

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

NAME OF APPLICANT

APPLICATION NUMBER

Pete Castiglione
% Marge Nichols
4275 US 1 North
St. Augustine, Fl 32085

E-91-083

DECISION OF
COUNTY COMMISSION

GRANTED

GRANTED WITH
CONDITIONS

DENIED

CONDITIONS:

The request is for an exception in an RS-3 zoning district to allow the placement of a 2nd dwelling on 5 acres of land. The Planning & Zoning Agency recommended denial of the request, but found no conflict with the Comprehensive Plan.

During the hearing before the Board of County Commissioners, the applicant changed his request, asking the Board to allow him to replace a grandfathered mobile home with another mobile home. The applicant abandoned his request for a second dwelling on the parcel. The Board granted the amended request to allow replacement of the existing grandfathered mobile home.

*See Attached

DATE OF COMMISSION ACTION: March 10, 1992

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)

Herold referred to a problem at the fairgrounds concerning two ovens, exhaust fans, canopies, and other hardware that in moving has almost disintegrated. Herold relayed his talk with Klipstine and the need for funds to refurbish the hardware. He indicated he had talked to Meiszer about a request for \$20,000 and asked Meiszer for his comment. Meiszer suggested to transfer funds from some of the other accounts. **Motion by Herold, seconded by Bailey, carried 7/0, to direct staff to be creative to generate up \$20,000 to support this issue.**

Roberts proposed to have signs erected at the entrances to St. Johns County, one sign at US1, one at A1A, one at SR 16 and at the Julington Creek area, the signs should read, Welcome to St. Johns County Home of PGA Tour and ATP Tour. Roberts asked if the signs could be ready before The Players Championship on March 23, or as soon as possible. Markel suggested that a resolution be passed welcoming the professional golfers to St. Johns County; the Board agreed it was an excellent idea. Brinkhoff asked Sisco to prepare a resolution. Bailey asked for a sign to be erected at the southern entry to the county. Roberts asked staff how much a sign would cost. Meiszer responded it would depend on the size, the number of colors and the design of it, which makes it hard to put a price on it. **Motion by Roberts, seconded by Floyd, carried 7/0, to direct staff to formulate the proper wording with the Chamber of Commerce in having the installation of 4 signs in proper locations, that would be most visible as visitors enter St. Johns County for the Players Championship.**

Roberts referred to the public hearing on the proposed Nudity Ordinance. He relayed his talk with Sisco in regards to using mannequins wearing bathing suits, and added the 4-H Home Economics would design the bathing suits. Sisco reported that he was still working with some of the definitions and ask Roberts for his help. They both agree that 3 mannequins would be enough.

Maguire directed attention to the short list on the Courthouse architects which are to come back and make a presentation. Maguire explained that there was a format that needed to be used to make sure that it is within the law. Brinkhoff directed Meiszer to work out the arrangement, and a date. **Motion by Maguire, seconded by Herold, carried 7/0, that the Board of County Commissioners interview each of the four short listed companies for the downtown courthouse renovation.**

The meeting thereupon recessed and reconvened at 1:30 p.m. with Brinkhoff, Herold, Roberts, Bailey, Floyd, Balsavage, Maguire, Meiszer, Campbell, Mantay, Hurts and Pacetti present. Also present were Planning Coordinator Jerry Napier, St. Johns County Real Estate Agent, Stuart Craig, Growth Management Coordinator, Bobbie Zeman.

(03/10/92 - 8 - 2.3182)

12. Approval of amending resolution requesting an extension of time to provide a Construction Bond for B.A.T. of Palm Valley, Tom West, for an additional 30 days. Tom West, Palm Valley, requested an extension of 90 days. Hurst advised that there was a resolution prepared for approval, but the resolution has in it an extension of 90 days to 135 days; the wording need to be changed to 180 days rather than 135 days. Balsavage stated that there was a further correction on the first page of the Resolution, the last sentence need to be changed from 45 to 90 days. **Motion by Herold, seconded by Roberts, carried 7/0, to approve Resolution No. 92-49, with the additional changes for extending the date to 180 days rather than 135 days, and in the first page of the resolution from 45 to 90 days.**

RESOLUTION NO. 92-49

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA AMENDING RESOLUTION NO. 91-200 BY EXTENDING THE DATE OF RECORDATION.

