

**MINUTES OF MEETING  
BOARD OF COUNTY COMMISSIONERS  
ST. JOHNS COUNTY, FLORIDA  
OCTOBER 2, 2012  
9:00 A.M.**

Proceedings of a regular meeting of the Board of County Commissioners of St. Johns County, Florida, held in the auditorium at the County Administration Building, 500 San Sebastian View, St. Augustine, Florida.

Present: J. Ken Bryan, District 5, Chair  
Jay Morris, District 4, Vice Chair  
Cyndi Stevenson, District 1  
Ron Sanchez, District 2  
Michael Wanchick, County Administrator  
Patrick McCormack, County Attorney  
Sindy Wiseman, Deputy Clerk

(10/02/12 - 1 - 9:00 a.m.)  
CALL TO ORDER

Bryan called the meeting to order.

(10/02/12 - 1 - 9:00 a.m.)  
ROLL CALL

The clerk called the roll, and all members were present.

(10/02/12 - 1 - 9:00 a.m.)  
INVOCATION

Kelly Kemp, SJSO, gave the invocation.

(10/02/12 - 1 - 9:00 a.m.)  
PLEDGE OF ALLEGIANCE

Morris led the pledge of allegiance.

(10/02/12 - 1 - 9:00 a.m.)  
PROCLAMATION DECLARING OCTOBER 2012, AS DOMESTIC VIOLENCE  
AWARENESS MONTH

Joyce Mahr, Director of the Betty Griffin House, was present.

Stevenson presented the Domestic Violence proclamation to Mahr of the Betty Griffin House. She commended the Betty Griffin House for providing the safety and security to the people in need. Mahr thanked the board for the proclamation. She said in the past four years there had been a 42% increase in the amount of people they served.

(10/02/12 - 1 - 9:08 a.m.)  
PROCLAMATION DECLARING OCTOBER 7-13, 2012, AS NATIONAL 4-H WEEK

Cady Smith, Youth 4-H, County Council President; Cindy Grotz, 4-H Secretary; Geralyn Sachs, 4-H Extension Agent; and 4-H members and their parents, were present.

Sanchez presented the 4-H proclamation to the 4-H staff. Cady Smith, Youth 4-H president thanked the board for the proclamation and invited everyone to the annual Home and Garden Show.

(10/02/12 - 2 - 9:14 a.m.)

PROCLAMATION DECLARING, OCTOBER 2012, AS NATIONAL ARTS AND HUMANITIES MONTH

This proclamation was added to agenda. Bryan identified the artist of the paintings that were hung in the atrium to be Ann McGlade. He acknowledged the young ladies that performed before the meeting. Bryan presented the proclamation to Tommy Bledsoe. Bledsoe introduced the people that stood with him to accept the proclamation. He thanked the board and audience for coming out to admire the performances.

(10/02/12 - 2 - 9:22 a.m.)

PROCLAMATION DECLARING OCTOBER 25-27, 2012, AS ST. JOHNS COUNTY "CARES ENOUGH TO WEAR PINK DAYS"

Michael Meacham, President and Michael Maietta, Vice President of the Guardians of the Ribbons of St. Johns County, were present.

Bryan introduced Michael Meacham, President and Michael Maietta, Vic President Guardians of the Ribbons of St. Johns County. A short video was shown. Bryan stated that both he and Morris' wives are breast cancer survivors. He thanked Guardians of the Ribbons for what they did. Bryan presented the proclamation for Cares Enough to Wear Pink Days to Meacham and Maietta.

(9:37 a.m.) **Motion by Stevenson, seconded by Sanchez, carried 4/0, to accept the proclamations, as submitted.**

(10/02/12 - 2 - 9:37 a.m.)

DELETIONS TO CONSENT AGENDA

There were none.

(10/02/12 - 2 - 9:38 a.m.)

APPROVAL OF CONSENT AGENDA

**Motion by Sanchez, seconded by Bryan, carried 4/0, to approve the Consent Agenda, as submitted.**

1. Approval of the Cash Requirement Report
2. Minutes:
  - 08/21/12 - Regular BCC Meeting
  - 08/21/12 - Special BCC Meeting
3. Motion to adopt **Resolution No. 2012-278** approving the terms and conditions of a conservation easement required for an upland buffer that surrounds the Northwest Wastewater Treatment Plant and authorizing the Board Chair to execute the conservation easement on behalf of the County

**RESOLUTION NO. 2012-278**

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND CONDITIONS OF A CONSERVATION EASEMENT REQUIRED FOR AN UPLAND BUFFER THAT SURROUNDS A PORTION OF THE NORTHWEST WASTEWATER TREATMENT PLANT AND AUTHORIZING THE BOARD CHAIR TO EXECUTE THE CONSERVATION EASEMENT ON BEHALF OF THE COUNTY**

4. Motion to adopt **Resolution No. 2012-279** accepting a Grant of Easement for Drainage and an existing sidewalk on the corner of Corona Road and Ponte Vedra Boulevard

**RESOLUTION NO. 2012-279**

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A DRAINAGE EASEMENT FOR INSTALLATION OF A DRAINAGE PIPE AND AN EXISTING SIDEWALK AT THE CORNER OF CORONA ROAD AND PONTE VEDRA BOULEVARD**

