

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

NAME OF APPLICANT	APPLICATION NUMBER		
Bodee Development Corp. c/o Jan Bowman Prosser, Hallock & Kristoff, Inc. 8108 Phillips Highway Jacksonville, FL 32256	R-89-044		
DECISION OF COUNTY COMMISSION	<input type="checkbox"/> GRANTED	<input checked="" type="checkbox"/> GRANTED WITH CONDITIONS	<input type="checkbox"/> DENIED
CONDITIONAL ORDINANCE			

*See Attached

DATE OF COMMISSION ACTION: December 12, 1989

BOARD OF COUNTY COMMISSIONERS
OF ST. JOHNS COUNTY, FLORIDA

By: Craig A. Maguire
Chairman

ATTEST: CARL "BUD" MARKEL, CLERK

BY: Rosemary Jones
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)

Herold reported on the Water and Sewer Utility committee held December 11th stating that there are presently approximately 30 applications for the director's position and it has been proposed that a screening committee get together with staff, one member of the utility committee and one commissioner to interview the applicants. Further, Herold reported that it has been resolved that the citizens who will be on this committee will be a committee of five, not selected according to geographical location. The committee chairman recommended that these positions be paid positions. Castle reported that approximately 30 to 35 applications have been received and are being evaluated presently.

(12/12/89 - 7 - 3.0141)

For informational purposes, Herold stated that he has received a complete outline from Wally Hibbard pertaining to the Columbus Commission.

(12/12/89 - 7 - 3.0180)

Herold reported on the fleet management program, which Campbell is moving ahead on. There will be a total policy and manual that will be completed by the first quarter of the coming year. Campbell responded that the policy has been initiated; they have also started putting together a statement of where the county is in fleet management. Campbell stated that a preliminary report of the manual is due to be out by the 20th of December.

(12/12/89 - 7 - 3.0208)

Herold strongly recommended that a workshop be held with department-heads to report their progress, objectives and plans. Maguire directed Castle to schedule this sometime in January/February.

(12/12/89 - 7 - 3.0370)

Hearing on R-PSD-89-049/Mark and Susan Pionessa, rezoning from OR to PSD for light industrial warehouse use, located on CR-#210 North, Ordinance No. 89-60. Proof of publication of notice of hearing was received, having been published in The St. Augustine Record on November 10, 1989; upon motion by Waldron, seconded by Brubaker, carried 5/0, was ordered filed. Mark Pionessa, 1545 CR-210 West requested the rezoning. Napier reported that Planning and Zoning has worked very closely with the applicant on this item. The applicant has addressed each and every staff comment as well as agency comments; further, the ordinance contains all the issues that were of concern to staff as well as the Planning and Zoning Agency. Upon motion by Waldron, seconded by Herold, carried 5/0, to approve Ordinance No. 89-60 with conditions.

(12/12/89 - 7 - 3.0434)

Hearing on R-89-044/Bodee Development, rezoning from OR to RS-1, located off Kings Road, to be an extension of Wellington Oaks Subdivision, Ordinance No. 89-61. Proof of publication of notice of hearing was received, having been published in The St. Augustine Record on November 10, 1989; upon motion by Brubaker, seconded by Herold, carried 5/0, was ordered filed. Hamilton Upchurch, 780 No. Ponce de Leon Blvd., representing Bodee Development requested the rezoning. From discussion of this application there were questions that arose. In consideration of the representative, this item was tabled for 15 minutes until conditions could be drawn up. Upon motion by Herold, seconded by Bailey, carried 5/0, this application was tabled for approximately 15 minutes, at which time conditions were drawn up to meet the BCC, staff and the representative's approval.

(12/12/89 - 7 - 3.0775)

Hearing on R-89-050/Sokolay and Kluger, rezoning from OR to RS-2 with conditions, located off Kings Road. Proof of publication of notice of hearing on R-89-050 was received, having been published in The St. Augustine Record on November 11, 1989; upon motion by Bailey, seconded by Herold, carried 5/0, was ordered filed. Karen Taylor, 3070 Harbor Drive, representing the applicants requested the rezoning with conditions and displayed map. Questions arose regarding this application with respect to water lines. Upon motion by Bailey, seconded by Brubaker. At this juncture, discussion continued with respect to water lines due to the fact that the applicant is not proposing central water - only for fire protection. Campbell responded that he will get with Bobby Jones, Director of ASD, to ascertain the location of the water lines in this area. (3.1197) Bailey withdrew her motion, Brubaker withdrew the second; upon motion by Waldron, seconded by Herold, carried 5/0, to table this application for approximately 15 minutes until response can be brought back from Jones at ASD as to the location of water lines in this area.

(12/12/89 - 7 - 3.1205)

At this juncture, Upchurch returned to the BCC with the conditions for R-89-044/Bodee Development which was tabled in section - 6 - 3.0434 of these minutes. Upchurch reported that the conditions meet with Napier's approval as follows: 1) water will be supplied from Mainland Water Supply; 2) Fire hydrants will be installed per County specifications; 3) All utilities to be underground; 4) All roads to be paved to County specifications, but private; 5) Density to be limited to 2.2 units per acre; 6) Any conditions applying to Wellington Oaks Phase I shall equally apply to subject lands. Upon motion by Bailey, seconded by Herold, carried 5/0, to approve Ordinance No. 89-61, with conditions.