

ST. JOHNS COUNTY, FLORIDA

ORDER

REZONING/EXCEPTION/VARIANCE

NAME OF APPLICANT

APPLICATION NUMBER

Stockton Land Corp., for Mr. & Mrs. Robert J. Henson
and Mr. & Mrs. Paul C. Henson

R-PSD-88-059

DECISION OF
COUNTY COMMISSION

GRANTED

GRANTED WITH
CONDITIONS

DENIED

ORDINANCE NO. 89-3

*See Attached

DATE OF COMMISSION ACTION: January 24, 1989

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By: *Ray Walden*
Chairman

ATTEST: CARL "BUD" MARKEL, CLERK

BY: *Connie E. McDaniel*
DEPUTY CLERK

(Pursuant to St. Johns County Zoning Code, Section 11-9-5b: failure to exercise an exception or variance by commencement of the use or action approved thereby within one year, or such longer time as approved by the Board, shall render the exception or variance invalid and all rights granted thereunder shall terminate)

have moved from town. Would like to have vacancies advertised through local newspapers. Considerable discussion ensued.

(1/24/89 - 6 - 2.3392)

Hearing on R-PSD-88-059/Stockton Land Co. (Low Country), located west side of CR#210, south of Jax Beach Power Line, rezoning from OR to PSD, for a mixture of commercial uses. Proof of publication of notice of public hearing was received having been published in the St. Augustine Record, on December 24, 1988; upon motion by Bailey, seconded by Brubaker, carried 5/0, was ordered filed. Sperry Lee, Stockton Land Corporation, Ponte Vedra Beach, requests approval of BCC for Low Country - a planned special development, in northeast St. Johns County. Low Country will include; indoor pet boarding facility, child care facility, medical office, wholesale garden store, and offices. Considerable discussion ensued from BCC, Staff, and audience. (3.0048) Group of citizens spoke in favor of Low Country as it would not constitute any type of hazards for area; the natural buffers it has proposed to create; it means progress for area as well. Group of citizens spoke in opposition of Low Country as Palm Valley is heavily traveled presently and with this project would pose dangerous traffic conditions in Palm Valley. Petitions were submitted for and against Low Country. Upon motion by Herold, seconded by Bailey, carried 2/3, to deny with roll call, Bailey (yes to deny), Maguire (no to deny), Brubaker (no to deny), Herold (yes to deny), Waldron (no to deny); according to Sisco, County Attorney, item was not passed nor denied; another roll call was taken; upon motion by Brubaker, seconded by Maguire, carried 3/2, Bailey and Herold dissenting to approve Ordinance No. 89-3 rezoning from OR to PSD.

(1/24/89 - 6 - 2.2359)

Fred Brinkhoff, Chairman of St. Johns County Industrial Development Authority, 108 Alerto Street, John Daniels, 61 Avista Circle, Vice Chairman of Community of 100, and Paul Merchant, 1063 Espanata Avenue, employee of Chamber of Commerce, read letter re provision of an economic element for the St. Johns County Comprehensive Plan. Accordingly the IDA, Chamber of Commerce and Committee of 100 jointly offered to provide \$15,000.00 to the County toward the cost of including an Economic Element in the County Comprehensive Plan currently being formulated. Napier commented. Considerable discussion ensued. Upon motion by Brubaker, seconded by Herold, carried 5/0 to accept \$15,000.00 toward the cost of including an Economic Element in the County Comprehensive Plan.

(1/24/89 - 6 - 2.2762)

Maguire passed out floor plans for 1st and 2nd floors of courthouse, and proposed space allocations for departments which will be affected by such. Considerable discussion ensued. Cheryl Kent, Clerk's Office commented in Bud Markel, Clerk of Court's behalf. Markel would like all of old Amavon Shop and storage rooms on second floor. Small Claims would be moved from 3rd floor, totally putting Clerk's Office operations on 1st and 2nd floors. On 1st floor close to back door, there is small input room for Recording Division which can be pulled out and Hollingsworth, Tax Collector could utilize this space for storage. Considerable discussion ensued. Sisco commented. Upon motion by Maguire, seconded by Brubaker, carried 5/0 to move Clerk of Court's cash management portion out of Room 268 and into rooms 244 through 247, taking down interior walls for space, and in the three storage rooms, (1 storage room is data processing's which they will move, 2nd storage room can be used by Hollingsworth which is Room 240 or 241 and 3rd storage room for Markel). (3.3741) Napier commented on Low Country; would like to clear up one item. Boarding facility for pets may include a veterinarian office which is not specifically stated in application. Chairman Waldron directed Napier to put this notation in. (4.0004)

Waldron reported on letter received from Robert K. Porter, Director of Investigations, St. Johns County Sheriff's Office re Seville Domain, #6 Volusia Street. Letter requests an inspection by Jerry Napier's office for zoning and/or permitting violations at the Seville Domain. There is reason to believe the building is partially physically located on St. Johns County right of way. The owners and operators of the bar are serving time in Federal prison on drug charges. Waldron commented this area is problem for community as well as Sheriff's department and BCC is being asked to take action through Staff. Napier stated alcoholic beverage acceptance was granted by BCC and is active; nothing can be done by this acceptance. But eyes are open for whatever can be done. (4.0168) Waldron would like a meeting on growth management. Castle commented on this project. An agenda is currently being prepared by Planning Department for the meeting. Date will be sometime in February. (4.0219) Bailey queried Castle on complaint received by phone on Mr. Duffy's property re drainage. Castle responded with considerable discussion. Waldron commented on letter received from St. Augustine Shores Civic Association re four-laning Shores Boulevard. Considerable discussion ensued. Herold commented. Cliff Petitt, 960 Alcala Drive commented on speed mileage on Shores Boulevard. Considerable discussion ensued. (4.0613) Stuart Timbrook, Ranch Road, Palm Valley commented on Duval landfill issue. Considerable discussion ensued from BCC, Staff and audience. Waldron mentioned transportation meeting in