

ST. JOHNS COUNTY

ST. AUGUSTINE, FLORIDA

BOARD OF COUNTY COMMISSIONERS

District 1 - James K. Johns, Vice-Chair
District 2 - Jeb S. Smith, Chair
District 3 - William (Bill) A. McClure
District 4 - Jay Morris
District 5 - Rachael L. Bennett



REGULAR MEETING AGENDA

County Auditorium
500 San Sebastian View

Michael D. Wanchick, County Administrator
Patrick F. McCormack, County Attorney

Tuesday, February 02, 2016 9:00 AM

Please be sure all cellular devices are turned off for the duration of the County Commission Meeting

REGULAR MEETING

- ❖ Call to Order by Chair
- ❖ Roll Call by the Clerk of the Court
- ❖ Invocation
- ❖ Pledge of Allegiance
- ❖ *"Made in St Johns County" Presentation*
- ❖ Public Comment
- ❖ Deletions to Consent Agenda
- ❖ Approval of Consent Agenda
- ❖ Additions/Deletions to Regular Agenda
- ❖ Approval of Regular Agenda

Presenter - Melissa Glasgow, Director Office of Economic Development

1. **Presentation by the UNF Small Business Development Center.** Cathy Hagan, Area Director for the University of North Florida Small Business Development Center (SBDC), will provide an update to the Board of County Commissioners on programs and activities at the St. Johns County SBDC office. St. Johns County has an agreement with the University of North Florida Small Business Development Center to provide services to assist new and existing businesses in St. Johns County.

Presenter - Danielle Handy, Chief Planner

2. **Public Hearing * REZ 2015-15 DFH Corona.** This is a request to rezone from 0.26 acres from Planned Special Development (PSD) (Ponte Vedra by-the-Sea) to Multiple Family Residential (R-2) with conditions. The subject property is located on the south side of Corona Road between State Road A1A and Ponte Vedra Boulevard. The applicant is seeking this rezoning in order to provide an access road to a ten acre residential development parcel located south of the subject property. The Ponte Vedra Zoning & Adjustment Board heard this item at the November 16, 2015 regular meeting. The Board recommended denial of the application with a vote of 4-2.

Presenter - John P. Burnham, P.E., Chief Engineer

District 4

- 3. Public Hearing * VACROA 2015-08 DFH Corona, LLC.** This item was continued from the January 19, 2016 BCC meeting. A petition to vacate a portion of a 5' non-access easement along Corona Road, across a lot in the Ponte Vedra by the Sea development. Companion application is REZ 15-015 to provide an access road to a proposed 21-lot development by Dream Finders Homes (DFH).

Presenter - Michael Roberson, Operations Manager

District 1

- 4. Public Hearing * COMPAMD 2015-02 Veterans Parkway.** This is a request to adopt a Comprehensive Plan amendment to amend the Future Land Use Map from Rural/Silviculture (R/S) to Residential-C and add a Comprehensive Plan Text Policy to limit the number of dwelling units to 146. The subject property contains 102.38 acres of land and is located along the west side of Veteran's Parkway, north of Veteran's Park and south of Race Track Road. The Planning and Zoning Agency, at its November 5, 2015 meeting, recommended adoption with a 6-0 vote. The Board of County Commissioners heard this matter at its December 1, 2015 meeting. The board considered a motion to approve which failed 2-2, constituting a denial. During the December 15, 2015 meeting, the Board approved a motion by a 4-1 vote to reconsider the application. No further action was taken on the application at the December 15th meeting.

District 1

- 5. Public Hearing * PUD 2015-14 Veterans Parkway.** This is a request to rezone approximately 104.95 acres from Open Rural (OR) to Planned Unit Development (PUD) to allow a 145-lot, single-family residential subdivision. The property is located on the west side of Veterans Parkway, north of Cresthaven Place. The Planning and Zoning Agency recommended approval of PUD 2015-14 by a 6-0 at the November 5, 2015 hearing. The Board of County Commissioners heard this application at its December 1, 2015 meeting. After the companion application COMPAMD 2015-02 was denied the Board approved a request by the applicant to withdraw PUD 2015-14. At the December 15, 2015 meeting, the Board approved a motion to reconsider COMPAMD 2015-02 and in turn approved a motion by a 5-0 vote to reconsider the motion to approve the withdrawal of PUD 2015-14 and allow the application to be reheard. No further action was taken on the application at the December 15th meeting.

District 1

- 6. Public Hearing * MINMOD 2015-04 Durbin Crossing.** Request for a Minor Modification to recognize the removal of approximately 2.53 acres from Durbin Crossing Planned Unit Development (PUD) to be added and rezoned to the Veterans Parkway PUD for an access road connection. The project is located in the northwest sector of the county on the west side of Veterans Parkway directly across from Castlegate Lane. The Planning and Zoning Agency recommended approval of MINMOD 2015-04 with a vote of 6-0 at the November 5, 2015 hearing. The Board of County Commissioners heard this application at its December 1, 2015 meeting. After the companion application COMPAMD 2015-02 was denied the Board approved a request by the applicant to withdraw MINMOD 2015-04. At the December 15, 2015 meeting, the Board approved a motion to reconsider COMPAMD 2015-02 and in turn approved a motion by a 5-0 vote to reconsider the motion to approve the withdrawal of MINMOD 2015-04 and allow the application to be reheard. No further action was taken on the application at the December 15th meeting.