5. Motion to adopt **Resolution No. 2012-280** accepting a Bill of Sale and Schedule of Values conveying all personal property associated with the water lines within Oakbrook Subdivision, Phase 6C, off Kings Estate Road

**RESOLUTION NO. 2012-280**

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A BILL OF SALE AND SCHEDULE OF VALUES CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH THE WATER LINE WITHIN OAKBROOK SUBDIVISION ,PHASE 6C ,LOCATED OFF KINGS ESTATE ROAD**

6. Motion to adopt **Resolution No. 2012-281** accepting a Bill of Sale and Schedule of Values conveying all personal property associated with the water line to serve the Parish Community Center at Palmer Catholic Academy on Palm Valley Road

**RESOLUTION NO. 2012-281**

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ACCEPTING A BILL OF SALE AND SCHEDULE OF VALUES CONVEYING ALL PERSONAL PROPERTY ASSOCIATED WITH THE WATER LINE TO SERVE THE PARISH COMMUNITY CENTER AT PALMER CATHOLIC ACADEMY ON PALM VALLEY ROAD**

7. Motion to adopt **Resolution No. 2012-282** approving the final plat for Lakeside Town Center Phase 1

**RESOLUTION NO. 2012-282**

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING A PLAT FOR LAKESIDE TOWN CENTER, PHASE 1**

8. Motion to approve Proportionate Fair Share Agreement (PFS AGREE 2011-01 Obie & Tuck, LLC. - Sullivan) and authorize the County Administrator to execute the Proportionate Fair Share Agreement, finding that the proposed agreement is consistent with Section 11.09 of the Land Development Code
9. Motion to adopt **Resolution No. 2012-283** approving the terms, provisions, conditions, and requirements of an Interlocal Agreement allowing for the operation and maintenance of a Regional Traffic Management Systems communication system; and authorizing the County Administrator, or designee, to execute the Interlocal Agreement between St. Johns County and the City of St. Augustine, along with any supplemental documentation, on behalf of the County

**RESOLUTION NO. 2012-283**

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS AND CONDITIONS OF AN AGREEMENT BY AND BETWEEN THE CITY OF ST. AUGUSTINE AND ST. JOHNS COUNTY, FLORIDA, REGARDING THE REGIONAL TRAFFIC MANAGEMENT SYSTEMS; PROVIDING FOR THE EFFECT OF RECITALS; AUTHORIZING THE COUNTY ADMINISTRATOR OR DESIGNEE TO EXECUTE THE AGREEMENT AND SUPPLEMENTAL DOCUMENTATION; PROVIDING FOR CORRECTION OF ERRORS; AND PROVIDING AN EFFECTIVE DATE**

10. Motion to adopt **Resolution No. 2012-284** authorizing the County Administrator, or designee, to execute a contract on behalf of the County with the State of Florida in the amount of \$230,833 for the State's share and \$76,944 for the County's share to fund the US 1 & Health Park Blvd. Signal Replacement project. The State of Florida's Division of Emergency Management has informed St. Johns County that the Federal Emergency Management Agency (FEMA) has approved the obligation of Hazard Mitigation Grant Program funds for the U.S. 1 and Health Park Blvd intersection strain pole replacement project

**RESOLUTION NO. 2012-284**

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE A FEDERALLY-FUNDED SUBGRANT AGREEMENT ON BEHALF OF THE COUNTY WITH THE STATE OF FLORIDA, DIVISION OF EMERGENCY MANAGEMENT, RELATING TO THE US 1 AND HEALTH PARK BOULEVARD SIGNAL REPLACEMENT PROJECT AND INDICATING THE STATE'S REIMBURSEMENT TO THE COUNTY IN THE**

**AMOUNT OF \$230,833 TO COVER THE STATE'S  
AGREED TO SHARE OF THAT PROJECT**

11. Motion to adopt **Resolution No. 2012-285** authorizing the County Administrator, or designee, to submit an application seeking funding assistance through the Florida Department of Environmental Protection to extend the St. Johns County Household Hazardous Waste Program to certain under-served areas of the County. The Grant award would be \$50,000 with no match required by the County

**RESOLUTION NO. 2012-285**

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO SUBMIT AN APPLICATION SEEKING FUNDING ASSISTANCE THROUGH THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION TO EXTEND THE ST. JOHNS COUNTY HOUSEHOLD HAZARDOUS WASTE PROGRAM TO CERTAIN UNDER-SERVED AREAS OF THE COUNTY**

12. Motion to approve the extension of the 2012 Tax Roll prior to the completion and adjustments of the Property Value Adjustment Board Hearings
13. Motion to approve a transfer from LETF Reserves (1194-59920) in the amount of \$10,000 to LETF - Aid to Private Organizations (1194-58200) to support the new Florida Sheriff's Association Law Enforcement Academy Scholarship
14. Motion to approve the new "Budget Policy and Procedure" entitled "Internal Control Procedures for the Monitoring of Tax-Advantaged Bonds" as part of the St. Johns County Administrative Code
15. Motion to adopt **Resolution No. 2012-286** approving the execution of the 2011 State Homeland Security Grant Program, CFA 97.067, Subrecipient Agreement for Expenditure of Local Government Unit Funding for Florida, a grant to be utilized by St. Johns County Fire Services

