Phil Early, and Hal Keels for an additional three year term on the PDRB Board. All in favor; Motion carried 5-0.

Citizens to be Heard

John Ehrman, Deb Mays, Doug Kelly, Robert Branch, Christy McElroy, and Charles Gathers shared their thoughts on various topics.

Discussion Items by Commissioners

Neither Commissioners Langston, Kerigan, nor Lowry had any additional items to discuss with the Commission.

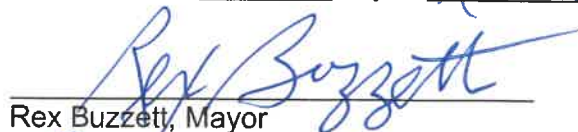
Commissioner *Hoffman* asked that we consider sending a letter to funding sponsors opposing the proposed Advanced Waste Water Treatment Plant as well as the Gulf County Airport.

Mayor Buzzett thanked the Chamber of Commerce for the events they have been sponsoring, noted a tremendous amount of people have been attending the events, and that all of this is done by volunteers with the exception of Joe Whitmer who is the Chamber Director.

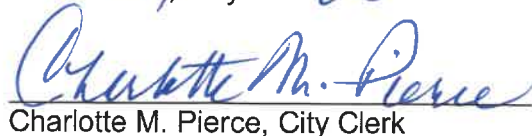
Motion to Adjourn

There was no additional business to come before the Commission and Mayor Buzzett adjourned the meeting at 2:05 P.M.

Approved this 4th day of November 2025.


Rex Buzzett, Mayor

11/4/25
Date


Charlotte M. Pierce, City Clerk

11/4/25
Date