Presenter - Teresa Bishop, AICP, Planning Division Manager

District 4

7. **Public Hearing * COMPAMD 2015-07 Nocatee.** This is a Transmittal Hearing for COMPAMD 2015-07, Nocatee New Town Text Amendment to modify Objective A.1.19, as approved by Ordinance No. 2001-18 and to add Objective A.1.23 for the New Town Future Land Use designation as it applies to the Nocatee Development of Regional Impact (DRI); modify the mixed use percentages, and eliminate the Town Center Village Mixed Use Core. Nocatee is located east of US 1 North, west of the Intracoastal Waterway. The Planning and Zoning Agency recommended transmittal of the proposed amendment with a 4-2 vote at its December 17, 2015 regular meeting. The Agency discussed that the changes may result in Nocatee losing some of its mixed use character and result in less job opportunities within Nocatee.

Presenter - Rebecca Dennis, Planner

District 3

8. **Public Hearing * MAJMOD 2015-13 Makarios South PUD.** This is a major modification request to amend the Makarios South PUD to allow for seventy-three (73) single family home sites and 10,000 square feet of commercial retail. The subject property is located on US 1 south of Watson Road and north of State Road 206. The Planning and Zoning Agency will hear this item at its January 19, 2016 regular meeting.

- ❖ Commissioners' Reports
- ❖ County Administrator's Report
- ❖ County Attorney's Report
- ❖ Clerk of Court's Report

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CONSENT MEETING AGENDA

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CONSENT AGENDA

1. **Motion to approve the Cash Requirement Report** *For more information, contact Allen McDonald, County Finance Director at 819-3669*
2. **Motion to Adopt Resolution 2016-____ approving the terms and authorizing the County Administrator, or designee, to execute two Purchase and Sale Agreements for permanent drainage easements needed for improvements along Woodlawn Road.** *For more information, contact Mary Ann Blount, Land Management Systems Director at 209-0762*
3. **Motion to Adopt Resolution 2016-____ accepting an Easement for Utilities for an existing water line off Palmera Drive East in Ponte Vedra.** *For more information, contact Mary Ann Blount, Land Management Systems Director at 209-0762*
4. **Motion to Adopt Resolution 2016-____ accepting an Easement for Utilities and Bill of Sale for water and sewer service to Palencia North Phase 3/Rio Del Norte subdivision.** *For more information, contact Mary Ann Blount, Land Management Systems Director at 209-0762*
5. **Motion to Adopt Resolution 2016-____ approving the County Administrator, or designee, to execute a Lease Agreement with The First Tee of North Florida, Inc. for space at the St. Johns County Golf Club, Elkton, Florida.** *For more information, contact Mary Ann Blount, Land Management Systems Director at 209-0762*
6. **Motion to Adopt Resolution 2016-____ accepting a Grant of Drainage Easement for drainage improvements along Ponte Vedra Boulevard.** *For more information, contact Mary Ann Blount, Land Management Systems Director at 209-0762*
7. **Motion to Adopt Resolution 2016-____ accepting a Grant of Drainage Easement for drainage improvements along Seabreeze Avenue in Sunset Park.** *For more information, contact Mary Ann Blount, Land Management Systems Director at 209-0762*
8. **Motion to Adopt Resolution 2016-____ approving the final plat for Coastal Oaks Phase 3B Units 6 & 7.** *For more information, contact Michael Roberson, Operations Manager at 209-0593*