**RESOLUTION NO. 2012-286**

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS, CONDITIONS, AND REQUIREMENTS OF AN SUBRECIPIENT AGREEMENT TO RECEIVE FUNDING THROUGH THE DEPARTMENT OF FINANCIAL SERVICES FEDERAL 2011 STATE HOMELAND SECURITY GRANT PROGRAM TO BE EXPENDED BY FIRE SERVICES WITHIN FISCAL YEAR 2013; AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE AGREEMENT ON BEHALF OF THE COUNTY**

16. Motion to adopt **Resolution No. 2012-287**, accepting a Florida Department of Health EMS Trust Fund grant in the amount of \$16,300 to be utilized by St. Johns County EMS. The purpose of the Grant is to improve and expand pre-hospital EMS. There is no match required for this grant

**RESOLUTION NO. 2012-287**

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE CONDITIONS AND REQUIREMENTS OF THE FLORIDA DEPARTMENT OF HEALTH EMERGENCY MEDICAL SERVICES TRUST FUND GRANT PROGRAM, AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO EXECUTE THE APPLICATION IN ORDER TO RECEIVE FUNDING TO BE EXPENDED BY ST. JOHNS COUNTY EMS WITHIN FISCAL YEAR 2013**

17. Motion to declare a 2006 Chevy Tahoe (CV# 606) as surplus for the St. Johns County Sheriff's Office and authorize the County Administrator, or his designee, to donate same to the St. Johns County Beach Services Department
18. Motion to adopt **Resolution No. 2012-288**, authorizing the County Administrator, or his designee, to award contracts for Bid# 12-66 Annual Asphalt Maintenance Services, to six (6) responding bidders: Asphalt Paving Systems, Duval Asphalt, Hubbard Construction Co., North Florida Emulsions, Inc., Oldcastle Southern Group d/b/a APAC - Southeast, Inc., and P&S Paving, Inc.

**RESOLUTION NO. 2012-288**

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE, TO AWARD BID NO. 12-66 AND TO EXECUTE AGREEMENTS FOR ANNUAL ASPHALT MAINTENANCE SERVICES**

19. Motion to adopt **Resolution No. 2012-289**, approving the terms, conditions, and requirements of the agreement between St. Johns County, Florida, and the University of South Florida Board of Trustees and authorizing the County Administrator, or designee, to execute the agreement that USF will offer pre-service training, certification services, and continual child welfare staff development to St. Johns County at a cost of \$19,537.00 for one year

**RESOLUTION NO. 2012-289**

**A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE TERMS, PROVISIONS, CONDITIONS, AND REQUIREMENTS OF AN AGREEMENT BETWEEN ST. JOHNS COUNTY, FLORIDA, AND THE UNIVERSITY OF SOUTH FLORIDA BOARD OF TRUSTEES, A PUBLIC BODY CORPORATE AND AUTHORIZING THE COUNTY ADMINISTRATOR, OR DESIGNEE TO EXECUTE THE AGREEMENT ON BEHALF OF THE COUNTY**

(10/02/12 - 6 - 9:38 a.m.)  
PUBLIC COMMENT

Marie Colee, 4517 De Leon Pl, spoke about domestic violence. She announced the vigil to be held October 4<sup>th</sup> at 7 p.m. at the Plaza De Constitution. She invited the county to

join the survivors in celebration. She requested the continued support for the Betty Griffin House.

(9:42 a.m.) William Jones, 128 Cedar Ridge, spoke about comments made at the BCC meeting last month regarding non-profit organizations and the use of public facilities to make money. He thanked Stevenson for asking questions about the comments made. He submitted a detailed response to the questions by Stevenson. (*Exhibit A*) Bryan stated that he was the liaison Mr. Jones was referring to. He clarified that none of the comments made were about a particular organization but those that use county facilities. He stated that they did what they were supposed to do to be in compliance with the law.

(10/02/12 - 7 - 9:44 a.m.)

ADDITIONS/DELETIONS TO REGULAR AGENDA

McCormack pulled Item 4 at the request of the Sheriff's Office.

(10/02/12 - 7 - 9:45 a.m.)

APPROVAL OF REGULAR AGENDA

**Motion by Sanchez, seconded by Morris, carried 4/0, to approve the Regular Agenda, as amended.**

(10/02/12 - 7 - 9:45 a.m.)

1. SALES TAX REVENUE REFUNDING BOND, SERIES 2012A AND SERIES 2012B. THE RESOLUTION: (A) AUTHORIZES THE ISSUANCE OF NOT EXCEEDING \$40,000,000 SALES TAX REVENUE REFUNDING BONDS, SERIES 2012A AND NOT EXCEEDING \$7,000,000 SALES TAX REVENUE REFUNDING BONDS, SERIES 2012B (THE "BONDS"), TO REFUND ALL OR A PORTION OF THE COUNTY'S OUTSTANDING SALES TAX REVENUE BONDS, SERIES 2004A AND SERIES 2004B, IN ORDER TO ACHIEVE DEBT SERVICE SAVINGS, AND THE PLEDGE OF THE PROCEEDS OF THE LOCAL GOVERNMENT HALF-CENT SALES TAX ALLOCATED TO THE COUNTY TO SECURE PAYMENT OF THE BONDS UNDER THE PROVISIONS OF COUNTY RESOLUTION NO. 86-132, AS AMENDED AND SUPPLEMENTED, (B) DELEGATES AUTHORITY TO THE CHAIRMAN AND/OR COUNTY ADMINISTRATOR TO DETERMINE, UPON THE ADVICE OF THE COUNTY'S FINANCIAL ADVISOR, WHETHER TO UTILIZE BOND INSURANCE AND/OR RESERVE ACCOUNT INSURANCE FROM ASSURED GUARANTY MUNICIPAL CORP. TO FURTHER SECURE THE BONDS, AND (C) APPROVES EXHIBITS A-I THAT ARE ATTACHED TO THE RESOLUTION

