

ST. JOHNS COUNTY, FLORIDA  
ORDER  
REZONING/EXCEPTION/VARIANCE

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NAME OF APPLICANT	APPLICATION NUMBER
Anastasia Lakes, Inc. c/o Tim Gabriel 66 Cuna Street St. Augustine, FL 32084	R-89-024

DECISION OF COUNTY COMMISSION       GRANTED       GRANTED WITH CONDITIONS       DENIED

CONDITIONAL ORDINANCE NO. 89-36

\*See Attached

DATE OF COMMISSION ACTION: July 25, 1989

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BOARD OF COUNTY COMMISSIONERS  
OF ST. JOHNS COUNTY, FLORIDA

By:   
Chairman

ATTEST: CARL "BUD" MARKEL, CLERK

BY:   
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)

Hearing on R-89-024/Anastasia Lakes Inc., rezoning from OR to RS-1 with conditions; located behind Sea Park and Barcelona Park Subdivision, south of El Granada Subdivision, Ordinance No. 89-36. Proof of publication of notice of hearing on R-089-021 was received, having been published in The St. Augustine Record on June 23, 1989; upon motion by Brubaker, seconded by Bailey, carried 5/0, was ordered filed. Maguire filed Form 8B, Memorandum of Voting Conflict for County, Municipal, and Other Local Public Officers. Tim Gabriel, representative for Anastasia Lakes reported on this application. Gabriel alluded to the conditions offered at the PZA hearing as well as other conditions that have been negotiated by the adjacent property owners. Discussion followed. Petition submitted by 33 property owners with a request that the developer meet the specifications of this petition. The deputy clerk read the conditions of the ordinance, which conditions exceed those offered previously, according to Napier. The applicant agreed to the conditions as well. Chuck Tinlin, 1523 San Rafael Way commented on the petition submitted by the property owners with specifications and Tinlin was pleased with what is proposed by the applicant with one exception; the property owners asks that the easement be sufficient to allow service vehicles to go down into the easement and service these homes with sufficient access to turn around. Gabriel stated the road is being designed to county standards and there are provisions for turnarounds. Upon motion by Herold, seconded by Bailey, carried 4/0, Maguire abstained from voting on a measure which inures to his special private gain, to approve Ordinance No. 89-36.

(7/25/89 - 11 - 4.1089)

Hearing on TUP-89-001/Crescent Cove Ent. Inc., location of temporary sales office on Lot 1 Crescent Cove Block 2 at Magnolia Lane and SR-#206. Proof of publication of notice of hearing on TUP-89-001 was received, having been published in The St. Augustine Record on June 24, 1989, upon motion by Bailey, seconded by Maguire, carried 5/0, was ordered filed. Upon motion by Bailey, seconded by Maguire, carried 5/0, to approve TUP-89-001/Crescent Cove Ent. Inc., location of temporary sales office on Lot 1, Crescent Cove Block 2 at Magnolia Lane and SR-#206.

(7/25/89 - 11 - 4.1116)

Hearing on R-PSD-89-025/S. R. Cissel, rezoning from OR to PSD for nine lots, located 129 Palm Valley Road, northwest side of bridge, Ordinance No. 89-37. Proof of publication of notice of hearing on R-PSD-89-025 was received, having been published in The St. Augustine Record on June 23, 1989; upon motion by Brubaker, seconded by Maguire, carried 5/0, was ordered filed. Steve Cissel, 129 Palm Valley Road reported on this application. Upon motion by Herold, seconded by Maguire, carried 5/0, to approve Ordinance No. 89-37.

(7/25/89 - 11 - 4.1223)

Continued hearing on R-89-019/Cary Cowan owner, applicant Randy Beverly; rezoning from CG to CI with conditions, for the location of a car wash; property located on U.S. #1 South in front of Sargeants Auto Service, Ordinance No. 89-38. Proof of publication of notice of continued hearing on R-89-019 was received, having been published in The St. Augustine Record on June 23, 1989; upon motion by Brubaker, seconded by Maguire, carried 5/0, was ordered filed. Randy Beverly, 5195 St. Ambrose Road, Elkton requested approval of the rezoning. Deputy Clerk read the conditions and the applicant agreed to the conditions. Discussion followed. Upon motion by Brubaker, seconded by Herold, carried 4/1, Bailey dissenting, to approve Ordinance No. 89-38 with conditions.

Herold was absent.

(7/25/89 - 11 - 4.1478)

Continued, Final Plat of Moultrie Wells Subdivision, Resolution No. 89-158. Scott Maguire, 3629 Ft. Payton Circle, representing Moultrie Wells Partnership requested approval of the final plat. Napier stated this application was continued because the mylars were received too late to allow staff time for review; at this time everything is in order, Napier stated. Sisco reported the construction bond is \$86,652 and the warranty bond is \$4,335; upon motion by Brubaker, seconded by Maguire, carried 3/1, Bailey dissenting, Herold was absent, to approve Resolution No. 89-158.

#### RESOLUTION NO.

#### **RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS, OF ST. JOHNS COUNTY, FLORIDA**

(7/25/89 - 11 - 4.1568)

Waldron asked Napier for an update on the growth management plan. Napier responded that the Comprehensive Planning Advisory Committee is meeting on a regular basis (every two weeks) and at the last meeting, a final draft on the transportation element was in the works. At tomorrow's meeting, Wednesday, July 26th - 8:00 a.m. there will be a continuation of the discussion on the land use