9. **Motion to adopt Resolution 2016 - _____ authorizing the County Administrator, or designee, to award Bid No 16-18 C.R. 214 Water Treatment Plant Blending and Alkalinity Adjustment Modifications to Sawcross, Inc. as the lowest responsive, responsible bidder, and to execute a contract on behalf of the County in substantially the same form and format as attached hereto for completion of the work, with a contract price not to exceed \$2,357,800.** *For more information, contact Dawn Cardenas, Purchasing Manager at 904 209-0152*
10. **Motion to adopt Resolution 2016 - _____ authorizing the County Administrator, or his designee, to award RFP 16-20 Design-Build Services for CR 214 WTP 2.0 MG Ground Storage Tank to Precon Corporation as the lowest technically acceptable bidder in the amount of \$1,073,000.00 and to execute an agreement in substantially the same form and format as attached hereto.** *For more information, contact Dawn Cardenas, Purchasing Manager at 904 209-0152*
11. **Motion to declare items as surplus and authorize the County Administrator, or his designee, to dispose of same in accordance with the Purchasing Policy 308 and Florida Statute 274.** *For more information, contact Dawn Cardenas, Purchasing Manager at 209-0152*
12. **Motion to Adopt Resolution 2016-_____ authorizing the County Administrator, or his designee, to award Bid No. 16-17 to M & M Commercial Cleaning and to enter into a contract for one (1) year with four (4) available one-year renewals for Trash Collection Services for St. Johns County Parks & Properties.** *For more information, contact Dawn Cardenas, Purchasing Manager at 904 209-0152*
13. **Motion to authorize the County Administrator, or his designee, to enter into negotiations for the construction of the St. Johns County Public Works Facility with the apparent low bidder, DiMare Construction, for completion of the project and if negotiations are successful a contract will be brought back to the Board for final approval. If negotiations fail with the apparent low bidder staff requests authorization to begin negotiations with the 2nd lowest bid firm.** *For more information, contact Dawn Cardenas, Purchasing Manager and Kevin Wiseman, Facilities Management Directo.*
14. **Motion to Adopt Resolution 2016-_____ approving and authorizing the transfer of an amount not to exceed \$10,000 from the Tree Bank Fund Reserves for landscaping related to the South East Annex Parking Lot expansion.** *For more information, contact Kevin Wiseman, Director Facilities Management at 904 209-0190*
15. **Motion to Adopt Resolution 2016-_____ amending the St. Johns County Fee Schedule for services provided by St. Johns County Departments for Fiscal Year 2016.** Two additional fee amendments have been identified. The first is a revision to the Pre-cremation / Death Certificate Verification Fee. The second is the elimination of the three day consecutive on-beach parking pass. *For more information, contact Jesse Dunn, Assistant Director at 209-0568*
16. **Motion to Adopt Resolution 2016-_____ authorizing the County Administrator or his authorized designee to submit a State Fiscal Year 2016 Section 5339 Bus and Bus Support Facilities grant for public transportation assistance funding through the Florida Department of Transportation.** *For more information, contact Gary L. Mackey, Transit Grant Specialist at 904 209-0630*
17. **Motion to Adopt Resolution 2016-_____ approving the final plat for Aberdeen of St. Johns Unit 4.** *For more information, contact Michael Roberson, Operations Manager at 209-0593*

18. Motion to Adopt Resolution 2016-_____ authorizing the County Administrator, or designee, to execute a modification to the grant agreement on behalf of the County with the State of Florida to increase the Federal share in the amount of \$73,786.00 for S.R. A1A & Solana Road Signal Replacement project. *For more information, contact Press Tompkins, P.E., County Engineer at 904 209-0110*

19. Approval of Minutes: 1/19/16 - Regular Meeting

20. Proofs:

- a. Proof: Notice to Bidders, Bid #16-13 – Fire Sprinkler Maintenance, published Dec 28, 2015, and Jan 4, 2016 in the St. Augustine Record
- b. Proof: Notice to Bidders, Bid #16-22 – Uniforms, Floor Mats, etc., published Dec 22, 2015, and Dec 29, 2015 in the St. Augustine Record
- c. Proof: Request for Proposals, RFP # 16-27 – Transportation of Cadavers, published Jan 11, 2016, and Jan 18, 2016 in the St. Augustine Record
- d. Proof: Notice to Bidders, Bid #16-18 –CR214 Water Treatment Plant., published Nov 20, 2015 in the St. Augustine Record
- e. Proof: Notice to Bidders, Bid #16-15 Racetrack Road, published Nov 20, 2015, and Nov 27, 2015 in the St. Augustine Record
- f. Proof: Notice to Bidders, Bid #16-20 – CR214 WTP @MG Storage tank, published Nov 20, 2015, and Nov 27, 2015 in the St. Augustine Record
- g. Proof: Notice to Bidders, Bid #16-23 Purchase Used CAT Grader, published Nov 24, 2015, and Dec 01, 2015 in the St. Augustine Record
- h. Proof: Notice to Bidders, Bid #16-17 Trash Collect Parks & Property, published Nov 20, 2015, and Dec 7, 2015 in the St. Augustine Record
- i. Proof: Notice to Bidders, Bid #16-03, Pavement Mgmt Program, published Dec 10, 2015, and Dec 17, 2015 in the St. Augustine Record
- j. Proof: Request for Proposals, RFP # 16-26 – Cardiac Monitors, published Dec 4, 2015, and Dec 11, 2015 in the St. Augustine Record
- k. Proof: Request for Qualifications, RFQ #16-21 – Engineer Services- CR210 Widening, published Dec 7, 2015, and Dec 14, 2015 in the St. Augustine Record
- l. Proof: Notice to Bidders, Bid #16-28, Purchase Five 2016 1/2T 4x4 Ext Cab, published Dec 16, 2015, and Dec 23, 2015 in the St. Augustine Record
- m. Proof: Notice to Bidders, Bid #16-29, Purchase two 2016 1/2T 4x4 Ext Cab, published Dec 16, 2015, and Dec 23, 2015 in the St. Augustine Record
- n. Proof: Notice of Meeting, Intergovt Mtg Cancel – next mtg March 2, 2016, published Dec 30, 2015 in the St. Augustine Record
- o. Proof: Notice of Meeting, Growth Management Workshop – Sp Mtg Dec 8, 2015, published Nov 30, 2015 in the St. Augustine Record
- p. Proof: Notice of Meeting, Cancelled Meeting Jan 5 next Mtg Jan 19, 2016, published Dec 22, 2015 in the St. Augustine Record