McCormack spoke about the refunding bonds. He introduced Jay Glover, Public Financial Management, and other individuals that participated in the process. He explained the process of refunding bonds. Glover gave the presentation. (*Exhibit A*) He explained the parameters that must take place and the savings this would cause. He said Moody's Investor Service gave St. Johns County a AA1 rating. He mentioned the underwriters, Bank of America and Merrill Lynch would not be able to serve as co-manager on this transaction and would withdraw. McCormack asked Glover his opinion on how using just one underwriter would affect the rates. Glover stated that R. B. C. has served as a sole manager on transactions this size before; stated that there should be no negative affect. Stevenson said she received questions all the time and thanked Glover for the report. Sanchez reiterated that this was not a new bond; this process was solely to get a better interest rate; said they were simply refinancing the bond. Morris concurred and said they were doing a good job. Steve Miller commented on the interlocal agreement with the Vilano Beach CRA. McCormack amended the resolution to remove Merrill Lynch from the resolution.

(9:59 a.m.) Motion by Morris, seconded by Sanchez, carried 4/0, to adopt Resolution No. 2012- 290, as amended authorizing R. B. C. Capital Markets as sole manager of the transaction of the issuance of the County's Sales Tax Revenue Refunding Bonds, Series 2012A, in an aggregate principal amount not exceeding \$40,000,000, and Sales Tax Revenue Refunding Bonds, Series 2012B, in an aggregate principal amount not exceeding \$7,000,000.

**RESOLUTION NO. 2012-290**

A RESOLUTION SUPPLEMENTING RESOLUTION NO. 86-132 ADOPTED BY THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, ON SEPTEMBER 30, 1986, AS PREVIOUSLY AMENDED AND SUPPLEMENTED, WHICH RESOLUTION NO. 86-132, AUTHORIZES, AMONG OTHER THINGS, THE ISSUANCE FROM TIME TO TIME OF REVENUE BONDS SECURED BY AND PAYABLE FROM THE PROCEEDS OF THE LOCAL GOVERNMENT HALF-CENT SALES TAX; AUTHORIZING THE ISSUANCE BY THE COUNTY OF NOT EXCEEDING \$40,000,000 AGGREGATE PRINCIPAL AMOUNT OF SALES TAX REVENUE REFUNDING BONDS, SERIES 2012A, AND NOT EXCEEDING \$7,000,000 AGGREGATE PRINCIPAL AMOUNT OF SALES TAX REVENUE REFUNDING BONDS, SERIES 2012B, THE PROCEEDS OF WHICH WILL BE USED TO REFUND ALL OR A PORTION OF THE COUNTY'S OUTSTANDING SALES TAX REVENUE BONDS, SERIES 2004A AND SERIES 2004B; MAKING CERTAIN COVENANTS AND AGREEMENTS IN CONNECTION WITH THE ISSUANCE OF SAID SERIES 2012 BONDS; AUTHORIZING A NEGOTIATED SALE OF THE SERIES 2012 BONDS; DELEGATING CERTAIN AUTHORITY TO THE CHAIRMAN, OR THE COUNTY ADMINISTRATOR FOR THE AUTHORIZATION, EXECUTION AND DELIVERY OF A BOND PURCHASE AGREEMENT WITH RESPECT THERETO, AND THE APPROVAL OF THE TERMS AND DETAILS OF SAID SERIES 2012 BONDS; APPOINTING THE REGISTRAR FOR SAID SERIES 2012 BONDS AND THE EXECUTION AND DELIVERY OF A REGISTRAR AND PAYING AGENT AGREEMENT; AUTHORIZING THE DISTRIBUTION OF A PRELIMINARY OFFICIAL STATEMENT AND EXECUTION AND DELIVERY OF AN OFFICIAL STATEMENT WITH RESPECT THERETO; ESTABLISHING A BOOK-ENTRY SYSTEM OF REGISTRATION FOR THE SERIES 2012 BONDS; APPOINTING AN ESCROW AGENT AND AUTHORIZING THE EXECUTION AND DELIVERY OF AN ESCROW DEPOSIT AGREEMENT; AUTHORIZING THE EXECUTION AND DELIVERY OF A CONTINUING DISCLOSURE CERTIFICATE; AUTHORIZING THE EXECUTION AND DELIVERY OF A FOURTH INTERLOCAL REIMBURSEMENT AGREEMENT BETWEEN THE COUNTY AND THE ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY; DELEGATING AUTHORITY TO THE CHAIRMAN OR THE COUNTY ADMINISTRATOR, TO DETERMINE CERTAIN MATTERS WITH RESPECT TO SAID SERIES



**2012 BONDS INCLUDING WHETHER TO UTILIZE MUNICIPAL BOND INSURANCE FOR ANY OF THE SERIES 2012 BONDS, AND WHETHER TO FUND THE RESERVE ACCOUNT WITH A DEBT SERVICE RESERVE ACCOUNT INSURANCE POLICY; AND PROVIDING AN EFFECTIVE DATE**

The BCC Meeting recessed at 10:03 a.m., and the Vilano CRA meeting convened at 10:08 a.m.