(03/10/92 - 8 - 2.3361)

13. E-91-083 Peter Castiglione located at 352 Cape Avenue, off S.R. 16, request for placement of second mobile home on recorded lot(s). PZA recommended denial, vote 5-3. Proof of publication of the notice of public hearing on the proposed request was received, having been published in the St. Augustine Record on January 30, 1992. Marge Nichols, 4275 U.S. 1 North, St. Augustine, representing Mr. Castiglione, asked for a reversal of the denial by the Planning and Zoning Department. A lengthy discussion followed concerning the application which asked for the placement of a second mobile home, not the

replacement of the currently "grandfathered" mobile home. Hurst advised to have the applicant amend the application for an exception to read for the replacement of a grandfathered mobile home instead of a placement of a second mobile home. **Motion by Roberts, seconded by Floyd, carried 7/0, to approve to grant the request for replacement of the existing mobile home on the recorded lots.**

(03/10/92 - 9 - 3.0190)

14. TUP-92-003 Albertson's S.R. 312, request is for outside plant sales from March 13 to June 30, 1992. PZA recommended approval. Proof of publication of the notice of public hearing on the proposed request was received, having been published in the St. Augustine Record on March 5, 1992. Cindy Kowlowsky, 200 SR 312, St. Augustine, requested a temporary permit for outside plant sales from March 13 to June 30, 1992. **Motion by Roberts, seconded by Herold, carried 7/0, to approve TUP-92-003.**

Maguire questioned a sidewalk sale going on at the Publix on the Island, and inquired if they had a TUP or if they needed one. Herold explained that Publix has a TUP permit to cover the entire year. Roberts reminded the Board that this was one of the recommendations from his committee, to grant P&Z the authority to hear TUPs without having to come to the Board.

(03/10/92 - 9 - 3.0282)

Tabled from morning session.

Item #12 - Consent Agenda. Authorization to proceed with engineering and certification for Soil Screening and Soil Removal at the St. Johns County Public Works Facility. Campbell stated that the question on Item #12 was what affect it would have if the awarding of the contract was delayed, and the County went out on an outside bid. Campbell stated it could mean delaying the soil removal until someone else was hired and gets familiar with all the documents, and estimated that it could take approximately 8 weeks to get a new firm. Discussion followed. **Motion by Bailey, seconded by Roberts, carried 6/0, with Balsavage dissenting to approve authorization to proceed with engineering and certification for Soil Screening and Soil Removal at the Public Works Facility.**

(03/10/92 - 9 - 3.0352)

Item #11 - Commissioners Reports continued:

Bailey commented on the bathing suit issue; felt drawings or photographs would be enough without having mannequins, which would need to be stored.

Disclosed there was trash still being thrown out in her area. Staff is going to check out the problem.

Bailey informed the Board of a meeting at the Agricultural Center at 9:30 a.m. on April 17, 1992 concerning eco-tourism and the rural areas; felt it would be beneficial to the commissioners if they attended.

Bailey relayed her talk with Napier concerning dock problems on a river lot been subdivided.

(03/10/92 - 9 - 3.0585)

Maguire reported on the status of the Beach Driving Committee. The committee met to discuss turtle nesting and the driving ban that was requested by Tallahassee. Maguire stated the State has requested the County do something about the turtle nesting driving ban at night time; reported that his committee made the recommendation to ask the Board's permission to take this to Sisco for the creation of an ordinance, that there be a turtle nesting nighttime driving ban from June 1st to September 1st of every year, that it would start at 11p.m. every night and go to 5a.m. every morning, that the 30 days preceding June 1st and the 30 days following September 1st would be a turtle alert status time. Maguire requested permission to have Sisco draft an ordinance. Brinkhoff emphasized the need for a workshop. Roberts urged the Board that the Public Hearing should be held at night. Discussion followed.

Maguire reported on Roads & Drainage and commented on Cliff Gandys memo in regards to Storm Water Management.

Maguire briefed the Board on his trip to Washington; reported on his meeting with Senator Connie Mack and Congressman Craig James and relayed the message from the citizens St. Johns County; 1) no new taxes, 2) reduce federal deficit, and 3) reduce the size of government regulations on the people.