

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

NAME OF APPLICANT	APPLICATION NUMBER
Thomas and Vivian Manuel, Trustees c/o Richard Johnson 280 South Roscoe Blvd. Ponte Vedra Beach, FL 32082	SW-89-016

DECISION OF COUNTY COMMISSION GRANTED GRANTED WITH CONDITIONS DENIED

LOCATION: 280 South Roscoe Blvd.

WAIVER OF SECTION: Article V of the Subdivision Regulations to allow the subject property to be divided into four lots with a 30' easement along the northerly boundary, and to waive Section 90.6 which requires fire hydrants.

DESCRIPTION: The subject property is comprised of approximately 14 acres. One parcel at the western end of the property is essentially currently in existance, therefore the applicant is technically only creating four lots.

COMMENTS/CONDITIONS/RECOMMENDATIONS:

The Planning and Zoning Agency recommends approval subject to the following conditions:

1. No further subdivision of the property with the waiver's being restricted to a maximum of 4 lots with no more than one dwelling unit per lot.
2. That the 30' easement have a non-access buffer along north boundary and be recorded and constructed to county specifications: 16' stabilized driving surface with drainage swales (see attached). A turn-around (cul-de-sac) must be provided at the end of easement and must be located and constructed within the easement.

*See Attached

DATE OF COMMISSION ACTION: NOVEMBER 28, 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)

(11/28/89 - 6 - 2.2354)

Continued hearing on SW-89-016/Richard F. Johnson, waive platting requirements for division of land into 4 lots with 30' easement and waive fire hydrants. Richard Johnson, 280 South Roscoe, requested approval of this application. Upon motion by Waldron, seconded by Herold, carried 5/0, to deny SW-89-016. Waldron made a motion to waive the 12 month time limit, if applicable, enabling the applicants to return to the BCC when the issues are worked out. Motion was seconded by Herold, carried 5/0, to waive the 12 month time limit, if applicable, enabling the applicants to return to the BCC when the issues are worked out.

(11/28/89 - 7 - 2.2569)

Final Plat approval, Sea Island Country Club Unit No. 11 at Sawgrass, Resolution No. 89-270. Sharon Parks, 3301 Independence Square, Jacksonville, requested approval. Sisco reported that the construction bond is waived and the warranty bond is waived. Upon motion by Waldron, seconded by Brubaker, carried 5/0, to approve Resolution No. 89-270.

RESOLUTION NO. 89-270

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

(11/28/89 - 7 - 2.2708)

Final Plat approval, Pool Villas Unit #3, Fairfield at Ponte Vedra, Resolution No. 89-271. Dan Chriss, 9440 U.S. 1 requested approval of this application. Sisco reported there is a resolution with the construction bond set in the amount of \$317,398 and the warranty bond is \$0. Upon motion by Brubaker, seconded by Waldron, carried 5/0, to approve Resolution No. 89-271.

RESOLUTION NO. 89-271

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

(11/28/89 - 7 - 2.2889)

At this juncture, Allen Powers, Property Appraiser appeared before the Commission and reported on the agreement entered into by the Tax Collector, Property Appraiser and the BCC as broached in section (-6-2.1996) of these minutes. Powers stated that during the week before Thanksgiving he spent in Tallahassee talking to some of the tax collectors' lobbyists and attorneys and they are going to implement serious changes to the uniform method of collection. Further, Powers stated that the tax collectors' lobbyists and attorneys are very adamant on a particular point which is in direct conflict with property appraisers. Powers requested that the BCC draft a letter to the tax collectors association recommending that they leave the law alone for one year at least. Powers responded that the contract, as it is written now, he has no problem with so long as the law remains the same as it is; however, if the law is changed, then there are serious problems with the property appraiser. Additionally, Powers reported that he will take his copy of the agreement between the Tax Collector, the BCC and himself to David Conn, immediately, asking him if inserts can be worded into the agreement in such a way that if the 1990 Legislature changes the law, he would only be responsible for one year. Herold asked Powers for an explanation of why he would have a problem with the uniform method of collection and Powers replied that the intent is to have the property appraiser include in his notice of proposed taxes the non-ad valorem assessments which has absolutely nothing to do with his office; it's a function of this Board or any other taxing authority that wish to go to uniform collection. Consequently, the citizens aren't blaming the taxing authorities, but the property appraiser. If the non-ad valorem assessment is put on the Trim Bill, he will get the blame for this as well. Powers stated he will have his contract, with revisions, to the BCC tomorrow (11/29).

(11/28/89 - 7 - 2.3417)

Hearing on R-PUD-89-048/The Fountains of St. Augustine Inc., rezoning from OR and RS-3 to PUD to develop single-family/golf course community located on SR-#16, south side, in area of Inspection Station Road and Four Mile Road, Ordinance No. 89-56. Proof of publication of notice of hearing on R-PUD-89-048 was received, having been published in The St. Augustine Record on October 27, 1989; upon motion by Brubaker, seconded by Bailey, carried 5/0, was ordered filed. Dick Prosser, Prosser, Hallock and Kristoff, representing Underwood Development requested approval of this application. Prosser displayed sketches and gave a synopsis of the application. Discussion followed. Joe Stephenson, 1101 No. Ponce de Leon Blvd, representative from the Florida Department of Transportation, reported on traffic signalization at Inspection Station Road. A revised modification of Section 9 regarding the traffic impact study was submitted and agreed to by both Prosser and the BCC. Further, a revised modification of Section 10 regarding the