(10/02/12 - 9 -10:01 a.m.)

2. ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY RESOLUTION/VILANO BEACH 2004 REDEVELOPMENT PROJECT REFINANCING. THE RESOLUTION OF THE ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY AUTHORIZES THE EXECUTION AND DELIVERY OF A FOURTH INTERLOCAL REIMBURSEMENT AGREEMENT (THE "INTERLOCAL AGREEMENT") WITH ST. JOHNS COUNTY IN CONNECTION WITH THE ISSUANCE BY THE COUNTY OF ITS SALES TAX REVENUE REFUNDING BONDS, SERIES 2012B (THE "SERIES 2012B BONDS"), TO REFINANCE THE COST OF THE 2004 VILANO BEACH REDEVELOPMENT PROJECT FINANCED WITH THE PROCEEDS OF ST. JOHNS COUNTY'S SALES TAX REVENUE BONDS, SERIES 2004B. TO INDUCE THE COUNTY TO ISSUE THE SERIES 2012B BONDS, IT IS NECESSARY FOR THE AGENCY TO AGREE TO REIMBURSE THE COUNTY FOR THE DEBT SERVICE ON THE SERIES 2012B BONDS AND PAY THE COUNTY OTHER RELATED AMOUNTS FROM TAX INCREMENT REVENUES IN THE VILANO BEACH COMMUNITY REDEVELOPMENT AREA ACCOUNT IN THE ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT TRUST FUND, ALL IN THE MANNER AND TO THE EXTENT DESCRIBED IN THE INTERLOCAL AGREEMENT

Proof of publication of the notice of public hearing on Vilano CRA 2004 Redevelopment Project Refinancing, was received, having been published in *The St. Augustine Record* on September 21, 2012.

McCormack gave the presentation. He spoke about what the refinancing of the bonds meant and the interlocal agreement with the Vilano Beach CRA. He stated there would be no cost to property owners or the CRA. Stevenson said she appreciated the clarification. She stated that Vilano Beach pays the same millage rate as everyone else. She said the savings would be \$130,000 a year with no extension of the maturity date.

Vivian Browning, 115 Vilano Rd, said that these bonds paid for infrastructure, drainage, water and sewer connections and on-street parking; said they brought Publix to Vilano Beach; pointed out the community saw this as a debt and intend to develop the community in a way to pay it off on time. She reinforced the commitment. She stated the old Fiddlers Green was a low spot, so if there was any money to make that civic place for the community, it would enhance the income for the CRA. She said once the bonds were paid off, all the increase would go back into the community as ad valorem general tax base for all of St. Johns County.

(10:07 a.m.) **Motion by Bryan, seconded by Sanchez, carried 4/0, to adopt CRA Resolution No. 2012-1, of the St. Johns County Redevelopment Agency authorizing a Vilano Beach fourth interlocal reimbursement agreement with St. Johns County in connection with the issuance of the County's Sales Tax Revenue Refunding Bonds, Series 2012B.**

**CRA RESOLUTION NO. 2012-1**

**A RESOLUTION OF ST. JOHNS COUNTY COMMUNITY REDEVELOPMENT AGENCY AUTHORIZING THE EXECUTION AND DELIVERY OF A FOURTH INTERLOCAL REIMBURSEMENT AGREEMENT WITH ST. JOHNS COUNTY, FLORIDA; AND PROVIDING AN EFFECTIVE**

(10:08 a.m.) The CRA adjourned, and the BCC meeting resumed.

(10/02/12 - 10 - 10:08 a.m.)

3. CONSIDER A RESOLUTION TO APPROVE THE ISSUANCE OF TAX-EXEMPT OBLIGATIONS (PROFESSIONAL GOLF HALL OF FAME PROJECT) BY THE ST. JOHNS COUNTY IDA IN AN AGGREGATE AMOUNT NOT TO EXCEED \$26,000,000 TO REFINANCE CERTAIN LONG-TERM DEBT EVIDENCED BY BONDS OF SUCH AUTHORITY ISSUED FOR THE BENEFIT OF WORLD GOLF FOUNDATION, INC.

McCormack gave the presentation. He said this was a refinancing of some existing bonds. Stevenson reconfirmed that this was a financing that was being handled by St. Johns County's IDA and has no impact on St. Johns County's credit or credit worthiness and is no obligation to the taxpayers. McCormack confirmed this by statute, IDA resolution and the county resolution.

