



FASD 2026 · ANNUAL CONFERENCE

AI for Special Districts, *unmasked.*

No hype. No vendor pitch. What AI can — and can't — do for your district right now, and how to start responsibly.

Doug Liles Special District Commissioner, South Walton County · Founder & CEO, GoodSam.ai · Host, AI for Good



Tue, June 9, 2026



1:00–2:50 PM ET



Hyatt Regency Grand Cypress · Orlando

— YOUR SPEAKER

One foot in the boardroom, one in the lab.



DOUGLAS LILES

Commissioner · Founder

An elected Special District Commissioner in South Walton County and founder & CEO of the Good Samaritan Institute (GoodSam.ai). **He works at the intersection of AI and local-government governance.**

Everything here is tested against real constraints — budgets, staff capacity, public accountability, and Florida's statutory boundaries. The frameworks were field-tested at Point Preserve, his beachfront AI campus, and refined across nearly 100 episodes of the AI for Good podcast.



Elected District Commissioner



Founder, GoodSam.ai



Host, AI for Good

Today's path

1

The myths — and the realities

Separate the hype from what's real.

3

The #1 mistake to avoid

Why governance comes before tools.

5

Procurement: before you sign

The contract terms that bite later.

2

Five places AI earns its keep

The near-term, high-value use cases.

4

Governance & ethics first

A board-adoptable framework.

6

Human-in-the-loop oversight

How much review a task really needs.

— WHY NOW

Doing more with the same — or less.

Special districts are asked to deliver more services, more responsiveness, and more transparency — without more resources.

AI is no silver bullet. But with the right governance in place first, it genuinely changes what a small team can accomplish — compressing the time to analyze data, draft, research compliance, and answer the public.

The question I hear most isn't *should we look at AI* — it's *where do we start, and how do we do this responsibly?*

That's exactly what this session answers.

Four myths. Four realities.

"AI will replace our district staff."



It augments staff — it doesn't replace them.

Compresses repetitive work so people focus on judgment.

"AI is a silver bullet for doing more with less."



There's no silver bullet.

With the right governance + use case, it's a real force multiplier.

"Pick the tool first, sort out the rules later."



Governance first. Tools second.

Technology-first is exactly where costly mistakes happen.

"Our data is automatically safe with any vendor."



Only if the contract says so.

Ownership, training rights, residency, deletion — all fine print.

Can we even use AI? Yes — if you govern it.

The legal question isn't *whether* you may use AI. It's *how you govern it*.



Within statutory purpose

Use AI only inside your district's lawful mandate — same boundary as everything else you do.



Public records & Sunshine

Comply with Florida public records (Ch. 119), retention (GS1-SL), and open-meeting law (Ch. 286).



Board-adopted policy

An acceptable-use policy, plus human review for anything affecting rights or benefits.

Five places AI earns its keep



Records & documents

Organize, tag, retrieve, and summarize public records — reclaim administrative hours.



Meetings & board prep

Draft agenda summaries and memos; synthesize public-comment patterns for a cleaner record.



Environmental & infrastructure

Sensor analytics, predictive-maintenance flags, and compliance summaries.



Constituent services

Triage routine inquiries by chat or voice — extend responsiveness without adding staff.



Financial oversight

Flag irregular spending and budget anomalies for human review — an early-warning system.

Match the tool to the function

	FUNCTION	LOOK FOR	ASK THE VENDOR
	Records & docs Summarize & search	On-prem / gov-cloud; redaction; export of your own data.	Where is our data stored — and can we delete it on exit?
	Meetings & board Agenda & memo drafts	Human-review workflow; no auto-publish; clear draft labels.	Can a human approve before anything becomes official?
	Environmental Sensor analytics & alerts	Works with your sensors; explainable, tunable rules.	Are alert rules transparent and tunable by our staff?
	Constituent Inquiry triage · chat / voice	Hard scope guardrails; instant escalation to a human.	When it doesn't know, does it escalate cleanly?
	Financial Anomaly detection	Flags for human review — never autonomous action.	Does a human investigate every flag before any action?

Illustrative categories, not endorsements — evaluate any vendor against your context, the procurement checklist, and counsel.



— THE #1 MISTAKE

Choosing the technology before building the governance.

Governance first. Tools second.

When the policy and procurement framework comes second, that's where the costly data and liability mistakes happen.



Four tools you can use Monday morning



Readiness assessment

Are you ready to pilot? Eight quick, honest checks.