(10:13 a.m.) **Motion by Stevenson, seconded by Sanchez, carried 4/0, to adopt Resolution No. 2012-291, approving the issuance of tax-exempt obligations (Professional Golf Hall of Fame Project), by the St. Johns County IDA, in an aggregate amount not to exceed \$26,000,000 to refinance certain long-term debt evidenced, by bonds of such authority issued for the benefit of World Golf Foundation, Inc.**

**RESOLUTION NO. 2012-291**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, APPROVING THE ISSUANCE BY THE ST. JOHNS COUNTY INDUSTRIAL DEVELOPMENT AUTHORITY OF NOT EXCEEDING \$26,000,000 AGGREGATE PRINCIPAL AMOUNT REVENUE BONDS (PROFESSIONAL GOLF HALL OF FAME PROJECT), SERIES 2012A AND 2012B, TO REFINANCE BONDS ISSUED BY SUCH AUTHORITY TO FINANCE CERTAIN CAPITAL COSTS OF THE PROFESSIONAL GOLF HALL OF FAME OWNED BY WORLD GOLF FOUNDATION, INC., AND LOCATED WITHIN ST. JOHNS COUNTY; APPROVING SUCH ISSUANCE OF REVENUE BONDS PURSUANT TO CHAPTERS 125 AND 159, FLORIDA STATUTES, AS AMENDED, AND SECTION 147(f) OF THE INTERNAL REVENUE CODE OF 1986, AS AMENDED; AND PROVIDING AN EFFECTIVE DATE**

(10/02/12 - 10 - 10:14 a.m.)

4. PUBLIC HEARING - ENACTMENT OF AN ORDINANCE REPEALING ORDINANCE NO. 99-61 AND RECREATING A CAREER SERVICE ACT PERTAINING TO THE ST. JOHNS SHERIFF'S OFFICE. AN ORDINANCE OF

ST JOHNS COUNTY, FLORIDA THAT REPEALS ST JOHNS COUNTY ORDINANCE 99-61 (THE SHERIFF'S CAREER SERVICE ACT). THIS ORDINANCE IN EFFECT AMENDS ORDINANCE 99-61 BY MAKING FINDINGS; RECREATING A CAREER SERVICE ACT PERTAINING TO THE ST JOHNS COUNTY SHERIFF'S OFFICE; PROVIDING FOR THE APPLICATION OF THE ACT TO ALL SWORN AND CIVILIAN REGULAR STATUS FULL-TIME EMPLOYEES OF THE ST. JOHNS COUNTY SHERIFF'S OFFICE; PROVIDING FOR THE SUSPENSION OR DISMISSAL OF EMPLOYEES; PROVIDING FOR THE TRANSITION OF EMPLOYEES; PROVIDING FOR APPEALS OF DISCIPLINARY ACTIONS; PROVIDING FOR CAREER SERVICE APPEALS BOARDS; PROVIDING FOR APPEAL BOARD PROCEDURES; PROVIDING FOR A PROMOTIONAL POLICY; PROVIDING MINIMUM REQUIREMENTS FOR PROMOTION; PROVIDING FOR WRITTEN PROMOTIONAL TESTING; PROVIDING FOR NOTICE OF PROMOTIONAL PROCESS; PROVIDING FOR APPLICATION FOR ORAL REVIEW; PROVIDING FOR PROMOTIONAL ORAL REVIEW BOARD MEMBERSHIP SELECTION; PROVIDING FOR ORAL REVIEW BOARD; PROVIDING FOR EXECUTIVE EVALUATION MEMBER SELECTION; PROVIDING FOR EXECUTIVE EVALUATION; PROVIDING FOR A PROMOTIONAL ELIGIBILITY LIST; PROVIDING FOR NOTICE OF CIVILIAN PROMOTIONAL OPPORTUNITY; PROVIDING FOR APPLICATION FOR CIVILIAN PROMOTION; PROVIDING FOR FINAL SELECTION FOR PROMOTION; PROVIDING CONSTITUTIONALITY; PROVIDING FOR REPEAL OF ORDINANCE 99-61; AND PROVIDING AN EFFECTIVE DATE

Proof of publication of the notice of public hearing on an ordinance repealing St. Johns County Ordinance No. 99-61, The Sheriff's Career Service Act, was received, having been published in *The St. Augustine Record* on September 21, 2012.

Item four was pulled previously at the time of deletions from the Regular Agenda. See page 7.

(10/02/12 - 11 - 10:14 a.m.)

DISTRICT 1

5. PUBLIC HEARING - NOPC 2012-02 JULINGTON CREEK PLANTATION DRI - D.R. HORTON OFFICE/COMPLEX. THIS IS A REQUEST FOR A NOTICE OF PROPOSED CHANGE (NOPC) FOR THE JULINGTON CREEK PLANTATION DEVELOPMENT OF REGIONAL IMPACT (DRI): TO PROVIDE EXTENSIONS OF TIME IN THE SCHEDULE OF DEVELOPMENT AS ALLOWED BY FLORIDA STATUTORY CHANGES, TO ADD A DRI LAND USE CONVERSION TABLE TO ALLOW A LAND USE CONVERSION/EXCHANGE OF 191 MULTI-FAMILY UNITS TO 80,000 SQUARE FEET OF COMMERCIAL TO BE ALLOCATED AS OFFICE USE FOR THE D.R. HORTON REGIONAL OFFICE COMPLEX ON PARCELS 61 AND 90, TO PROVIDE AN UPDATED MAP H TO REFLECT THE REQUESTED LAND USE EXCHANGES AND PHASING TABLE TO SHOW THE REQUESTED EXTENSIONS OF TIME. THIS IS AN ECONOMIC DEVELOPMENT PROJECT FOR THE COUNTY. ON AUGUST 7, 2012, THE BOARD OF COUNTY COMMISSIONERS APPROVED EXPEDITED PERMITTING AND AN ECONOMIC INCENTIVE AGREEMENT FOR THIS PROJECT. ON SEPTEMBER 6, 2012, THE PLANNING AND ZONING AGENCY (PZA) RECOMMENDED APPROVAL, ON A VOTE OF 4-1

Proof of publication of the notice of public hearing on NOPC 2012-02, Julington Creek Plantation, was received, having been published in *The St. Augustine Record* on August 22, 2012.

Theresa Bishop, gave the presentation. (*Exhibit A*) She explained what the public hearing was for and showed some maps on the overhead. She said the conversion table needed some clarifications. She said three different people read the conversion table a little differently; therefore it needed some revision. (*Exhibit B*) She requested the new conversion table be approved in the motion. She said that one consideration was to eliminate 191 multi-family units in exchange for 80,000 square feet of office uses; also included in the proposed change was a revised map H, which designated parcel 61 and parcel 90 as commercial office; said it was to add an updated phasing table, showing the phasing and the build out date; said the property would be located next to Durbin Creek Elementary School. She stated they had talked with the school board to discuss access to the school. She said there were five Findings of Fact to support the motion for the NOPC 2012-2 and six Findings of Fact to support the motion for MAJMOD 2012-05 Horton Office. There were three letters in opposition. (*Exhibit C*) Stevenson asked when the letters were received. Bishop clarified when the letters were received. Stevenson encouraged staff to include on the letters dates so it was apparent when they were received.

10:22 a.m.) Donald Smith, 14775 Old St. Augustine Rd, representing D. R. Horton, spoke about the new job center (*Exhibit A*). He said after this approval, they would have an engineer to design the facility, which would be brought back before the board for approval. Stevenson asked about the buffering that was addressed between uses in the DRI application. Smith stated they were not in the application, however they were subject to whatever buffers the county required. He said the parcel was surrounded by wetlands and explained what was worked out. Stevenson expressed concerns about the areas where there was an interface between two uses. Wanchick clarified the buffer question. He said the normal provisions would supersede and it would be addressed.

(10:33 a.m.) Sanchez and Stevenson gave ex-parte communication. Sanchez said he attended the Planning and Zoning Agency meeting. Sanchez and Stevenson said they attended the community meeting. Stevenson said she had discussion with staff, school board representative, Jim Wheeler, Ray Spoffard and Bob Porter regarding the connection around the area. Morris stated that he attended the Planning and Zoning Agency meeting also.

(10:35 a.m.) **Motion by Stevenson, seconded by Morris, carried 4/0, to approve Resolution No. 2012-292, known as NOPC 2012-02, adopting findings of fact 1-5 to support the motion, as amended.**

#### RESOLUTION NO. 2012-292

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF ST. JOHNS COUNTY, FLORIDA, MODIFYING THE JULINGTON CREEK PLANTATION DRI RESTATED DEVELOPMENT ORDER, RESOLUTION NO. 1993-159, AS AMENDED; FINDING THE MODIFICATION DOES NOT CONSTITUTE A SUBSTANTIAL DEVIATION; AND PROVIDING FOR AN EFFECTIVE DATE**

(10/02/12 - 12 - 10:36 a.m.)

DISTRICT 1

6. PUBLIC HEARING - MAJMOD 2012-05 JULINGTON CREEK PLANTATION PUD - D.R. HORTON OFFICE/COMPLEX. THIS IS A REQUEST FOR A MAJOR MODIFICATION TO THE JULINGTON CREEK PLANTATION PLANNED UNIT DEVELOPMENT (PUD): TO PROVIDE EXTENSIONS OF TIME IN THE SCHEDULE OF DEVELOPMENT AS ALLOWED BY FLORIDA STATUTORY CHANGES; TO ADD AN UPDATED MAP H TO ADDRESS DECREASE IN MULTI-FAMILY UNITS AND DESIGNATE PARCELS 61 AND

90 AS COMMERCIAL TO BE ALLOCATED AS 80,000 SQUARE FEET OF OFFICE TO ALLOW THE DEVELOPMENT OF THE D.R. HORTON REGIONAL OFFICE/COMPLEX; AND TO ADD AN INCREMENTAL MASTER DEVELOPMENT PLAN MAP AND A TEXT PROVISION TO ADDRESS THE NORTHWEST SECTOR SCENIC EDGE BY REQUIRING A 30-FOOT SCENIC EDGE AND SPECIFIC LANDSCAPING STANDARDS. THIS IS AN ECONOMIC DEVELOPMENT PROJECT FOR THE COUNTY AND ON AUGUST 7, 2012, THE BOARD OF COUNTY COMMISSION APPROVED EXPEDITED PERMITTING AND AN ECONOMIC INCENTIVE AGREEMENT FOR THIS PROJECT. ON SEPTEMBER 6, 2012, THE PLANNING AND ZONING AGENCY (PZA) RECOMMENDED APPROVAL ON A VOTE OF 4-1

Proof of publication of the notice of public hearing on MAJMOD 2012-05, Horton Office, Julington Creek, was received, having been published in *The St. Augustine Record* on August 22, 2012.

Items 5 & 6 were presented together under item 5.