Governance checklist

Ten board-adoptable controls across five categories.



Procurement guide

Nine questions to work through before you sign.



HITL decision guide

How much oversight any given task actually needs.

Are you ready? Eight things that decide.



Data foundation

Records digitized & retrievable?



Governance & policy

Any acceptable-use policy yet?



Procurement & legal

Can you vet a vendor contract?



Budget & funding

Pilot funds or a grant path?



Staff capacity

Someone comfortable using AI?



Use-case clarity

A specific first pain point?



Security & privacy

Controls for sensitive data?



Public trust

Could you explain it to residents?

Your readiness:

Foundational



Developing



Ready to Pilot

Governance before tools — ten controls



Policy

- ✓ Board-adopted acceptable-use policy, scoped to purpose
- ✓ A clear AI-vs-human task boundary



Data & privacy

- ✓ Public-records & Sunshine reviewed for AI use
- ✓ Sensitive / exempt data restricted to approved handling



Human oversight

- ✓ HITL for rights, benefits, penalties, enforcement
- ✓ Accuracy & bias validation before reliance



Vendor & security

- ✓ Data-use terms reviewed: training, residency, deletion
- ✓ Zero-trust access controls for AI systems



Transparency

- ✓ Public notice of where & how AI is used
- ✓ A named human owns every output — never “the AI decided”

Before you sign — nine questions

AI vendor contracts carry data-licensing, model-training, and liability terms that standard public-sector templates were never built to evaluate.

- ✓ Who owns our inputs — and can they train on it?
- ✓ Data residency, retention, deletion on exit?
- ✓ Liability and indemnity for errors and hallucinations?
- ✓ Security posture & breach notice (e.g., SOC 2)?
- ✓ Export without lock-in, public-records ready?
- ✓ Notice of material model changes?
- ✓ Which subprocessors — and what data sharing?
- ✓ Board-resolution authority within statutory purpose?
- ✓ Termination & data-portability terms?

How much human oversight? A quick rule.



GO · light review

When Routine, reversible, low-stakes — drafts, summaries, organizing.

Do AI takes the first pass; a quick human check before use.



SIGN-OFF

When Published or relied on externally, or sensitive / exempt data.

Do AI assists; a human reviews & approves. Approved tools only.



HUMAN ONLY

When Final decisions on rights, benefits, penalties — or irreversible harm.

Do A human decides. AI may research or draft — never decide.

What good looks like — and the warning signs



Stormwater that scales down

Sensor data + AI summaries turn weeks of manual analysis into a daily dashboard and automated compliance flags.



Better-documented meetings

Drafted agenda summaries and synthesized public comment — with a human reviewing every word before publishing.



The contract no one read

Terms quietly grant the vendor rights to train on district data. The classic technology-first failure.



“The AI decided”

An AI output treated as a decision, not a draft — especially one affecting residents. A human must own the call.

— TAKE IT WITH YOU

Resources & downloads



SCAN · ALL RESOURCES

Free, printable, and ready now — scan the code or visit fasd.fl5ai.com/#resources.

Readiness Assessment

Score your district; print the result.

[INTERACTIVE →](#)

Governance Checklist

Board-adoptable, printable policy controls.

[INTERACTIVE →](#)

Procurement Guide

“Before you sign” vendor-contract questions.

[INTERACTIVE →](#)

One-page field guide

Printable one-pager — five use cases + checks.

[VIEW / PRINT →](#)

Session slides PDF

The full “AI for Special Districts, unmasked” deck.

[PDF · OPEN →](#)

Live AI use-case cloud

Phone form, moderator queue, projected cloud.

[SCAN / OPEN →](#)

Stormwater reference

HB 4011 — Old Town Santa Rosa stormwater & flood.

[FLORIDA SENATE →](#)

Board-resolution template

Editable Word resolution — adapt with counsel.

[WORD · .DOCX ↓](#)

GoodSam.ai

Civic & government AI playbooks.

[VISIT →](#)



— AI FOR SPECIAL DISTRICTS, UNMASKED · FASD 2026

Let's keep building.

Governance first. The right use case. A human who owns every output.



LinkedIn /in/dougliles-goodsam-ai



AI for Good Podcast on Spotify



Good Combinator YouTube



goodsam.ai Civic & gov AI playbooks



T-Mobile Innovate Award

EVERYTHING FROM TODAY

fasd.fl5ai.com