**(10:36 a.m.) Motion by Bryan, seconded by Morris, carried 4/0, to enact Ordinance No. 2012-27, known as MAJMOD 2012-05, adopting findings of fact 1-6 to support the motion, as amended.**

#### ORDINANCE NO. 2012-27

AN ORDINANCE OF THE COUNTY OF ST. JOHNS, STATE OF FLORIDA, APPROVING A MAJOR MODIFICATION TO THE JULINGTON CREEK PLANTATION PLANNED UNIT DEVELOPMENT, ORDINANCE NUMBER 1993-43, AS AMENDED, MAKING FINDINGS OF FACT; REQUIRING RECORDATION; AND PROVIDING FOR AN EFFECTIVE DATE

(10/02/12 - 13 - 10:36 a.m.)  
COMMISSIONERS' REPORTS

Commissioner Sanchez:

None

(10:37 a.m.)  
Commissioner Morris:

Morris reported that he attended the rotary club meeting; said he wrote an article that went through the cost and expense cuts the county has taken; said he highlighted 5-7 of the items and the people were in shock of the cuts. He commended the staff.

(10:38 a.m.)  
Commissioner Stevenson:

Stevenson had no report, however thanked the staff for their hard work with going through the DRI application.

(10:40a.m.)  
Commissioner Bryan:

Bryan reported the he and several other commissioners attended the ribbon cutting for 2G Cenergy. He said they were accepting applications for jobs. Bryan said he went to the TPC annual car show. Bryan addressed a document he received regarding the consistency in fees for the use of any government facility; said fees go to replace and repair the facilities.

(10/02/12 - 14 - 10:43 a.m.)

#### COUNTY ADMINISTRATOR'S REPORT

Wanchick said the Council on Aging wanted to use a classroom building in Ponte Vedra that has not been used in four or five years; said he thought it was a good idea to allow them to use the building. Bryan concurred. All commissioners agreed it would be good to put the structure to good use. (10:45 a.m.) *There was consensus from the Board to allow the use of the classroom building in Ponte Vedra by the Council on Aging.*

Wanchick relayed the request to have an employee day at Winter Wonderland. He said the date planned was December 8<sup>th</sup> for employees from 10:00 a.m. to 1:00 p.m. or a coupon to use; said it would be free for county employees. (10:47 a.m.) *There was consensus from the Board for a free employee day at Winter Wonderland.*

Wanchick mentioned placing the Condrey Study on the October 16, 2012 BCC meeting agenda.

(10/02/12 - 14 - 10:48 a.m.)

#### COUNTY ATTORNEY'S REPORT

McCormack said Item 1 had a certificate of public meeting that needed to be signed by all the Board of County Commissioners.

(10/02/12 - 14 -10:49 a.m.)

#### CLERK OF COURT'S REPORT

None

With there being no further business to come before the Board, the meeting adjourned at 10:49 a.m.

#### REPORTS:

1. St. Johns County Board of County Commissioners Check Register, Check Nos. 487211-487455, totaling \$1,322,434.40 (09/18/12)
2. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 10621-10684, totaling \$883,702.79 (09/18/12)
3. St. Johns County Board of County Commissioners Check Register, Check Nos. 487456-487457, totaling \$1,794.66 (09/18/12)
4. St. Johns County Board of County Commissioners Check Register, Check Nos. 487458-487472, totaling \$12,140.50 (09/19/12)
5. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 10685-10694, totaling \$9,674.50 (09/19/12)
6. St. Johns County Board of County Commissioners Check Register, Check Nos. 487473-487501, totaling \$68,800.14 (09/20/12)
7. St. Johns County Board of County Commissioners Check Register, Check No. 487502, totaling \$139.87 (09/21/12)
8. St. Johns County Board of County Commissioners Check Register, Check Nos. 487503-487514, totaling \$189,827.77 (09/24/12)
9. St. Johns County Board of County Commissioners Check Register, Check Nos. 487515-487704, totaling \$1,296,469.64 (09/25/12)

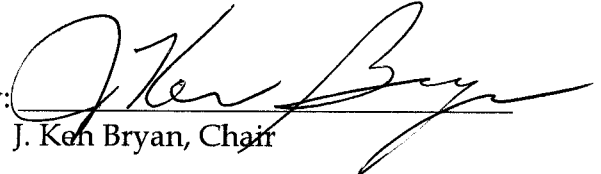
10. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 10695-10749, totaling \$2,063,418.83 (09/25/12)
11. St. Johns County Board of County Commissioners Check Register, Check Nos. 487705-487725, totaling \$33,304.93 (09/27/12)
12. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 10750-10760, totaling \$13,046.29 (09/27/12)
13. St. Johns County Board of County Commissioners Check Register, Check Nos. 487726-487796, totaling \$34,523.70 (09/27/12)
14. St. Johns County Board of County Commissioners Voucher Register, Voucher Nos. 10761-10817, totaling \$36,310 (09/27/12)
15. St. Johns County Board of County Commissioners Check Register, Check No. 487797, totaling \$6.35 (09/27/12)

CORRESPONDENCE:

1. Letter dated September 24, 2012, to Liz Cloud, Program Administrator, Department of State, filing St. Johns County Ordinance Numbers 2012-24 through 2012-26

Approved November 6, 2012

BOARD OF COUNTY COMMISSIONERS  
OF ST. JOHNS COUNTY, FLORIDA

By:   
J. Ken Bryan, Chair

ATTEST: CHERYL STRICKLAND, CLERK

By:   
Deputy Clerk

